DEPARTMENT OF CITY PLANNING

APPEAL RECOMMENDATION REPORT

City Planning Commission

Date: June 27, 2024
Time: After 8:30 a.m.*
Place: Van Nuys City Hall, Council Chamber, 2nd Floor
1441 Sylvan Street
Van Nuys, CA 91401

This meeting may be available virtually, in hybrid format. Please check the meeting agenda (available at the link below) approximately 72 hours before the meeting for additional information or contact cpc@lacity.org.

https://planning.lacity.org/about/commissions-boards-hearings

Public Hearing: Required
Appeal Status: Not further appealable.
Expiration Date: June 27, 2024
Multiple Approval: Yes

Case No.: DIR-2022-5107-TOC-SPR-VHCA-1A
CEQA No.: ENV-2022-5108-SCEA
Related Cases: N/A
Council No.: 6 – Padilla
Plan Area: Van Nuys – North Sherman Oaks
Certified NC: Van Nuys
Zone: [Q]R4-1-RIO

Applicant: Leon Benrimon, Uncommon Developers

Applicant's Representative: Olivia Joncich, Rand Paster & Nelson LLP

Appellant: Supporters Alliance for Environmental Responsibility (SAFER)

Appellant's Representative: Victoria Yundt, Lozeau Drury LLP

PROJECT LOCATION: **6728 North Sepulveda Boulevard; 6715 North Columbus Avenue**

PROPOSED PROJECT: The project involves the construction, use, and maintenance of a new six-story residential building, 66 feet in height, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households. The proposed development will contain approximately 268,770 square feet of floor area, equating to a total floor area ratio (FAR) of approximately 3.18:1. The proposed building's residential units will consist of 94 studio units, 195 one-bedroom units, 115 two-bedroom units, and one (1) three-bedroom unit. The project will provide a total of 32,866 square feet of open space consisting of private balconies, a fitness center, a recreation room, lounges, pool deck, roof terraces, and roof decks. The project will have three (3) subterranean levels that will contain a total of 556 vehicle parking stalls and will provide a total of 194 bicycle parking stalls including, 176 long-term, and 18 short-term parking stalls.

APPEAL: An appeal of the March 8, 2024, Planning Director's Determination which:

1. **Found**, based on the whole of the record, the project was analyzed in the Sustainable Communities Environmental Assessment No. ENV-2022-5108-SCEA ("SCEA") adopted by the City Council on February 28, 2024, and adopted the mitigation measures and Mitigation Monitoring Program for the project;

2. **Approved with Conditions** a 70 percent increase in density consistent with the provisions of the Transit Oriented Communities (TOC) Affordable Housing Incentive Program along with the following two (2) incentives for a Tier 3 project totaling 405 dwelling units, reserving 41 units for Extremely Low Income (ELI) Households for a period of 55 years;

    a. **Height.** To permit an increase in building height by two additional stories up to 22 additional feet;

    b. **Open Space.** To permit a maximum reduction of 25 percent in the required amount of open space;

3. **Approved with Conditions** a Site Plan Review for the construction of a new residential development resulting in a net increase of 50 or more dwelling units; and

4. **Adopted** the attached Findings and Conditions of Approval.

RECOMMENDED ACTIONS:

1) **Deny** the appeal;

2) **Find** based on the whole of the record, the project was analyzed in the Sustainable Communities Environmental Assessment No. ENV-2022-5108-SCEA ("SCEA") adopted by the City Council on February 28, 2024, and adopted the mitigation measures and Mitigation Monitoring Program for the project;

3) **Sustain** the Planning Director's Determination to conditionally approve the TOC Affordable Housing Incentive Program request to allow a 70 percent increase in density consistent with the provisions of the Transit Oriented Communities (TOC) Affordable Housing Incentive Program along with the following two (2) incentives for a Tier 3 project totaling 405 dwelling units, reserving 41 units for Extremely Low Income (ELI) Households for a period of 55 years;

    a. **Height.** To permit an increase in building height by two additional stories up to 22 additional feet;

    b. **Open Space.** To permit a maximum reduction of 25 percent in the required amount of open space;

4) **Sustain** the Planning Director's Determination to conditionally approve a Site Plan Review for the construction of a new residential development resulting in a net increase of 50 or more dwelling units; and

5) **Adopt** the Planning Director's Conditions of Approval and Findings.

VINCENT P. BERTONI, AICP
Director of Planning

Heather Bleemers
Senior City Planner

Trevor Martin
City Planner

ADVICE TO PUBLIC: *The exact time this report will be considered during the meeting is uncertain since there may be several other items on the agenda. Written communications may be mailed to the *Commission Secretariat, Room 272, City Hall, 200 North Spring Street, Los Angeles, CA 90012* (Phone No. 213-978-1300). While all written communications are given to the Commission for consideration, the initial packets are sent to the week prior to the Commission's meeting date. If you challenge these agenda items in court, you may be limited to raising only those issues you or someone else raised at the public hearing agendized herein, or in written correspondence on these matters delivered to this agency at or prior to the public hearing. As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability, and upon request, will provide reasonable accommodation to ensure equal access to these programs, services and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or other services may be provided upon request. To ensure availability of services, please make your request not later than three working days (72 hours) prior to the meeting by calling the Commission Secretariat at (213) 978-1299.

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PROJECT ANALYSIS

PROJECT BACKGROUND

The project site is a level, rectangular-shaped lot encompassing 94,918 square feet (approximately 2.18 acres) of lot area. The subject property has 165 feet of street frontage along the east side of Sepulveda Boulevard, 165 feet of street frontage along the west side of Columbus Avenue, and has a lot depth of 575 feet. The subject property is zoned [Q]R4-1-RIO and is located within the Van Nuys – North Sherman Oaks Community Plan area. The Community Plan Area Map designates the subject property for General Commercial land uses corresponding to the C1.5, C2, C4, RAS3, and RAS4 zones. The project site is located within a Transit Priority Area in the City of Los Angeles (ZI-2452), a Los Angeles State Enterprise Zone (ZI-2374), and is located within the River Improvement Overlay District (ZI-2358). The property is not located within the boundaries of or subject to any specific plan, community design overlay, or interim control ordinance. The project site is subject to Permanent Qualified "Q" Conditions, established under Ordinance No. 143,733, which require 1) that in connection with any apartment use of the R5 zoned portion of the property, the lot area per dwelling unit requirements of the R4 Zone shall determine the maximum number of dwelling units; 2) that vehicular access to Columbus Avenue be prohibited; and 3) that the landscaping setback area adjoining the Columbus Avenue be extended northerly to the north boundary of the subject property.

The applicant received a Transit Oriented Communities Referral Form dated March 31, 2022 from the Planning Department's Affordable Housing Services Section, which included a TOC tier verification and an evaluation of the project's requested Incentives. The project site is located within a Tier 3 Transit Oriented Communities Affordable Housing Incentive Area, qualified by its proximity to the intersection of a Major Transit Stop. The project site is located within one-half mile of Metro Local 165 and Metro Next Gen Rapid 234 bus lines, which qualify as a Major Transit Stop. As such, the project meets the eligibility requirements for a TOC Housing Development to be located within one-half mile of a Major Transit Stop.

The majority of the subject property is currently vacant. The project site consists of a driveway along the southerly perimeter and a surface parking lot within the easterly portion of the project site. The project site had previously been improved with a single-story senior assisted living facility. The Los Angeles Housing Department (LAHD) SB 8 Replacement Unit Determination (RUD) Letter dated April 12, 2021, determined that the subject property had been an actively licensed senior assisted living facility during the review period of August 2015 through August 2020. Therefore, the proposed housing development does not require the demolition of any prohibited housing types. Further, the affordable replacement provisions of SB 8 do not apply to this type of use ("7500 – Homes for the Aged and Others"), therefore no SB 8 replacement affordable units are required. The project proposes a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households.

Properties within the vicinity of the project site are zoned C2-1VL-RIO, [Q]R4-1-RIO, [Q]RD1.5-1-RIO, P-1VL-RIO, and PF-1XL-RIO and are designated for Neighborhood Office Commercial, General Commercial, Community Commercial, Low Medium II Residential, and Public Facilities land uses. The surrounding properties are developed with a variety of commercial, institutional, and residential uses, whose buildings range from one to three stories in height. Adjoining the project site to the north is a C2-1VL-RIO and P-1VL-RIO zoned property improved with a multi-tenant commercial corner development and surface parking lot, as well as an adult day care center (Center for Healthy Living). Abutting the project site to the east, across Columbus Avenue, is a PF-1XL-RIO zoned property that is improved with an elementary school (Columbus Elementary Avenue). Adjoining the project site to the south, is a [Q]R4-1-RIO zoned property that

is improved with a convalescent hospital Beverly Manor Convalescent Center). Abutting the project site to the west, across Sepulveda Boulevard are [Q]RD1.5-1-RIO zoned properties developed with three-story small lot homes. Abutting the project site to the northwest, across Sepulveda Boulevard, is a C2-1VL-RIO zoned property, developed commercial uses, including a locksmith, dry cleaners, restaurant, and fishing store, as well as used car dealerships.

Figure 1: *Aerial view of the subject property.*

Streets

Sepulveda Boulevard, adjoining the subject property to the west, is a designated Boulevard II, dedicated to a varying right-of-way width of 105 to 110 feet, and is improved with asphalt roadway, concrete curb, and sidewalk.

Columbus Avenue, adjoining the subject property to the east, is a Local Street - Standard, dedicated to a varying right-of-way width of 29 to 30 feet, and is improved with asphalt roadway, concrete curb, and sidewalk.

PROJECT SUMMARY

The project involves the construction, use, and maintenance of a new six-story residential building, 66 feet in height, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households (as shown in **Figure 2** below). The proposed development will contain approximately 268,770 square feet of floor area, equating to a total floor area ratio (FAR) of approximately 3.18:1. The proposed building's residential units will consist of 94 studio units, 195 one-bedroom units, 115 two-bedroom units, and one (1) three-bedroom unit. The project will provide a total of 32,866 square feet of open space consisting of private balconies, a fitness center, a recreation room, lounges, pool deck, roof terraces, and roof decks. The project will have three (3) subterranean levels that will contain a total of 556 vehicle parking stalls and will provide a total of 194 bicycle parking stalls including, 176 long-term, and 18 short-term parking stalls.

Vehicular ingress and egress to the site is provided via single driveway that extends from the southwest corner of the site from Sepulveda Boulevard to the southeast corner of the property along Columbus Avenue. The curb cut along Columbus Avenue, however, will only be used for

emergency access only, as the permanent Qualified “Q” Condition on the site prohibits vehicular traffic to Columbus Avenue. Access to project’s subterranean parking is located at the westerly portion of the driveway. The project proposes two residential lobbies: one located at the west end of the building, providing pedestrian access from Sepulveda Boulevard; and another located at the east end of the building with access from Columbus Avenue. The project will observe a westerly front yard setback of 18 feet, 7 inches along Sepulveda Boulevard, northerly side yard setback of 9 feet, a southerly side yard setback of 28 feet and an easterly rear yard setback of 18 feet along Columbus Avenue.

***Figure 2**: Rendering of the proposed project.*

APPEAL SCOPE

The appeal challenges the Director of Planning’s determination on March 8, 2024, which conditionally approved a TOC Affordable Housing Incentive Program request, pursuant to LAMC Section 12.22 A.31, and a Site Plan Review request, pursuant to LAMC Section 16.05, with a Sustainable Communities Assessment under CEQA under Case No. ENV-2022-5108-SCEA as the environmental clearance for the project. The appellant, who is not an abutting owner or tenant, is appealing the Director of Planning’s determination related to Site Plan Review only. As the case involves a project utilizing TOC, the appellate body is the City Planning Commission.

At a regular meeting held on February 20, 2024, the Planning and Land Use Management (PLUM) Committee considered a report from the Department of City Planning relative to the use of a Sustainable Communities Environmental Assessment SCEA (Case No. ENV-2022-5108-SCEA) as the environmental clearance for the project. After providing an opportunity for public comment, the PLUM Committee recommended that the City Council approve the SCEA and the Mitigation Monitoring Program. On February 28, 2024, the City Council voted to adopt the project’s SCEA. The project’s environmental case is therefore, not further appealable.

APPROVED ACTIONS

On March 8, 2024, the Director of Planning took the following actions:

1. **Found**, based on the whole of the record, the project was analyzed in the Sustainable Communities Environmental Assessment No. ENV-2022-5108-SCEA ("SCEA") adopted by the City Council on February 28, 2024, and adopted the mitigation measures and Mitigation Monitoring Program for the project;

2. **Approved with Conditions** a 70 percent increase in density consistent with the provisions of the Transit Oriented Communities (TOC) Affordable Housing Incentive Program along with the following two (2) incentives for a Tier 3 project totaling 405 dwelling units, reserving 41 units for Extremely Low Income (ELI) Households for a period of 55 years;

    a. **Height.** To permit an increase in building height by two additional stories up to 22 additional feet;

    b. **Open Space.** To permit a maximum reduction of 25 percent in the required amount of open space;

3. **Approved with Conditions** a Site Plan Review for the construction of a new residential development resulting in a net increase of 50 or more dwelling units; and

4. **Adopted** the attached Findings and Conditions of Approval.

APPEAL POINTS

On March 22, 2024, within the required 15-day appeal period, an appeal was filed by Supporters Alliance for Environmental Responsibility (SAFER), a community organization, appealing the Director of Planning's determination related to the Site Plan Review grant. The appellant contends that the City improperly approved the Site Plan Review request for the project because the project was not properly analyzed under CEQA. The appellant further alleges that the SCEA fails to adequately analyze the project's environmental impacts and fails to incorporate all feasible mitigation measures to reduce the project's impacts. The appellant does not address any specific project impacts, but states that by failing to conduct environmental review under CEQA, the City lacks substantial evidence to support the necessary findings for the Site Plan Review.

RESPONSES TO APPEAL POINTS

The appellant challenges the Director of Planning's determination conditionally approving the Site Plan Review entitlement in conjunction with the proposed project but fails to cite any specific issues that relate to the Site Plan Review component of the land use determination. The appeal, rather, focuses on the Sustainable Communities Environmental Assessment and mitigation measures that were prepared for the proposed project, and adopted by the City Council on February 28, 2024. The project is consistent with the Southern California Association of Governments (SCAG) Regional Transportation Plan (RTP) / Sustainable Communities Strategies (SCS) regional plan and therefore meets the requirements to qualify for a SCEA. The SCEA has appropriately analyzed all potential impacts and has incorporated mitigation measures where necessary, and there is no requirement to incorporate mitigation measures where there is no identified significant impact and doing so would be infeasible. In addition, the SCEA was published and circulated providing opportunities for public comment. The applicant's environmental consultant, EcoTierra Consulting, has prepared a memo dated May 30, 2024, which noted that contrary to SAFER's claim, the City Council, and not the Director, adopted the project's SCEA on

February 28, 2024 (Council File No. 23-0893); subsequently, the Director's Determination was issued on March 8, 2024, which contained a finding noting the City Council's adoption of the SCEA and determination that the project would result in less than significant environmental effects. The memo also states that all project impacts were properly analyzed and all applicable mitigation measures were identified and incorporated into the project.

Furthermore, as evidenced in the March 8, 2024, Director Determination, the necessary findings were made to confirm that the project meets the requirements for Site Plan Review. The Site Plan Review Findings that were made include the following: the project is in substantial conformance with the purposes, intent and provisions of the Van Nuys – North Sherman Oaks Community Plan and does not conflict with any applicable regulations or standards; the arrangement of the proposed development is consistent and compatible with existing and future development in neighboring properties; and the project contains adequate recreational amenities and is within close proximity to transit services which will contribute to the habitability of the residents and minimize the impacts on neighboring properties.

Lastly, the project will be required to comply with all state, regional, and local laws as part of regulatory compliance. Therefore, the SCEA adequately addresses all impacts relative to the proposed project at 6728 North Sepulveda Boulevard and additional analysis is not warranted.

CONCLUSION

For all of the reasons stated herein, and in the findings of the Director's Determination, the proposed project complies with all applicable provisions of the TOC Affordable Housing Incentive Program, Site Plan Review, and CEQA. Planning has evaluated the proposed project and determined that all relevant land use provisions have been included properly as Conditions of Approval. In addition, the City Council approved the SCEA and the Mitigation Monitoring Program for the proposed project. Although the applicant's arguments for appeal have been considered, Planning maintains that the required findings and imposed conditions of the Director's Determination are valid and that the appeal arguments are not grounds for reversal of any portion of the approval.

Therefore, it is recommended that the City Planning Commission find that the project has been adequately assessed under CEQA, deny the appeal of the Director's Determination, and sustain the Director's Determination for the approval of a Site Plan Review for a project totaling 405 dwelling units, as described herein.

Exhibit A:
Appeal Documents

APPLICATIONS

APPEAL APPLICATION
Instructions and Checklist

RELATED CODE SECTION

Refer to the Letter of Determination (LOD) for the subject case to identify the applicable Los Angeles Municipal Code (LAMC) Section for the entitlement and the appeal procedures.

PURPOSE

This application is for the appeal of Los Angeles City Planning determinations, as authorized by the LAMC, as well as first-level Building and Safety Appeals.

APPELLATE BODY

Check only one. If unsure of the Appellate Body, check with City Planning staff before submission.

☐ Area Planning Commission (APC) ☒ City Planning Commission (CPC) ☐ City Council

☐ Zoning Administrator (ZA) ☐ Director of Planning (DIR)

CASE INFORMATION

Case Number: DIR-2022-5107-TOC-SPRVHCA, ENV-2022-5108-SCEA

Project Address: 6728 North Sepulveda Boulevard; 6715 North Columbus Avenue

Final Date to Appeal: March 26, 2024

APPELLANT

For main entitlement cases, except for Building and Safety Appeals:

Check all that apply.

☒ Person, other than the Applicant, Owner or Operator claiming to be aggrieved

☐ Representative ☐ Property Owner ☐ Applicant ☐ Operator of the Use/Site

For Building and Safety Appeals only:

Check all that apply.

☐ Person claiming to be aggrieved by the determination made by **Building and Safety**[1]

☐ Representative ☐ Property Owner ☐ Applicant ☐ Operator of the Use/Site

[1] Pursuant to LAMC Section 13B.2.10.B.1 of Chapter 1A, Appellants of a Building and Safety Appeal are considered the Applicant and must provide the Noticing Requirements identified on page 4 of this form at the time of filing. Pursuant to LAMC Section 13B.10.3 of Chapter 1A, an appeal fee shall be required pursuant to LAMC Section 19.01 B.2 of Chapter 1.

APPELLANT INFORMATION

Appellant Name: Supporters Alliance for Environmental Responsibility

Company/Organization: Lozeau Drury LLP (representing Appellant)

Mailing Address: 1123 Park View Drive, Suite 300

City: Covina **State:** CA **Zip Code:** 91724

Telephone: 510-836-4200 **E-mail:** richard@lozeaudrury.com

Is the appeal being filed on your behalf or on behalf of another party, organization, or company?

☒ Self ☐ Other: _____

Is the appeal being filed to support the original applicant's position? ☐ **YES** ☒ **NO**

REPRESENTATIVE / AGENT INFORMATION

Representative/Agent Name (if applicable): Victoria Yundt

Company: Lozeau Drury LLP

Mailing Address: 1939 Harrison St., Suite 150

City: Oakland **State:** CA **Zip Code:** 94612

Telephone: 510-607-8238 **E-mail:** victoria@lozeaudrury.com

JUSTIFICATION / REASON FOR APPEAL

Is the decision being appealed in its entirety or in part? ☐ **Entire** ☒ **Part**

Are specific Conditions of Approval being appealed? ☒ **YES** ☐ **NO**

If Yes, list the Condition Number(s) here: Site Plan Review

On a separate sheet provide the following:

☒ Reason(s) for the appeal

☒ Specific points at issue

☒ How you are aggrieved by the decision

APPLICANT'S AFFIDAVIT

I certify that the statements contained in this application are complete and true.

Appellant Signature: Victoria Yundt **Date:** 3/22/2024

GENERAL NOTES

A Certified Neighborhood Council (CNC) or a person identified as a member of a CNC or as representing the CNC may not file an appeal on behalf of the Neighborhood Council; persons affiliated with a CNC may only file as an individual on behalf of self.

The appellate body must act on the appeal within a time period specified in the LAMC Section(s) pertaining to the type of appeal being filed. Los Angeles City Planning will make its best efforts to have appeals scheduled prior to the appellate body's last day to act in order to provide due process to the appellant. If the appellate body is unable to come to a consensus or is unable to hear and consider the appeal prior to the last day to act, the appeal is automatically deemed denied, and the original decision will stand. The last day to act as defined in the LAMC may only be extended if formally agreed upon by the applicant.

THIS SECTION FOR CITY PLANNING STAFF USE ONLY

Base Fee: _____

Reviewed & Accepted by (DSC Planner): _____

Receipt No.: _____ **Date :** _____

☐ Determination authority notified ☐ Original receipt and BTC receipt (if original applicant)

GENERAL APPEAL FILING REQUIREMENTS

If dropping off an appeal at a Development Services Center (DSC), the following items are required. See also additional instructions for specific case types. To file online, visit our Online Application System (OAS).

APPEAL DOCUMENTS

1. **Hard Copy**

   Provide three sets (one original, two duplicates) of the listed documents for each appeal filed.

   - ☐ Appeal Application
   - ☐ Justification/Reason for Appeal
   - ☐ Copy of Letter of Determination (LOD) for the decision being appealed

2. **Electronic Copy**

   - ☐ Provide an electronic copy of the appeal documents on a USB flash drive. The following items must be saved as individual PDFs and labeled accordingly (e.g., "Appeal Form", "Justification/ Reason Statement", or "Original Determination Letter"). No file should exceed 70 MB in size.

3. **Appeal Fee**

   - ☐ *Original Applicant.* The fee charged shall be in accordance with LAMC Section 19.01 B.1(a), or a fee equal to 85% of the original base application fee. Provide a copy of the original application receipt(s) to calculate the fee.
   - ☐ *Aggrieved Party.* The fee charged shall be in accordance with the LAMC Section 19.01 B.1(b).

4. **Noticing Requirements (Applicant Appeals or Building and Safety Appeals Only)**

   - ☐ *Copy of Mailing Labels.* All appeals require noticing of the appeal hearing per the applicable LAMC Section(s). Original Applicants must provide noticing per the LAMC for all Applicant appeals. Appellants for BSAs are considered Original Applicants.
   - ☐ *BTC Receipt.* Proof of payment by way of a BTC Receipt must be submitted to verify that mailing fees for the appeal hearing notice have been paid by the Applicant to City Planning's mailing contractor (BTC).

     See the Mailing Procedures Instructions (CP13-2074) for applicable requirements.

SPECIFIC CASE TYPES
ADDITIONAL APPEAL FILING REQUIREMENTS AND / OR LIMITATIONS

DENSITY BONUS (DB) / TRANSIT ORIENTED COMMUNITES (TOC)

Appeal procedures for DB/TOC cases are pursuant to LAMC Section 12.22 A.25(g) of Chapter 1.

- Off-Menu Incentives or Waiver of Development Standards are not appealable.
- Appeals of On-Menu Density Bonus or Additional Incentives for TOC cases can only be filed by adjacent owners or tenants and is appealable to the City Planning Commission.

  ☐ Provide documentation confirming adjacent owner or tenant status is required (e.g., a lease agreement, rent receipt, utility bill, property tax bill, ZIMAS, driver's license, bill statement).

WAIVER OF DEDICATION AND / OR IMPROVEMENT

Procedures for appeals of Waiver of Dedication and/or Improvements (WDIs) are pursuant to LAMC Section 12.37 I of Chapter 1.

- WDIs for by-right projects can only be appealed by the Property Owner.
- If the WDI is part of a larger discretionary project, the applicant may appeal pursuant to the procedures which govern the main entitlement.

[VESTING] TENTATIVE TRACT MAP

Procedures for appeals of [Vesting] Tentative Tract Maps are pursuant LAMC Section 17.54 A of Chapter 1.

- Appeals must be filed within 10 days of the date of the written determination of the decision-maker.

BUILDING AND SAFETY APPEAL

First Level Appeal

Procedures for an appeal of a determination by the Los Angeles Department of Building and Safety (LADBS) (i.e., Building and Safety Appeal, or BSA) are pursuant LAMC Section 13B.10.2. of Chapter 1A.

- The Appellant is considered the **Original Applicant** and must provide noticing and pay mailing fees.

1. Appeal Fee

   ☐ Appeal fee shall be in accordance with LAMC Section 19.01 B.2 of Chapter 1 (i.e., the fee specified in Table 4-A, Section 98.0403.2 of the City of Los Angeles Building Code, plus surcharges).

2. Noticing Requirement

   ☐ *Copy of Mailing Labels.* All appeals require noticing of the appeal hearing per the applicable

LAMC Section(s). Original Applicants must provide noticing per LAMC Section 13B.10.2.C. of Chapter 1A. Appellants for BSAs are considered Original Applicants.

☐ *BTC Receipt.* Proof of payment by way of a BTC Receipt must be submitted to verify that mailing fees for the appeal hearing notice have been paid by the Applicant to City Planning's mailing contractor (BTC).

See the Mailing Procedures Instructions (CP13-2074) for applicable requirements.

Second Level Appeal

Procedures for a appeal of the Director's Decision on a BSA Appeal are pursuant to LAMC Section 13B.10.2.G. of Chapter 1A. The original Appellant or any other aggrieved person may file an appeal to the APC or CPC, as noted in the LOD.

1. Appeal Fee

   ☐ *Original Applicant.* Fees shall be in accordance with the LAMC Section 19.01 B.1(a) of Chapter 1.

2. Noticing Requirement

   ☐ *Copy of Mailing Labels.* All appeals require noticing of the appeal hearing per the applicable LAMC Section(s). Original Applicants must provide noticing per LAMC Section 13B.10.2.C of Chapter 1A. Appellants for BSAs are considered Original Original Applicants.

   ☐ *BTC Receipt.* Proof of payment by way of a BTC Receipt must be submitted to verify that mailing fees for the appeal hearing notice have been paid by the Applicant to City Planning's mailing contractor (BTC).

See the Mailing Procedures Instructions (CP13-2074) for applicable requirements.

NUISANCE ABATEMENT / REVOCATIONS

Appeal procedures for Nuisance Abatement/Revocations are pursuant to LAMC Section 12.27.1 C.4 of Chapter 1. Nuisance Abatement/Revocations cases are only appealable to the City Council.

1. Appeal Fee

   ☐ *Applicant (Owner/Operator).* The fee charged shall be in accordance with the LAMC Section 19.01 B.1(a) of Chapter 1.

   For appeals filed by the property owner and/or business owner/operator, or any individuals/ agents/representatives/associates affiliated with the property and business, who files the appeal on behalf of the property owner and/or business owner/operator, appeal application fees listed under LAMC Section 19.01 B.1(a) of Chapter 1 shall be paid, at the time the appeal application is submitted, or the appeal application will not be accepted.

   ☐ *Aggrieved Party.* The fee charged shall be in accordance with the LAMC Section 19.01 B.1(b) of Chapter 1.

Justification/Reason for Appeal

6728 Sepulveda Boulevard Project

(DIR-2022-5107-TOC-SPRVHCA, ENV-2022-5108-SCEA)

I. REASON FOR THE APPEAL

The Sustainable Communities Environmental Assessment ("SCEA") prepared for the 6728 Sepulveda Boulevard Project (DIR-2022-5107-TOC-SPRVHCA, ENV-2022-5108-SCEA) ("Project") fails to comply with the California Environmental Quality Act ("CEQA"). Furthermore, the approval of the Site Plan Review entitlements (DIR-2022-5107-TOC-SPRVHCA) was in error because (1) the City of Los Angeles ("City") must fully comply with CEQA prior to any approvals in furtherance of the Project and (2) the findings are not supported by substantial evidence. Therefore, the City of Los Angeles ("City") must set aside the Site Plan Review entitlements and prepare and circulate an environmental impact report ("EIR") prior to considering approvals for the Project.

II. SPECIFICALLY THE POINTS AT ISSUE

The SCEA fails as an informational document and fails to impose all feasible mitigation measures to reduce the Project's impacts. Furthermore, proper CEQA review must be complete *before* the City approves the Project's entitlements. (*Orinda Ass'n. v. Bd. of Supervisors* (1986) 182 Cal.App.3d 1145, 1171 ["No agency may approve a project subject to CEQA until the entire CEQA process is completed and the overall project is lawfully approved."].) As such, the approval of the Project's Site Plan Review entitlements was in error. Additionally, by failing to properly conduct environmental review under CEQA, the City lacks substantial evidence to support its findings for the Site Plan Review entitlements.

III. HOW YOU ARE AGGRIEVED BY THE DECISION

Members of appellant Supporters Alliance for Environmental Responsibility ("SAFER") live and/or work in the vicinity of the proposed Project. They breathe the air, suffer traffic congestion, and will suffer other environmental impacts of the Project unless it is properly mitigated.

IV. WHY YOU BELIEVE THE DECISION-MAKER ERRED OR ABUSED THEIR DISCRETION

The Director of City Planning approved the Site Plan Review and adopted the SCEA for the Project, despite substantial evidence in the record that SCEA fails to adequately analyze the Project's environmental impacts and fails to incorporate all feasible mitigation measures to reduce the Project's impacts. The City should have prepared an initial study followed by an EIR or negative declaration in accordance with CEQA prior to consideration of approvals for the Project. The City is not permitted to approve the Project's entitlements until proper CEQA review has been completed.

Los Angeles City Planning Department

EXTENSION OF TIME LIMIT FOR AREA OR CITY PLANNING COMMISSION DECISIONS ON LAND USE APPLICATIONS AND APPEALS

This form is to be used to request an extension of the time limit to act for Area or City Planning Commission decisions on legislative and quasi-judicial land use applications and appeals. This request must be made before the matter is agendized. If notice of the hearing has been mailed, the applicant is responsible for the cost of mailing the cancellation and new hearing notice.

To Be Completed by the Applicant or Applicant's Representative:
(Please Type or Print)

Case No. DIR-2022-5107-TOC-SPR-VHCA-1A

Street Address of Property Involved: 6728 North Sepulveda Boulevard; 6715 North Columbus Avenue

Applicant(s): Leon Benrimon, Uncommon Developers

Representative: Olivia Joncich, Rand Paster & Nelson LLP

Request for Extension of Time Limit: The current time limit for the Commission to decide the subject case application / appeal will expire on: June 9, 2024. It is hereby requested to extend the time limit for the City Planning Commission to act for a period of 14 weeks, or until June 27, 2024
(Commission)

Reason(s) for Request:
CPC meeting availability

Signed: Olivia Joncich Print Name: Olivia Joncich Date: 3/28/2

Mailing Address: 633 W. Fifth Street, Ste 5880, Los Angeles CA 90071

Telephone No. 213-557-2703 E-Mail: olivia@rpnllp.com

To Be Completed by Planning Department Staff:

☑ Pursuant to Municipal Code Section 12.22 A.25 [*applicable Code Section which permits extensions of time limits by mutual written consent of the applicant and decision-maker*], and in accordance with the policy of the Area/City Planning Commission delegating authority to the Director of Planning to approve extensions of time limits on its behalf, the requested time extension is deemed routine in nature and will not prejudice the future decision by the Area/City Planning Commission on the merits of the subject application or appeal, and therefore the requested time extension is granted until: June 27, 2024 .

☑ Applicant to pay all BTC Public Hearing Notice costs associated with a new Hearing or cancellation.

VINCENT P. BERTONI, AICP
Director of Planning

By: Trevor Martin, Trevor Martin, City Planner, 3/28/2024,
Signature *Name* *Title* *Date*

c: Commission Office
Case File

CP-1947 (rev. 08-08-17)

Memorandum

DATE: May 30, 2024

TO: Trevor Martin
City Planning Associate
City of Los Angeles, Expedited Processing
200 N. Spring Street, Room 763
Los Angeles, CA 90012

FROM: Lainie Herrera, Senior Project Manager
EcoTierra Consulting

RE: Appeal of DIR-2022-5107-TOC-SPRVHCA, ENV-2022-5108-SCEA for 6728 Sepulveda Boulevard Project

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EcoTierra has reviewed the appeal justification filed by the Supporters Alliance for Environmental Responsibility (SAFER) in opposition to the Director's Determination approving case DIR-2022-5107-TOC-SPR-VHCA, authorizing the development of the 6728 Sepulveda housing development project (Project). The appeal justification claims that the Director adopted a Sustainable Communities Environmental Assessment (SCEA) prepared for the Project and that this adoption was improper because the SCEA fails to comply with the requirements of the California Environmental Quality Act (CEQA) and impose all feasible mitigation measures. SAFER further claims that the City failed to complete CEQA review of the Project before approving the Project's entitlements. None of these claims provide any substantial evidence of any deficiency in the SCEA or the Director's Determination, as described below.

First, contrary to SAFER's claim, the City Council, and not the Director, adopted the Project's SCEA on February 28, 2024 (see Council File No. 23-0893); subsequently, the Director's Determination was issued on March 8, 2024, which contained a finding noting the City Council's adoption of the SCEA and determination that the Project would result in less than significant environmental effects. SAFER's claims that the Director adopted the SCEA and that the CEQA process was not completed prior to approving the Project's entitlements are therefore both incorrect.

Second, as demonstrated by the SCEA itself, as well as the extensive administrative record associated with the City's review of the SCEA and the City Council's adoption of the SCEA, all potential Project impacts were properly analyzed and all potentially applicable mitigation measures were identified and, when warranted, incorporated into the Project, pursuant to the requirements of CEQA. As stated in the SCEA (pages 5-1 through 5-2):

> *Pursuant to PRC Section 21155.2(a), the Project must incorporate all feasible mitigation measures, performance standards, or criteria set forth in prior*

applicable Environmental Impact Reports (EIRs) and adopted in findings made pursuant to PRC Section 21081. A Program Environmental Impact Report (PEIR) was prepared to evaluate the potential environmental impacts of Southern California Association of Government's (SCAG's) 2020–2045 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS). As part of that PEIR, mitigation measures were included that would reduce potentially significant impacts identified in the PEIR. The complete list of the mitigation measures identified in the PEIR is included in Exhibit A, Revised Mitigation Monitoring and Reporting Program (MMRP), of the Final PEIR. The mitigation measures in the PEIR are divided into two categories: SCAG mitigation measures (referred to in the MMRP as SMM) and project-level mitigation measures (referred to in the MMRP as PMM). SCAG mitigation measures are intended to be implemented by SCAG over the lifetime of the RTP/SCS. Project-level mitigation measures are intended for projects proposing to streamline the environmental review process pursuant to SB 375, SB 743, or SB 226, such as the proposed Project. Project-level mitigation measures outlined in the PEIR should be considered and implemented by a Lead Agency and Project Applicant during project-specific environmental reviews, as applicable and feasible, where the agency has identified that a project has the potential for significant effects. However, since SCAG has no authority to impose mitigation measures, a lead agency must use its independent discretion to determine whether mitigation measures are applicable to projects in their respective jurisdictions. Lead agencies may use, amend, or not use measures identified in this PEIR as appropriate to address project-specific conditions.

In compliance with PRC Section 21151.2, the City has reviewed all of the mitigation measures in the 2020–2045 RTP/SCS PEIR MMRP and determined their potential applicability to the Project. This applicability analysis is included in the analysis below for each environmental issue identified under Appendix G of the of the State CEQA Guidelines. For each mitigation measure, the City determined whether to use: (1) the MMRP's mitigation measure; (2) an equivalent, equally effective City mitigation measure (consistent with the MMRP mitigation measures); (3) federal, state, regional, or City regulation; or (4) no mitigation, as there was no potential for a significant environmental effect. *(Emphasis added.)*

Finally, SAFER's appeal concludes with an assertion that substantial evidence exists in the record demonstrating that the SCEA failed to adequately analyze the Project's impacts. However, SAFER does not identify any such evidence that would support this claim. Instead, SAFER's appeal and prior correspondence regarding the Project and SCEA simply consist of unsubstantiated assertions, which do not meet the required substantial evidence standard. The appeal therefore has no merit.

Exhibit A:

Director's Determination Case No. DIR-2022-5107-TOC-SPR-VHCA

DEPARTMENT OF
CITY PLANNING

COMMISSION OFFICE
(213) 978-1300

CITY PLANNING COMMISSION

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LISA M. WEBBER, AICP
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DIRECTOR'S DETERMINATION
TRANSIT ORIENTED COMMUNITIES AFFORDABLE HOUSING INCENTIVE PROGRAM AND SITE PLAN REVIEW

March 8, 2024

Applicant
Leon Benrimon,
Uncommon Developers
2000 Prairie Street
Chatsworth, CA 91311

Owner
6728 Sepulveda QOZB, LLC
c/o Jason Larian
9220 Winnetka Avenue
Chatsworth, CA 91311

Representative
Olivia Joncich,
Rand Paster & Nelson LLP
633 West 5th Street, 64th Floor
Los Angeles, CA 90071

Case No.	DIR-2022-5107-TOC-SPR-VHCA
CEQA:	ENV-2022-5108-SCEA
Location:	6728 North Sepulveda Boulevard; 6715 North Columbus Avenue
Council District:	6 – Imeda Padilla
Neighborhood Council:	Van Nuys
Community Plan Area:	Van Nuys – North Sherman Oaks
Land Use Designation:	General Commercial
Zone:	[Q]R4-1-RIO
Legal Description:	Lot 1 of Tract 24408
Last Day to File an Appeal:	March 26, 2024

DETERMINATION – Transit Oriented Communities Affordable Housing Incentive Program

Pursuant to the Los Angeles Municipal Code (LAMC) Sections 12.22-A,31, I have reviewed the proposed project and as the designee of the Director of City Planning, I hereby:

1. **Find**, based on the whole of the record and in my independent judgment, the project was analyzed in the Sustainable Communities Environmental Assessment No. ENV-2022-5108-SCEA ("SCEA") adopted by the City Council on February 28, 2024, and adopt the mitigation measures and Mitigation Monitoring Program for the project;

2. **Approve with Conditions** a 70 percent increase in density consistent with the provisions of the Transit Oriented Communities (TOC) Affordable Housing Incentive Program along with the following two (2) incentives for a Tier 3 project

totaling 405 dwelling units, reserving 41 units for Extremely Low Income (ELI) Households for a period of 55 years;

a. **Height.** An increase in building height by two additional stories up to 22 additional feet; and

b. **Open Space.** A maximum reduction of 25 percent in the required amount of open space.

3. **Adopt** the attached Findings and Conditions of Approval.

DETERMINATION – Site Plan Review

Pursuant to the LAMC Section 16.05, I have reviewed the proposed project and as the designee of the Director of City Planning, I hereby:

1. **Approve with Conditions** a Site Plan Review for the construction of a new residential development resulting in a net increase of 50 or more dwelling units; and

2. **Adopt** the attached Findings and Conditions of Approval.

CONDITIONS OF APPROVAL

Pursuant to LAMC Sections 12.22-A,31, and 16.05, the following conditions are hereby imposed upon the use of the subject property:

1. **Site Development.** Except as modified herein, the project shall be in substantial conformance with the plans and materials submitted by the applicant, stamped Exhibit "A," and attached to the subject case file. Minor deviations may be allowed in order to comply with the provisions of the LAMC or the project conditions. Changes beyond minor deviations required by other City Departments or the LAMC may not be made without prior review by the Department of City Planning, Expedited Processing Section, and written approval by the Director of City Planning. Each change shall be identified and justified in writing.

2. **On-site Restricted Affordable Units.** 41 units shall be reserved for Extremely Low Income (ELI) Households as defined by the Los Angeles Housing Department (LAHD) and California Government Code Section 65915(c)(2).

3. **Changes in On-site Restricted Units**. Deviations that increase the number of restricted affordable units or that change the composition of units or change parking numbers shall be consistent with LAMC Section 12.22-A,31.

4. **Housing Requirements.** Prior to issuance of a building permit, the owner shall execute a covenant to the satisfaction of the Los Angeles Housing Department (LAHD) to designate 41 units for Extremely Low Income Households for sale or rental as determined to be affordable to such households by LAHD for a period of 55 years. In the event the applicant reduces the proposed density of the project, the number of required set-aside affordable units may be adjusted, consistent with the Transit Oriented Communities Guidelines, to the satisfaction of LAHD, and in consideration of the project's Housing Crisis Act of 2019 (as amended by SB 8) Replacement Unit Determination. Enforcement of the terms of said covenant shall be the responsibility of LAHD. The applicant will present a copy of the recorded covenant to the Department of City Planning for inclusion in this file. The project shall comply with the Guidelines for the Affordable Housing Incentives Program adopted by the City Planning Commission and with any monitoring requirements established by the LAHD. Refer to the Density Bonus Legislation Background section of this determination. Additionally, the project shall comply with any other requirements stated in project's Housing Crisis Act of 2019 (SB 8) Replacement Unit Determination Letter, dated April 12, 2021, including but not limited to replacement unit requirements and requirements regarding relocation, right of return, and right to remain for occupants of protected units.

5. **Base Incentives.**

    a. **Residential Density**. The project shall be limited to a maximum density of 405 residential dwelling units, (equal to a maximum density increase of 70 percent), including On-Site Restricted Affordable Units.

    b. **Floor Area Ratio (FAR)**. The project shall be permitted a maximum FAR of 3.18, or a total floor area of 268,770 square feet.

c. **Parking.**

i. **Automobile Parking**. Pursuant to California Government Code Section 65915(p)(3) and AB 2097, the project shall be allowed to provide a minimum of zero (0) parking spaces.

ii. **Bicycle parking.** Bicycle parking shall be provided consistent with LAMC 12.21-A,16. In the event that the number of On-Site Restricted Affordable Units should increase or the composition of such units should change, then no modification of this determination shall be necessary and the number of bicycle parking spaces shall be re-calculated consistent with LAMC Section 12.21-A,16.

iii. **Unbundling.** Required parking may be sold or rented separately from the units, with the exception of all Restricted Affordable Units which shall include any required parking in the base rent or sales price, as verified by LAHD.

6. **Additional Incentives.**

a. **Height.** The project shall be permitted an increase in building height by two additional stories up to 22 additional feet, equal to a maximum building height of 67 feet with limited additional height permitted for roof structures, stairwells, elevator shafts, etc. as permitted by the LAMC. For any increase in height over 22 feet, the building shall be stepped back at least 15 feet from the exterior face of the ground floor of the building along any street frontage.

b. **Open Space.** The project shall be permitted a maximum reduction of up to 25 percent from the open space requirement to allow 32,866 square feet in lieu of the otherwise required 43,750 square feet.

Site Plan Review

7. **Landscaping.** All open areas not used for buildings, driveways, parking areas, recreational facilities or walks shall be attractively landscaped, including an automatic irrigation system, and maintained in accordance with a landscape plan prepared by a licensed landscape architect or licensed architect, and submitted for approval to the Department of City Planning. The landscape plan shall indicate landscape points for the project equivalent to 10 percent more than otherwise required by LAMC 12.40 and Landscape Ordinance Guidelines.

a. **Tree Requirement.** The project shall provide at least the minimum number of trees on-site to comply with the landscape requirement (LAMC Section 12.21 G(a)(3)). Pursuant to Ordinance No. 170,978, required trees shall not be palm trees.

b. **Street Trees.** Street trees shall be provided to the satisfaction of the Urban Forestry Division. Street trees may be used to satisfy on-site tree requirements pursuant to LAMC Article Section 12.21 G.3 (Chapter 1, Open Space Requirement for Six or More Residential Units).

8. **Window Treatments.** Architectural window framing elements that project or recess shall be at a minimum of 3-inches from the exterior façade on 75 percent of the windows of each elevation of the structure. The architectural window framing element projection or recess may exceed the 3-inch minimum as permitted by the LAMC.

9. **Building Materials**. Each façade of the building shall incorporate a minimum of three (3) different building materials. Windows, doors, balcony/deck railings, and fixtures (such as lighting, signs, etc.) shall not count towards this requirement.

10. **Parking Screening.** With the exception of vehicle and pedestrian entrances and/or fresh air intake grilles, all vehicle parking shall be completely enclosed along all sides of the building.

11. **Parking / Driveway Plan.** Prior to the issuance of any building permit, the applicant shall submit a parking and driveway plan to the Department of Transportation for approval.

12. **Lighting.** Outdoor lighting shall be designed and installed with shielding, such that the light source does not illuminate adjacent residential properties or the public right-of-way, nor the above skies.

13. **Mechanical Equipment.** All mechanical equipment on the roof shall be screened from view. The transformer, if located in the front yard, shall be screened with landscaping consistent with LADWP access requirements.

14. **Maintenance.** The subject property (including all trash storage areas, associated parking facilities, walkways, common open space, and exterior walls along the property lines) shall be maintained in an attractive condition and shall be kept free of trash and debris.

15. **Trash.** All trash collection and storage areas shall be located on-site and not visible from the public right-of-way. Trash and recycle receptacles shall be stored within a fully enclosed portion of the building at all times.

16. **Graffiti.** All graffiti on the site shall be removed or painted over to match the color of the surface to which it is applied within 24 hours of its occurrence.

17. **Sustainability.**

    a. **Electric Vehicle Parking.** All electric vehicle charging spaces (EV Spaces) and electric vehicle charging stations (EVCS) shall comply with the regulations outlined in Sections 99.04.106 and 99.05.106 of the LAMC.

    b. **Solar Panels.** The project shall comply with Section 99.05.211.1 of the LAMC.

Administrative Conditions

18. **Final Plans.** Prior to the issuance of any building permits for the project by the Department of Building & Safety, the applicant shall submit all final construction plans that are awaiting issuance of a building permit by the Department of Building & Safety for final review and approval by the Department of City Planning. All plans that are awaiting issuance of a building permit by the Department of Building & Safety shall be stamped by Department of

City Planning staff “Final Plans”. A copy of the Final Plans, supplied by the applicant, shall be retained in the subject case file.

19. **Notations on Plans.** Plans submitted to the Department of Building & Safety, for the purpose of processing a building permit application shall include all of the Conditions of Approval herein attached as a cover sheet, and shall include any modifications or notations required herein.

20. **Approval, Verification and Submittals.** Copies of any approvals, guarantees or verification of consultations, review of approval, plans, etc., as may be required by the subject conditions, shall be provided to the Department of City Planning prior to clearance of any building permits, for placement in the subject file.

21. **Code Compliance.** Use, area, height, and yard regulations of the zone classification of the subject property shall be complied with, except where granted conditions differ herein.

22. **Department of Building & Safety.** The granting of this determination by the Director of Planning does not in any way indicate full compliance with applicable provisions of the LAMC, Chapter IX (Building Code). Any corrections and/or modifications to plans made subsequent to this determination by a Department of Building & Safety Plan Check Engineer that affect any part of the exterior design or appearance of the project as approved by the Director, and which are deemed necessary by the Department of Building & Safety for Building Code compliance, shall require a referral of the revised plans back to the Department of City Planning for additional review and sign-off prior to the issuance of any permit in connection with those plans.

23. **Department of Water and Power.** Satisfactory arrangements shall be made with the Los Angeles Department of Water and Power (LADWP) for compliance with LADWP’s Rules Governing Water and Electric Service. Any corrections and/or modifications to plans made subsequent to this determination in order to accommodate changes to the project due to the under-grounding of utility lines, that are outside of substantial compliance or that affect any part of the exterior design or appearance of the project as approved by the Director, shall require a referral of the revised plans back to the Department of City Planning for additional review and sign-off prior to the issuance of any permit in connection with those plans.

24. **Enforcement.** Compliance with and the intent of these conditions shall be to the satisfaction of the Department of City Planning.

25. **Expiration.** In the event that this grant is not utilized within three years of its effective date (the day following the last day that an appeal may be filed), the grant shall be considered null and void. Issuance of a building permit, and the initiation of, and diligent continuation of, construction activity shall constitute utilization for the purposes of this grant.

26. **Covenant.** Prior to the issuance of any permits relative to this matter, an agreement concerning all the information contained in these conditions shall be recorded in the County Recorder’s Office. The agreement shall run with the land and shall be binding on any subsequent property owners, heirs or assign. The agreement must be submitted to the Department of City Planning for approval before being recorded. After recordation, a copy bearing the Recorder’s number and date shall be provided to the Department of City Planning for attachment to the file.

27. **Expedited Processing Section Fee.** Prior to the clearance of any conditions, the applicant shall show proof that all fees have been paid to the Department of City Planning, Expedited Processing Section.

28. **Indemnification and Reimbursement of Litigation Costs.**
Applicant shall do all of the following:

(i) Defend, indemnify and hold harmless the City from any and all actions against the City relating to or arising out of, in whole or in part, the City's processing and approval of this entitlement, including but not limited to, an action to attack, challenge, set aside, void, or otherwise modify or annul the approval of the entitlement, the environmental review of the entitlement, or the approval of subsequent permit decisions, or to claim personal property damage, including from inverse condemnation or any other constitutional claim.

(ii) Reimburse the City for any and all costs incurred in defense of an action related to or arising out, in whole or in part, of the City's processing and approval of the entitlement, including but not limited to payment of all court costs and attorney's fees, costs of any judgments or awards against the City (including an award of attorney's fees), damages, and/or settlement costs.

(iii) Submit an initial deposit for the City's litigation costs to the City within 10 days' notice of the City tendering defense to the Applicant and requesting a deposit. The initial deposit shall be in an amount set by the City Attorney's Office, in its sole discretion, based on the nature and scope of action, but in no event shall the initial deposit be less than $50,000. The City's failure to notice or collect the deposit does not relieve the Applicant from responsibility to reimburse the City pursuant to the requirement in paragraph (ii).

(iv) Submit supplemental deposits upon notice by the City. Supplemental deposits may be required in an increased amount from the initial deposit if found necessary by the City to protect the City's interests. The City's failure to notice or collect the deposit does not relieve the Applicant from responsibility to reimburse the City pursuant to the requirement in paragraph (ii).

(v) If the City determines it necessary to protect the City's interest, execute an indemnity and reimbursement agreement with the City under terms consistent with the requirements of this condition.

The City shall notify the applicant within a reasonable period of time of its receipt of any action and the City shall cooperate in the defense. If the City fails to notify the applicant of any claim, action, or proceeding in a reasonable time, or if the City fails to reasonably cooperate in the defense, the applicant shall not thereafter be responsible to defend, indemnify or hold harmless the City.

The City shall have the sole right to choose its counsel, including the City Attorney's office or outside counsel. At its sole discretion, the City may participate at its own expense in the defense of any action, but such participation shall not relieve the applicant of any obligation imposed by this condition. In the event the Applicant fails to comply with this condition, in whole or in part, the City may withdraw its defense of the action, void its approval of the entitlement, or take any other action. The City retains the right to make all decisions with

respect to its representations in any legal proceeding, including its inherent right to abandon or settle litigation.

For purposes of this condition, the following definitions apply:

"City" shall be defined to include the City, its agents, officers, boards, commissions, committees, employees, and volunteers.

"Action" shall be defined to include suits, proceedings (including those held under alternative dispute resolution procedures), claims, or lawsuits. Actions includes actions, as defined herein, alleging failure to comply with any federal, state or local law.

Nothing in the definitions included in this paragraph are intended to limit the rights of the City or the obligations of the Applicant otherwise created by this condition.

PROJECT BACKGROUND

The project site is a level, rectangular-shaped lot encompassing 94,918 square feet (approximately 2.18 acres) of lot area. The subject property has 165 feet of street frontage along the east side of Sepulveda Boulevard, 165 feet of street frontage along the west side of Columbus Avenue, and has a lot depth of 575 feet. The subject property is zoned [Q]R4-1-RIO and is located within the Van Nuys – North Sherman Oaks Community Plan area. The Community Plan Area Map designates the subject property for General Commercial land uses corresponding to the C1.5, C2, C4, RAS3, and RAS4 zones. The project site is located within a Transit Priority Area in the City of Los Angeles (ZI-2452), a Los Angeles State Enterprise Zone (ZI-2374), and is located within the River Improvement Overlay District (ZI-2358). The property is not located within the boundaries of or subject to any specific plan, community design overlay, or interim control ordinance. The project site is subject to Permanent Qualified "Q" Conditions, established under Ordinance No. 143,733, which require 1) that in connection with any apartment use of the R5 zoned portion of the property, the lot area per dwelling unit requirements of the R4 Zone shall determine the maximum number of dwelling units; 2) that vehicular access to Columbus Avenue be prohibited; and 3) that the landscaping setback area adjoining the Columbus Avenue be extended northerly to the north boundary of the subject property.

The project site is located within a Tier 3 Transit Oriented Communities Affordable Housing Incentive Area, qualified by its proximity to the intersection of a Major Transit Stop. The project site is located within one-half mile of Metro Local 165 and Metro Next Gen Rapid 234 bus lines, which qualify as a Major Transit Stop. As such, the project meets the eligibility requirements for a TOC Housing Development to be located within one-half mile of a Major Transit Stop.

The majority of the subject property is currently vacant, and consists of a driveway extending from Sepulveda Boulevard to a surface parking lot at the easterly portion of the site. The project involves the construction, use, and maintenance of a new six-story residential building, 66 feet in height, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households. The proposed development will contain approximately 268,770 square feet of floor area, equating to a total floor area ratio (FAR) of approximately 3.18:1. The proposed building's residential units will consist of 94 studio units, 195 one-bedroom units, 115 two-bedroom units, and one (1) three-bedroom unit. The project will provide a total of 32,866 square feet of open space consisting of private balconies, a fitness center, a recreation room, lounges, pool deck, roof terraces, and roof decks. The project will have three (3) subterranean levels that will contain a total of 556 vehicle parking stalls and will provide a total of 194 bicycle parking stalls including, 176 long-term, and 18 short-term parking stalls.

Vehicular ingress and egress to the site is provided via single driveway that extends from the southwest corner of the site from Sepulveda Boulevard to the southeast corner of the property along Columbus Avenue. The curb cut along Columbus Avenue, however, will only be used for emergency access only, as the permanent Qualified "Q" Condition on the site prohibits vehicular traffic to Columbus Avenue. Access to project's subterranean parking is located at the westerly portion of the driveway. The project proposes two residential lobbies: one located at the west end of the building, providing pedestrian access from Sepulveda Boulevard; and another located at the east end of the building with access from Columbus Avenue. The project will observe a westerly front yard setback of 18 feet, 7 inches along Sepulveda Boulevard, northerly side yard setback of 9 feet, a southerly side yard setback of 28 feet and an easterly rear yard setback of 18 feet along Columbus Avenue.

The project meets all eligibility requirements for the TOC Affordable Housing Incentive Program. As such, the project is eligible for Base Incentives and up to two (2) Additional Incentives. As Base Incentives, the project is eligible to (1) increase the maximum allowable number of dwelling units permitted by 70 percent, (2) increase the maximum allowable FAR by 50 percent or to 3.75:1 if the maximum percentage increase results in a FAR of less than 3.75:1 for a project in a commercial zone, and (3) provide a minimum of zero (0) parking spaces. The project is seeking a 70 percent density increase to 405 units, an increase in FAR to 3.18:1, and will provide at least the minimum number of parking spaces required. As Additional Incentives, the project is requesting (1) an increase in building height by two additional stories up to 22 additional feet, and (2) up to a maximum 25 percent reduction in required open space. The project meets the TOC Guideline requirements of providing at least seven (7) percent of the base units for Extremely Low Income Households in exchange for being granted the additional incentives. The project is setting aside 41 units for Extremely Low Income Households, which equates to 17 percent of the base units permitted through the underlying zoning of the site.

SURROUNDING PROPERTIES

Properties within the vicinity of the project site are zoned C2-1VL-RIO, [Q]R4-1-RIO, [Q]RD1.5-1-RIO, P-1VL-RIO, and PF-1XL-RIO and are designated for Neighborhood Office Commercial, General Commercial, Community Commercial, Low Medium II Residential, and Public Facilities land uses. The surrounding properties are developed with a variety of commercial, institutional, and residential uses, whose buildings range from one to three stories in height. Adjoining the project site to the north is a C2-1VL-RIO and P-1VL-RIO zoned property improved with a multi-tenant commercial corner development and surface parking lot, as well as an adult day care center (Center for Healthy Living). Abutting the project site to the east, across Columbus Avenue, is a PF-1XL-RIO zoned property that is improved with an elementary school (Columbus Elementary Avenue). Adjoining the project site to the south, is a [Q]R4-1-RIO zoned property that is improved with a convalescent hospital Beverly Manor Convalescent Center). Abutting the project site to the west, across Sepulveda Boulevard are [Q]RD1.5-1-RIO zoned properties developed with three-story small lot homes. Abutting the project site to the northwest, across Sepulveda Boulevard, is a C2-1VL-RIO zoned property, developed commercial uses, including a locksmith, dry cleaners, restaurant, and fishing store, as well as used car dealerships.

STREETS AND PUBLIC TRANSIT

Sepulveda Boulevard, adjoining the subject property to the west, is a designated Boulevard II, dedicated to a varying right-of-way width of 105 to 110 feet, and is improved with asphalt roadway, concrete curb, and sidewalk.

Columbus Avenue, adjoining the subject property to the east, is a Local Street - Standard, dedicated to a varying right-of-way width of 29 to 30 feet, and is improved with asphalt roadway, concrete curb, and sidewalk.

The project site is served by the Metro Local 165 and Metro Next Gen Rapid 234 bus lines whose bus stops are located north of the project site, at the intersection of Sepulveda Boulevard and Vanowen Street, and south of the project site at the intersection of Sepulveda Boulevard and Kittridge Street.

PUBLIC HEARING AND TESTIMONY

At a regular meeting held on February 20, 2024, the Planning and Land Use Management (PLUM) Committee considered a report from the Department of City Planning relative to the use of a Sustainable Communities Environmental Assessment SCEA (Case No. ENV-2022-5108-SCEA) for the proposed project located at 6728 North Sepulveda Boulevard.

During the PLUM meeting, three members of the public spoke in opposition to the proposed project. Two speakers stated the project would have negative environmental impacts and argued that the SCEA is inadequate. Another speaker stated that project is out of scale with the surrounding neighborhood, and argued that the 556 vehicle parking spaces, will lead to significant traffic congestion.

After providing an opportunity for public comment, the PLUM Committee recommended that the City Council approve the SCEA and the Mitigation Monitoring Program. On February 28, 2024, the City Council voted to adopt the project's SCEA.

HOUSING REPLACEMENT

Pursuant to LAMC Section 12.22-A,31(b)(1), a Housing Development located within a Transit Oriented Communities (TOC) Affordable Housing Incentive Area shall be eligible for TOC Incentives if it meets any applicable replacement requirements of California Government Code Section 65915(c)(3) (California State Density Bonus Law).

Assembly Bill 2222 (AB 2222) amended the State Density Bonus Law to require applicants of density bonus projects filed as of January 1, 2015 to demonstrate compliance with the housing replacement provisions which require replacement of rental dwelling units that either exist at the time of application of a Density Bonus project, or have been vacated or demolished in the five-year period preceding the application of the project. This applies to all pre-existing units that have been subject to a recorded covenant, ordinance, or law that restricts rents to levels affordable to persons and families of lower or very low income; subject to any other form of rent or price control; or occupied by Low or Very Low Income Households.

On September 28, 2016, the Governor signed Assembly Bill 2556 (AB 2556) which further amended the State Density Bonus Law. The amendments took effect on January 1, 2017. AB 2556 clarifies the implementation of the required replacement of affordable units in Density Bonus projects, first introduced by AB 2222. AB 2556 further defines "equivalent size" to mean that as a whole, the new units must contain at least the same total number of bedrooms as the units being replaced.

In addition to the requirements of California State Density Bonus Law, on October 9, 2019, the Governor signed into law the Housing Crisis Act of 2019 (SB 330, and as amended by SB 8), which creates new state laws regarding the production, preservation and planning for housing,

and establishes a statewide housing emergency until January 1, 2025. During the duration of the statewide housing emergency, SB 330 (and as amended by SB 8) creates, among other things, new housing replacement requirements for Housing Development Projects by prohibiting the approval of any proposed housing development project on a site that will require the demolition of existing residential dwelling units or occupied or vacant "Protected Units" unless the proposed housing development project replaces those units. The project shall provide at least as many residential dwelling units as the greatest number of residential dwelling units that existed on the property within the past 5 years. Additionally, the project must also replace all existing or demolished "Protected Units".

The majority of the subject property is currently vacant. The project site consists of a driveway along the southerly perimeter and a surface parking lot within the easterly portion of the project site. The project site had previously been improved with a single-story senior assisted living facility. The Los Angeles Housing Department (LAHD) SB 8 Replacement Unit Determination (RUD) Letter dated April 12, 2021, determined that the subject property had been an actively licensed senior assisted living facility during the review period of August 2015 through August 2020. Therefore, the proposed housing development does not require the demolition of any prohibited housing types. Further, the affordable replacement provisions of SB 8 do not apply to this type of use ("7500 – Homes for the Aged and Others"), therefore no SB 8 replacement affordable units are required.

TRANSIT ORIENTED COMMUNITIES AFFORDABLE HOUSING INCENTIVE PROGRAM ELIGIBILITY REQUIREMENTS

To be an eligible Transit Oriented Communities (TOC) Housing Development, a project must meet the Eligibility criteria set forth in Section IV of the Transit Oriented Communities Affordable Housing Incentive Program Guidelines (TOC Guidelines). A Housing Development located within a TOC Affordable Housing Incentive Area shall be eligible for TOC Incentives if it meets all of the following requirements, which the request herein does:

1. ***On-Site Restricted Affordable Units.*** *In each Tier, a Housing Development shall provide On-Site Restricted Affordable Units at a rate of at least the minimum percentages described below. The minimum number of On-Site Restricted Affordable Units shall be calculated based upon the total number of units in the final project.*

    a. *Tier 1 - 8% of the total number of dwelling units shall be affordable to Extremely Low Income (ELI) income households, 11% of the total number of dwelling units shall be affordable to Very Low (VL) income households, or 20% of the total number of dwelling units shall be affordable to Lower Income households.*

    b. *Tier 2 - 9% ELI, 12% VL or 21% Lower.*

    c. *Tier 3 - 10% ELI, 14% VL or 23% Lower.*

    d. *Tier 4 - 11% ELI, 15% VL or 25% Lower.*

    The project site is located within a Tier 3 TOC Affordable Housing Incentive Area. As part of the proposed development, the project is required to reserve 10 percent of the total number of on-site dwelling units for Extremely Low Income Households. The project will reserve 41 on-site dwelling units for Extremely Low Income Households, which complies with the required 10 percent of the 405 total dwelling units proposed as part of the Housing Development. As such, the project meets the eligibility requirement for On-Site Restricted Affordable Units.

2. ***Major Transit Stop.*** *A Housing Development shall be located on a lot, any portion of which must be located within 2,640 feet (one-half mile) of a Major Transit Stop, as defined in Section II and according to the procedures in Section III.2 of the TOC Guidelines.*

   As defined in the TOC Guidelines, a Major Transit Stop is a site containing a rail station or the intersection of two or more bus routes with a service interval of 15 minutes or less during the morning and afternoon peak commute periods. The stations or bus routes may be existing, under construction or included in the most recent Southern California Association of Governments (SCAG) Regional Transportation Plan (RTP). The project site is located within one-half mile of the Metro Local 165 and Metro Next Gen Rapid 234 bus lines, which qualifies as a Major Transit Stop. As such, the project meets the eligibility requirements for a TOC Housing Development to be located within one-half mile of a Major Transit Stop.

3. ***Housing Replacement.*** *A Housing Development must meet any applicable housing replacement requirements of California Government Code Section 65915(c)(3), as verified by the Los Angeles Housing Department (LAHD) prior to the issuance of any building permit. Replacement housing units required per this section may also count towards other On-Site Restricted Affordable Units requirements.*

   The majority of the subject property is currently vacant. The project site consists of a driveway along the southerly perimeter and a surface parking lot within the easterly portion of the project site. The project site had previously been improved with a single-story senior assisted living facility. The Los Angeles Housing Department (LAHD) SB 8 Replacement Unit Determination (RUD) Letter dated April 12, 2021, determined that the subject property had been an actively licensed senior assisted living facility during the review period of August 2015 through August 2020. Therefore, the proposed housing development does not require the demolition of any prohibited housing types. Further, the affordable replacement provisions of SB 8 do not apply to this type of use (“7500 – Homes for the Aged and Others”), therefore no SB 8 replacement affordable units are required.

4. ***Other Density or Development Bonus Provisions.*** *A Housing Development shall not seek and receive a density or development bonus under the provisions of California Government Code Section 65915 (state Density Bonus law) or any other State or local program that provides development bonuses. This includes any development bonus or other incentive granting additional residential units or floor area provided through a General Plan Amendment, Zone Change, Height District Change, or any affordable housing development bonus in a Transit Neighborhood Plan, Community Plan Implementation Overlay (CPIO), Specific Plan, or overlay district.*

   The project is not seeking any additional density or development bonuses under the provisions of the State Density Bonus Law or any other State or local program that provides development bonuses, including, but not limited to, a General Plan Amendment, Zone Change, Height District Change, or any affordable housing development bonus in a Transit Neighborhood Plan, Community Implementation Overlay (CPIO), Specific Plan, or overlay district. Therefore, the project meets this eligibility requirement.

5. ***Base Incentives and Additional Incentives.*** *All Eligible Housing Developments are eligible to receive the Base Incentives listed in Section VI of the TOC Guidelines. Up to three Additional Incentives listed in Section VII of the TOC Guidelines may be granted based upon the affordability requirements described below. For the purposes of this section below "base units" refers to the maximum allowable density allowed by the zoning, prior to any density increase provided through these Guidelines. The affordable housing units required per this section may also count towards the On-Site Restricted Affordable Units requirement in Eligibility Requirement No. 1 above (except Moderate Income units).*

    a. *One (1) Additional Incentive may be granted for projects that include at least 4% of the base units for Extremely Low Income Households, at least 5% of the base units for Very Low Income Households, at least 10% of the base units for Lower Income Households, or at least 10% of the base units for persons and families of Moderate Income in a common interest development.*

    b. *Two (2) Additional Incentives may be granted for projects that include at least 7% of the base units for Extremely Low Income Households, at least 10% of the base units for Very Low Income Households, at least 20% of the base units for Lower Income Households, or at least 20% of the base units for persons and families of Moderate Income in a common interest development.*

    c. *Three (3) Additional Incentives may be granted for projects that include at least 11% of the base units for Extremely Low Income Households, at least 15% of the base units for Very Low Income Households, at least 30% of the base units for Lower Income Households, or at least 30% of the base units for persons and families of Moderate Income in a common interest development.*

    As an Eligible Housing Development, the project is eligible to receive the Base Incentives listed in the TOC Guidelines. The project is also requesting two (2) Additional Incentives: 1) an increase in height by two additional stories up to 22 additional feet; and 2) a maximum reduction of up to 25 percent in the required amount of open space. The project meets the TOC Guideline requirements of providing at least 7 percent of the base units for Extremely Low Income Households in exchange for being granted the additional incentives. The project is setting aside 41 units for Extremely Low Income Households, which equates to 17 percent of the base units permitted through the underlying zoning of the site. As such, the project meets the eligibility requirements for both on-site restricted affordable units and Base and Additional Incentives.

6. ***Projects Adhering to Labor Standards.*** *Projects that adhere to the labor standards required in LAMC 11.5.11 may be granted two Additional Incentives from the menu in Section VII of these Guidelines (for a total of up to five Additional Incentives).*

    The project is not seeking additional incentives beyond the two (2) permitted in exchange for reserving at least 7 percent of the base units for Extremely Low Income Households. The project is setting aside 41 units for Extremely Low Income Households, which equates to 17 percent of the 238 base units permitted through the underlying zoning of the site. As such, the project need not adhere to the labor standards required in LAMC Section 11.5.11, and this eligibility requirement does not apply.

7. ***Multiple Lots.*** *A building that crosses one or more lots may request the TOC Incentives that correspond to the lot with the highest Tier permitted by Section III above.*

The subject property consists of a single lot located within a Tier 3 TOC Affordable Housing Incentive Area. Therefore, this eligibility requirement does not apply.

8. ***Request for a Lower Tier.*** *Even though an applicant may be eligible for a certain Tier, they may choose to select a Lower Tier by providing the percentage of On-Site Restricted Affordable Housing units required for any lower Tier and be limited to the Incentives available for the lower Tier.*

   The applicant has not selected a Lower Tier and is not providing the percentage of On-Site Restricted Affordable Housing units required for any lower Tier. As such, this eligibility requirement does not apply.

9. ***100% Affordable Housing Projects.*** *Buildings that are Eligible Housing Developments that consist of 100% On-Site Restricted Affordable units, exclusive of a building manager's unit or units shall, for purposes of these Guidelines, be eligible for one increase in Tier than otherwise would be provided.*

   The project does not consist of 100 percent On-Site Restricted Affordable units. It is not eligible for or seeking an increase in Tier. As such, this eligibility requirement does not apply.

10. ***Design Conformance.*** *Projects seeking to obtain Additional Incentives shall be subject to any applicable design guidelines, including any Community Plan design guidelines, Specific Plan design guidelines and/or Citywide Design Guidelines and may be subject to conditions to meet design performance. The conditions shall not preclude the ability to construct the building with the residential density permitted by Section VI.*

    The project is seeking two (2) Additional Incentives and has demonstrated conformance to the Citywide Design Guidelines. The proposed development has been conditioned to ensure a well-designed project and in compliance with the Citywide Design Guidelines. The project has been conditioned to provide a pedestrian-friendly environment through the provision of landscaping, prominent pedestrian entryways, and screening of any mechanical equipment from the public right-of-way. The project has also been conditioned to incorporate a variety of building materials and to either wrap or enclose all visible vehicular parking in order to create visually interesting building façades and minimize impacts on surrounding properties.

TRANSIT ORIENTED COMMUNITIES AFFORDABLE HOUSING INCENTIVE PROGRAM / AFFORDABLE HOUSING INCENTIVES COMPLIANCE FINDINGS

Pursuant to Section 12.22-A,31(e) of the LAMC, the Director shall review a Transit Oriented Communities Affordable Housing Incentive Program project application in accordance with the procedures outlined in LAMC Section 12.22-A,25(g).

1. **Pursuant to Section 12.22 A.25(g)(2)(i)(c) of the LAMC and Section 65915(e) of the California Government Code, the Director <u>shall approve</u> a density bonus and requested incentive(s) unless the Director finds that:**

   a. *The incentives do not result in identifiable and actual cost reductions to provide for affordable housing costs, as defined in California Health and Safety Code Section 50052.5 or Section 50053 for rents for the affordable units.*

      The record does not contain substantial evidence that would allow the Director to make a finding that the requested incentives are not necessary to provide for affordable housing

costs per State Law. The California Health & Safety Code Sections 50052.5 and 50053 define formulas for calculating affordable housing costs for very low, low, and moderate income households. Section 50052.5 addresses owner-occupied housing and Section 50053 addresses rental households. Affordable housing costs are a calculation of residential rent or ownership pricing not to exceed 25 percent gross income based on area median income thresholds dependent on affordability levels.

The list of Additional Incentives in the Transit Oriented Communities (TOC) Guidelines were pre-evaluated at the time the Transit Oriented Communities Affordable Housing Incentive Program Ordinance was adopted to include types of relief that minimize restrictions on the size of the project. As such, the Director will always arrive at the conclusion that the Additional Incentives are required to provide for affordable housing costs because the incentives by their nature increase the scale of the project.

Height. The requested incentive for an increase in maximum building height is expressed in the Menu of Incentives in the TOC Guidelines which permit exceptions to zoning requirements that result in building design or construction efficiencies that facilitate the creation of affordable housing. Specifically, a Tier 3 project is permitted a maximum increase of two (2) additional stories and up to 22 additional feet in building height, resulting in a total maximum building height of 67 feet in lieu of the maximum 45 feet otherwise permitted by the underlying [Q]R4-1-RIO Zone. This requested incentive will allow the developer to increase the height of the structure to allow the units reserved for affordable housing to be constructed and increase the overall space dedicated to residential uses. The incentive further supports the applicant's decision to reserve 41 dwelling units for Extremely Low Income Households and facilitates the creation of affordable housing units.

Open Space. The requested open space incentive, allowing for a maximum 25 percent reduction of the open space requirement, is expressed in the Menu of Incentives in the TOC Guidelines which permit exceptions to zoning requirements that result in building design or construction efficiencies that facilitate the creation of affordable housing. The requested incentive allows the developer to reduce open space requirements so that affordable housing units reserved for Extremely Low Income Households can be constructed and the overall space dedicated to residential uses is increased. The incentive further supports the applicant's decision to reserve 41 dwelling units for Extremely Low Income Households and facilitates the creation of affordable housing units.

Therefore, the two (2) Additional Incentives are necessary to provide for affordable housing costs.

b. *The Incentives <u>will have</u> a specific adverse impact upon public health and safety or the physical environment, or on any real property that is listed in the California Register of Historical Resources and for which there are no feasible methods to satisfactorily mitigate or avoid the specific adverse Impact without rendering the development unaffordable to low-income and moderate-income households. Inconsistency with the zoning ordinance or the general plan land use designation shall not constitute a specific, adverse impact upon the public health or safety (Government Code Section 65915(d)(B) and 65589.5(d)).*

There is no evidence that the proposed incentives will have a specific adverse impact upon public health and safety or the physical environment, or any real property that is listed in the California Register of Historical Resources. A "specific adverse impact" is

defined as "a significant, quantifiable, direct and unavoidable impact, based on objective, identified written public health or safety standards, policies, or conditions as they existed on the date the application was deemed complete" (LAMC Section 12.22-A,25(b)). The project does not involve a contributing structure in a designated Historic Preservation Overlay Zone or on the City of Los Angeles list of Historical-Cultural Monuments. According to ZIMAS, the project site does not fall within a Methane Hazard Site, an Alquist-Priolo Fault Zone, a Preliminary Fault Rupture Study Area, Flood Zone, Landslide Area, Tsunami Inundation Zone, a Very High Fire Hazard Severity Zone, Hillside Area, or BOE Special Grading Area. The project site is located within a Liquefaction Area and is located within approximately 8.06 kilometers of the nearest fault zone (Northridge Fault). Therefore, there is no substantial evidence that the proposed project, and thus the requested incentives, will have a specific adverse impact on the physical environment, on public health and safety or the physical environment, or on any Historical Resource.

c. The incentives are contrary to state or federal law.

There is no substantial evidence in the record indicating that the requested incentives are contrary to any state or federal law.

SITE PLAN REVIEW FINDINGS

2. **The project is in substantial conformance with the purposes, intent and provisions of the General Plan, applicable community plan, and any applicable specific plan.**

The elements of the General Plan establish policies that provide for the regulatory environment in managing the City and for addressing concerns and issues. There are 12 elements of the General Plan. The majority of the policies derived from these elements are in the form of code requirements of the Los Angeles Municipal Code. Except for those entitlements requested herein, the project does not propose to deviate from any of the requirements of the Los Angeles Municipal Code. The Land Use Element of the General Plan is divided into 35 Community Plans.

The subject property is located within the Van Nuys – North Sherman Oaks Community Plan area which is one of the 35 Community Plans that make up the Land Use Element of the General Plan. The Van Nuys – North Sherman Community Plan Area Map designates the subject property for General Commercial Land Uses land uses corresponding to the C1.5, C2, C4, RAS3, and RAS4 zones. While the R4 Zone is not a corresponding zone to the General Commercial land use designation, the R4 Zone is more restrictive than the C1.5, C2, C4, RAS3, and RAS4 zones. For each land use category, the Community Plan permits all identified corresponding zones, as well as those zones that are more restrictive, as referenced in LAMC Section 12.23. The property is not located within the boundaries of or subject to any specific plan, community design overlay, or interim control ordinance.

The proposed project is consistent with, and meets the goals, objectives, and policies of the Van Nuys – North Sherman Community Plan. The proposed residential development will result in a net increase of 405 dwelling units on the subject property, adding new desirable multi-family housing to the region and contribute to the City's affordable housing stock. The project meets the intent of the following goals, objectives, and policies of the Van Nuys – North Sherman Community Plan:

Goal 1: A safe, secure, and high quality residential environment for all economic, age, and ethnic segments of the community.

Objective 1-1: To provide for the preservation of existing housing and for the development of new housing to meet the diverse economic and physical needs of the existing residents and projected population of the Plan area to the year 2010.

Policy 1-1.4: Protect the quality of the residential environment through attention to the appearance of communities, including attention to building and site design.

Objective 1-2: To locate new housing in a manner which reduces vehicular trips and makes it accessible to services and facilities.

Policy 1-2.1: Locate higher residential densities near commercial centers, light rail transit stations, and major bus routes where public service facilities and utilities will accommodate this development.

Policy 1-2.3: Encourage multiple residential development in commercial zones.

Objective 1-5: To promote and ensure the provision of adequate housing for all persons regardless of income, age, or ethnic background.

Policy 1-5.1: Promote greater individual choice in type, quality, price, and location of housing.

The project makes a both practical and efficient use of the subject property by locating new, higher density residential development near transit lines and neighborhood services. The resulting development will thus be located in a manner that has the potential to reduce vehicular trips. The project will also provide a mix of market rate and affordable units, thereby promoting the provision of adequate housing for all persons relative to income. The project meets all applicable design guidelines and standards, and is a residential development with an appropriate, context-sensitive scale. The project will be conditioned and designed to contribute towards a pedestrian-friendly environment that is safe for all modes of transportation. Furthermore, the project is located within one-half mile of the Metro Local 165 and Metro Next Gen Rapid 234 bus lines. The provision of well-designed multi-family housing, which includes restricted affordable units, ensures a project that will complement the existing neighborhood while also providing valuable housing stock to current and future residents.

The proposed project is consistent with the objectives, and policies, of the **General Plan's Housing Element 2021 – 2029** adopted in November 2021 as described below:

Objective 1.2: Facilitate the production of housing, especially projects that include Affordable Housing and/or meet Citywide Housing Priorities.

Policy 1.2-1: Expand rental and for-sale housing for people of all income levels. Prioritize housing developments that result in a net gain of Affordable Housing and serve those with the greatest needs.

Objective 1.3: Promote a more equitable distribution of affordable housing opportunities throughout the city, with a focus on increasing Affordable Housing in Higher Opportunity Areas and in ways that further Citywide Housing Priorities.

Policy 1.3-1: Prioritize housing capacity, resources, policies and incentives to include Affordable Housing in residential development, particularly near transit, jobs, and in Higher Opportunity Areas.

The project will redevelop an underutilized site that is presently vacant with a new six-story residential building, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households. In addition, the residential development would accommodate a variety of household sizes with a mix of studio units, one-bedroom units, two-bedroom units, and three-bedroom units. The project site has street frontage along Sepulveda Boulevard, a major commercial thoroughfare, that consists of a wide variety of commercial, residential, and institutional uses. The project site is also located within one-half mile of Metro Local 165 and Metro Next Gen Rapid 234 bus lines. The project's proximity to public transit would allow individuals to connect to essential services and centers, including employment centers, schools, and grocery markets. As such, the proposed project would complement the surrounding community while expanding housing opportunities along a transit-rich area.

The proposed project is also consistent with the policies, of the **General Plan's Mobility Element**, also known as Mobility Plan 2035, which seek to meet the ultimate goal of developing a balanced transportation network for all users. The project supports the following policies of the Mobility Element:

Policy 3.3: Promote equitable land use decisions that result in fewer vehicle trips by providing greater proximity and access to jobs, destinations, and other neighborhood services.

Policy 5.2: Support ways to reduce vehicle miles traveled (VMT) per capita.

Policy 5.4: Continue to encourage the adoption of low and zero emission fuel sources, new mobility technologies, and supporting infrastructure.

The project site is located within a Tier 3 Transit Oriented Communities area, located within 300 feet of the intersection of Sepulveda Boulevard and Vanowen Street where the Metro Local 165 and Metro Next Gen Rapid 234 bus lines that provide intersecting service at peak headways of 15 minutes or less. In addition, the project will provide a total of 194 bicycle parking stalls including, 176 long-term, and 18 short-term parking stalls. Bicycle parking will be located in areas that are easily accessible by both residents and visitors. Long-term bicycle parking will be housed in four (4) bike rooms located on the P1 Level of the parking garage, while short-term bike parking will be located along the sidewalks and pedestrian walkways on both Sepulveda Boulevard and Columbus Avenue. The project's proximity to multiple public transit lines and ample provision of bicycle parking provides residents access to various modes of transportation. The nearby public transit lines and provision of bicycle parking enable residents to access work centers, destinations, and other neighborhood services across Los Angeles. Furthermore, of the total parking number of vehicle parking stalls provided, 30 percent will be EV capable, which will further support and encourage the adoption

of low and zero emission vehicles. Therefore, the project supports the reduction of VMT per capita, connecting individuals to public transportation infrastructure, and encourages the adoption of low and zero emission fuel sources.

As detailed above, the proposed project is in substantial conformance with the purposes, intent and provisions of the Van Nuys – North Sherman Community Plan and General Plan. The project is consistent with the applicable general plan designation and policies as well as with applicable zoning designation and regulations.

3. **The project consists of an arrangement of buildings and structures (including height, bulk and setbacks), off-street parking facilities, loading areas, lighting, landscaping, trash collection, and other such pertinent improvements that is or will be compatible with existing and future development on adjacent properties and neighboring properties.**

   The arrangement of the proposed development is consistent and compatible with existing and future development within the surrounding properties. The subject property is located within the Van Nuys – North Sherman Oaks Community Plan area, with street frontage along the east side of Sepulveda Boulevard, and street frontage along the west side of Columbus Avenue. The project site is located mid-block between Vanowen Street to the north, and Kittridge Street to the south.

   The project will redevelop the predominately vacant subject site with a new a six-story residential building, 66 feet in height, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households.

   Properties within the vicinity of the project site are zoned C2-1VL-RIO, [Q]R4-1-RIO, [Q]RD1.5-1-RIO, P-1VL-RIO, and PF-1XL-RIO and are designated for Neighborhood Office Commercial, General Commercial, Community Commercial, Low Medium II Residential, and Public Facilities land uses. The surrounding properties are developed with a variety of commercial, institutional, and residential uses, whose buildings range from one to two stories in height. Adjoining the project site to the north is a C2-1VL-RIO and P-1VL-RIO zoned property improved with a single-story, multi-tenant commercial corner development and surface parking lot, as well as an adult day care center (Center for Healthy Living). Abutting the project site to the east, across Columbus Avenue, is a PF-1XL-RIO zoned property that is improved with an elementary school (Columbus Elementary Avenue). Adjoining the project site to the south, is a [Q]R4-1-RIO zoned property that is improved with a convalescent hospital Beverly Manor Convalescent Center). Abutting the project site to the west, across Sepulveda Boulevard are [Q]RD1.5-1-RIO zoned properties developed with three-story small lot homes. Abutting the project site to the northwest, across Sepulveda Boulevard, is a C2-1VL-RIO zoned property, developed commercial uses, including a locksmith, dry cleaners, restaurant, and fishing store, as well as used car dealerships.

   The proposed project, reaching a maximum height of 66 feet, containing six stories, and three levels of subterranean parking, although larger than most existing developments in the area, is situated along Sepulveda Boulevard, a major commercial thoroughfare. Properties along Sepulveda Boulevard have less restrictive zoning that allow for larger scale development. In addition, all vehicle parking will be located underground and will not be visible to the public right-of-way. Furthermore, the project meets minimum required setbacks, and provides a sufficient number of trees and landscaping that will help to maintain compatibility with neighboring properties.

Height, Bulk, and Setbacks

The subject property is zoned [Q]R4-1-RIO and is designated for General Commercial land uses. While the Height District 1 for an R4 Zone generally allows for unlimited building height, the Van Nuys – North Sherman Oaks Community Plan Footnote No. 2 places properties with General Commercial land use designations in the 1VL Height District. Height District 1VL limits the maximum building height in the R4 Zone to 45 feet. As such, the applicant is requesting an Additional Incentive for an increase in building height by two additional stories up to 22 additional feet, for maximum building height of 66 feet, up to six (6) stories.

The R4-1 zoning of the site typically allows for a maximum Floor Area Ratio (FAR) of 3:1; however, as permitted through the Transit Oriented Communities (TOC) Affordable Housing Incentive Program and LAMC Section 12.22 A.25, Housing Developments may qualify for a FAR increase in exchange for setting aside a portion of the proposed residential units toward affordable housing. The project is therefore requesting a Base Incentive to permit an increase in the maximum allowable FAR by 50 percent. The project proposes a an FAR of 3.18:1, equating to a total floor area of 268,770 square feet, in lieu of the otherwise permitted FAR of 3:1. The requested TOC Base Incentive to allow for an increased FAR is intended to allow for the construction of more units, including affordable units, while remaining in compliance with all other applicable zoning regulations. The incentive further supports the applicant's decision to reserve 41 units reserved for Extremely Low Income Households, and facilitates the creation of affordable housing units.

The project will meet all minimum setback requirements of the subject site's underlying R4-1 zoning. The project will observe a westerly front yard setback of 18 feet, 7 inches along Sepulveda Boulevard, northerly side yard setback of 9 feet, a southerly side yard setback of 28 feet and an easterly rear yard setback of 18 feet along Columbus Avenue. The project is not seeking any Additional Incentives for deviations in required setbacks.

To minimize the bulk and massing of the proposed building, the project includes variations in building materials and the exterior walls of the building are also articulated, incorporating street-facing balconies and windows. The project will include design elements that reinforce the building's orientation to the street, such as a glass façade with a well-defined, easily recognizable main entrance. The project consists of two- and three-story masses which overlap and bypass one another. A consistent palette of white stucco, window detailing, and projecting balcony detailing are applied uniformly. A collection of public green spaces weave between and below the blocks and are mirrored with a roof deck providing southern views. In addition, trees and landscaping are utilized to create an attractive buffer between the easterly and westerly exterior walls and the public rights-of-way. As such, the project design employs various architecture methods to establish a distinguishable and attractive building design. A variety of building materials and finishes, as well as landscape and hardscape materials, will result in a design that is complementary to the neighborhood.

Parking

The project proposes a total of 556 vehicle parking stalls and a total of total of 194 bicycle parking stalls including, 176 long-term, and 18 short-term parking stalls. Vehicle parking will be located within three (3) subterranean parking levels and will not be visible from the public right-of-way or adjacent properties. Vehicular ingress and egress to the site is provided via single driveway that extends from the southwest corner of the site from Sepulveda Boulevard to the southeast corner of the property along Columbus. The project would maintain the existing curb cuts at the site, one (1) on Sepulveda Boulevard, and one (1) on Columbus

Avenue. The curb cut along Columbus Avenue will only be used for emergency access only, as the permanent Qualified "Q" Condition on the site prohibits vehicular traffic to Columbus Avenue. Access to project's subterranean parking is located at the westerly portion of the driveway. By maintaining the existing curb cuts, the project will help to create a more pedestrian-friendly environment. Passenger pick-up and drop-off areas will be located within the 28-foot-wide driveway adjoining the building to the south providing a safe distance from busy traffic along Sepulveda Boulevard. Bicycle parking will be located in areas that are easily accessible by both residents and visitors. Long-term bicycle parking will be housed in four (4) bike rooms located on the P1 Level of the parking garage, while short-term bike parking will be located along the sidewalks and pedestrian walkways on both Sepulveda Boulevard and Columbus Avenue. The project's proximity to multiple public transit lines and ample provision of bicycle parking provides residents access to various modes of transportation. Therefore, for the reasons stated above, the off-street parking facilities will be compatible with the existing and future developments in the neighborhood.

Lighting

Lighting for the proposed project has been conditioned to be designed and installed with shielding, such that the light source cannot be seen from adjacent residential properties, the public right-of-way, nor from above. Therefore, the lighting will be compatible with the existing and future developments in the neighborhood.

Landscaping

The project will provide 32,813 square feet of landscaped area throughout the interior and along the perimeter of the subject property. The planting palette consists of a variety of shrubs, perennials, and trees that are intended to provide shading where needed, reduce surface temperatures, as well as maintain compatibility with adjacent residential uses. The project will provide a total of 115 trees inclusive of seven (7) street trees. In addition, the project has been conditioned to require that all areas not used for buildings, driveways, or amenities will consist of landscaping. Therefore, as designed and conditioned, the on-site landscaping of the proposed project will be compatible with the existing and future developments in the neighborhood.

Trash Collection

The project will include centralized on-site trash collection for both refuse and recyclable materials, in conformance with the LAMC. Compliance with these regulations will allow the project to be compatible with existing and future development. Additionally, all trash and recycling areas are conditioned to be enclosed and not visible to the public. Trash collection will occur within three (3) separate trash/recycle rooms located at the ground floor of the building. The project includes trash and recycling chutes throughout the building to encourage recycling and keep trash and recycling hidden from the view of residents and neighbors.

As described above, the project consists, of an arrangement of buildings and structures (including height, bulk, and setbacks), off-street parking facilities, lighting, landscaping, trash collection, and other such pertinent improvements that will be compatible with existing and future development on adjacent and neighboring properties.

4. **Any residential project provides recreational and service amenities to improve habitability for its residents and minimize impacts on neighboring properties.**

   The project provides several recreational amenities for the residents of the project. Pursuant to Section 12.21-G,2 of the LAMC, there shall be 100 square feet of open space provided for each residential unit having less than three habitable rooms; 125 square feet of open space provided for each residential unit consisting of three habitable rooms; and 175 square feet of open space provided for each residential unit containing more than three habitable rooms.

   The project proposes a six-story residential building containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households. The proposed building's residential units will consist of 94 studio units, 195 one-bedroom units, 115 two-bedroom units, and one (1) three-bedroom unit. Whereas 43,750 square feet of open space is required by the LAMC, the project is seeking an Additional Incentive to allow for a maximum 25 percent reduction of the open space requirement and will provide 32,866 square feet of open space that will comprise of private balconies, a fitness center, a recreation room, lounge, pool deck, roof terraces, and roof decks. These amenities would provide residents with spaces for gathering, socialization, recreation, and relaxation. The project will provide 32,813 square feet of landscaped area throughout the interior and along the perimeter of the subject property. All of the outdoor spaces will be landscaped and planted with a variety of trees and other plants, which will provide shade and greenery for residents, enhance the physical environment, reduce surface temperatures, and reduce potential impacts on adjacent properties. For transit-dependent residents, the subject property is located approximately 250 feet from the Metro Local 165 and Metro Next Gen Rapid 234 bus lines that provide intersecting service at peak headways of 15 minutes or less. Lastly, the project will provide a total of 194 bicycle parking stalls that will be located in areas that are easily accessible by both residents and visitors. Therefore, the project provides many different recreational and service amenities which will improve habitability for residents and will minimize impacts on neighboring properties.

ADDITIONAL MANDATORY FINDINGS

5. **Flood Hazard Finding.** The National Flood Insurance Program rate maps, which are a part of the Flood Hazard Management Specific Plan adopted by the City Council by Ordinance No. 172,081, have been reviewed and it has been determined that this project is located in Zone C, areas minimal flooding.

6. **SCEA.** The City of Los Angeles finds that the Proposed Project complies with the requirements of CEQA for using an SCEA as authorized pursuant to Public Resources Code Section 21155.2(b). The City of Los Angeles has determined that:

   The Project is a Transit Priority Project (TPP) pursuant to PRC Section 21155:

   a. The Project is consistent with the general use designation, density, building intensity, and applicable policies specified in the project area in the current SCAG RTP/SCS.

   b. The Project contains at least 50 percent residential use, based on total building square footage, and if the project contains between 26 percent and 50 percent non-residential uses, a floor area ratio of not less than 0.75;

   c. The Project provides a minimum net density of at least 20 dwelling units per acre;

d. The Project is within one-half mile of a major transit stop or high-quality transit corridor included in a regional transportation plan, consistent with PRC Section 21155(b). A major transit stop means a site containing an existing rail transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods. A high-quality transit corridor means a corridor with fixed route bus service with service intervals no longer than 15 minutes during peak commute hours.

The Transit Priority Project has incorporated all feasible mitigation measures, performance standards, or criteria set forth in the following prior applicable EIRs: SCAG's 2020-2045 RTP/SCS EIR.

An initial study has been prepared and circulated in compliance with PRC Section 21155.2(b). A public hearing on the SCEA, and all comments received on the SCEA, will be considered by the City Planning Commission prior to SCEA adoption and approval of the Project.

All potentially significant or significant effects required to be identified in the initial study have been identified and analyzed.

With respect to each significant effect on the environment required to be identified in the initial study, either of the following apply:

i. Changes or alterations have been required in or incorporated into the project that avoid or mitigate the significant effects to a level of insignificance.

ii. Those changes or alterations are within the responsibility and jurisdiction of another public agency and have been, or can and should be, adopted by that other agency.

TRANSIT ORIENTED COMMUNITIES AFFORDABLE HOUSING INCENTIVE PROGRAM BACKGROUND

Measure JJJ was adopted by the Los Angeles City Council on December 13, 2016. Section 6 of the Measure instructed the Department of City Planning to create the Transit Oriented Communities (TOC) Affordable Housing Incentive Program, a transit-based affordable housing incentive program. The measure required that the Department adopt a set of TOC Guidelines, which establish incentives for residential or mixed-use projects located within ½ mile of a major transit stop. Major transit stops are defined under existing State law.

The TOC Guidelines, adopted September 22, 2017, establish a tier-based system with varying development bonuses and incentives based on a project's distance from different types of transit; a project in closer proximity to significant rail stops or the intersection of major bus rapid transit lines is rated a higher tier. The largest bonuses are reserved for those projects in the highest tiers. Required percentages of affordable housing are also increased incrementally in each higher tier. The incentives provided in the TOC Guidelines describe the range of bonuses from particular zoning standards that applicants may select.

OBSERVANCE OF CONDITIONS – TIME LIMIT – LAPSE OF PRIVILEGES

All terms and conditions of the Director's Determination shall be fulfilled before the use may be established. The instant authorization is further conditional upon the privileges being utilized within **three years** after the effective date of this determination and, if such privileges are not utilized, building permits are not issued, or substantial physical construction work is not begun

within said time and carried on diligently so that building permits do not lapse, the authorization shall terminate and become void.

TRANSFERABILITY

This determination runs with the land. In the event the property is to be sold, leased, rented or occupied by any person or corporation other than yourself, it is incumbent that you advise them regarding the conditions of this grant. If any portion of this approval is utilized, then all other conditions and requirements set forth herein become immediately operative and must be strictly observed.

VIOLATION OF THESE CONDITIONS, A MISDEMEANOR

Section 11.00 of the LAMC states in part (m): "It shall be unlawful for any person to violate any provision or fail to comply with any of the requirements of this Code. Any person violating any of the provisions or failing to comply with any of the mandatory requirements of this Code shall be guilty of a misdemeanor unless that violation or failure is declared in that section to be an infraction. An infraction shall be tried and be punishable as provided in Section 19.6 of the Penal Code and the provisions of this section. Any violation of this Code that is designated as a misdemeanor may be charged by the City Attorney as either a misdemeanor or an infraction.

Every violation of this determination is punishable as a misdemeanor unless provision is otherwise made, and shall be punishable by a fine of not more than $1,000 or by imprisonment in the County Jail for a period of not more than six months, or by both a fine and imprisonment."

APPEAL PERIOD - EFFECTIVE DATE

This grant is not a permit or license and any permits and/or licenses required by law must be obtained from the proper public agency. If any Condition of this grant is violated or not complied with, then the applicant or their successor in interest may be prosecuted for violating these Conditions the same as for any violation of the requirements contained in the Los Angeles Municipal Code (LAMC).

This determination will become effective after the end of appeal period date on the first page of this document, unless an appeal is filed with the Department of City Planning. An appeal application must be submitted and paid for before 4:30 PM (PST) on the final day to appeal the determination. Should the final day fall on a weekend or legal City holiday, the time for filing an appeal shall be extended to 4:30 PM (PST) on the next succeeding working day. Appeals should be filed early to ensure the Development Services Center (DSC) staff has adequate time to review and accept the documents, and to allow appellants time to submit payment.

An appeal may be filed utilizing the following options:

Online Application System (OAS): The OAS (https://planning.lacity.org/oas) allows entitlement appeals to be submitted entirely electronically by allowing an appellant to fill out and submit an appeal application online directly to City Planning's DSC, and submit fee payment by credit card or e-check.

Drop off at DSC. Appeals of this determination can be submitted in-person at the Metro or Van Nuys DSC locations, and payment can be made by credit card or check. City Planning has established drop-off areas at the DSCs with physical boxes where appellants can drop off appeal applications; alternatively, appeal applications can be filed with staff at DSC public counters.

Appeal applications must be on the prescribed forms, and accompanied by the required fee and a copy of the determination letter. Appeal applications shall be received by the DSC public counter and paid for on or before the above date or the appeal will not be accepted.

Forms are available online at http://planning.lacity.org/development-services/forms. Public offices are located at:

Metro DSC
(213) 482-7077
201 North Figueroa Street, 4th Floor
Los Angeles, CA 90012
Planning.figcounter@lacity.org

Van Nuys DSC
(818) 374-5050
6262 Van Nuys Boulevard, Suite 251
Van Nuys, CA 91401
Planning.mbc2@lacity.org

West Los Angeles DSC
(CURRENTLY CLOSED)
(310) 231-2901
1828 Sawtelle Boulevard, 2nd Floor
Los Angeles, CA 90025
Planning.westla@lacity.org

City Planning staff may follow up with the appellant via email and/or phone if there are any questions or missing materials in the appeal submission, to ensure that the appeal package is complete and meets the applicable LAMC provisions.

If you seek judicial review of any decision of the City pursuant to California Code of Civil Procedure Section 1094.5, the petition for writ of mandate pursuant to that section must be filed no later than the 90th day following the date on which the City's decision became final pursuant to California Code of Civil Procedure Section 1094.6. There may be other time limits which also affect your ability to seek judicial review.

Verification of condition compliance with building plans and/or building permit applications are done at the City Planning Metro or Valley DSC locations. An in-person or virtual appointment for Condition Clearance can be made through the City's BuildLA portal (appointments.lacity.org). The applicant is further advised to notify any consultant representing you of this requirement as well.

QR Code to Online Appeal Filing

QR Code to Forms for In-Person Appeal Filing

QR Code to BuildLA Appointment Portal for Condition Clearance

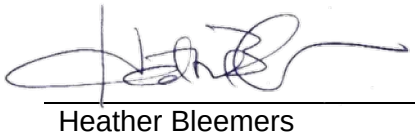
Pursuant to LAMC Section 12.22 A.25(g)(2)(i)(f), only an applicant, abutting property owners, and abutting tenants can appeal the TOC portion of this Determination. Pursuant to LAMC Section 16.05, any party can appeal the Site Plan Review portion of this Determination. Per the Density Bonus Provision of State Law (Government Code Section §65915) the Density Bonus increase in units above the base density zone limits, increase in FAR, and the appurtenant parking reductions are not a discretionary action and therefore cannot be appealed. Only the requested incentives are appealable. Per Sections 12.22 A.25 and 12.22 A.31 of the LAMC, appeals of Transit Oriented Communities Affordable Housing Incentive Program cases are heard by the City Planning Commission.

Note of Instruction Regarding the Notice of Exemption: Applicant is hereby advised to file the Notice of Exemption for the associated categorical exemption after the issuance of this letter. If

filed, the form shall be filed with the County of Los Angeles, 12400 Imperial Highway, Norwalk, CA 90650, pursuant to Public Resources Code Section 21152 (b). More information on the associated fees can be found online here: https://www.lavote.net/home/county-clerk/environmental-notices-fees. The best practice is to go in person and photograph the posted notice in order to ensure compliance. Pursuant to Public Resources Code Section 21167 (d), the filing of this notice of exemption starts a 35-day statute of limitations on court challenges to the approval of the project. Failure to file this notice with the County Clerk results in the statute of limitations, **and the possibility of a CEQA appeal**, being extended to 180 days.

VINCENT P. BERTONI, AICP
Director of Planning

Approved by:



Heather Bleemers
Senior City Planner

Prepared by:

Trevor Martin

Trevor Martin
City Planner

Attachments:
Exhibit A: Architectural Plans and Landscape Plans

Exhibit A:
Approved Project Plans

SET ISSUE

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

75%
Construction
Document

NOT FOR CONSTRUCTION
REFERENCE ONLY

W.PA
works progress architecture

www.worksarchitecture.net
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EXHIBIT "A"
Page No. 1 of 28
Case No. DIR-2022-5107-TOC-SPR-VHCA

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Glendale, CA 91311
818.219.2039
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PROJECT INFORMATION

SEPULVEDA: 6728 SEPULVEDA BLVD
LOS ANGELES, CA 91411

OWNER: 6728 Sepulveda QOZB LLC

PROJECT DESCRIPTION:

THE NEW CONSTRUCTION OF 405 DWELLING UNITS, 556 PARKING SPACES, AND AMENITIES WITHIN A MAIN RESIDENTIAL BUILDING.

Base Request Incentives:

1. Density Bonus of 70% Per Tier 3 TOC
2. 50% FAR Bonus for R4 in Tier 3 TOC
3. Reduction of 0.5 Parking Per Tier 3 TOC

Additional Request Incentives:

1. + 22' to height per TOC Tier 3
2. 25% reduction in Open Space

CONSTRUCTION TYPE: TYPE III OVER TYPE I PODIUM
(NEW CONSTRUCTION)

ZONING: (Q)R4-1-RIO

FLOOD ZONE: OUTSIDE FLOOD ZONE

SITE AREA: 94,951 SF

SETBACKS:
- **Front (Sepulveda)**: Required: 15' I Proposed: 18'-7"
- **Rear* (Columbus)**: Required: 15' I Proposed: 18'
- **Side**: Required: 9' I Proposed: 9'

Note: Per (Q) R5-1: No.2 That vehicular access to Columbus Avenue shall be prohibited.

REQUIRED DENSITY: A residential project in the R4 Zone is calculated as 1 dwelling unit per 400 square feet.
- By right Allowence: 238 Units

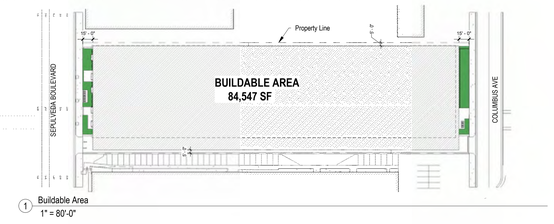
PROJECT DENSITY: Tier 3 TOC + 70% of By Right Units,
Added to By Right total: 405 Units. Affordable: 41 Units (10% ELI)

REQUIRED BUILDING HEIGHT:
- The Van Nuys - North Sherman Oaks Community Plan restricts the maximum height of the parcel to 45 feet (5 Story)
- Tier 3 TOC with any height increases over 11 feet to be stepped-back at least 15 feet from the exterior face of the Ground Floor of the building located along any street frontage.

PROPOSED BUILDING HEIGHT: 66' (6 story) Per Tier 3 TOC

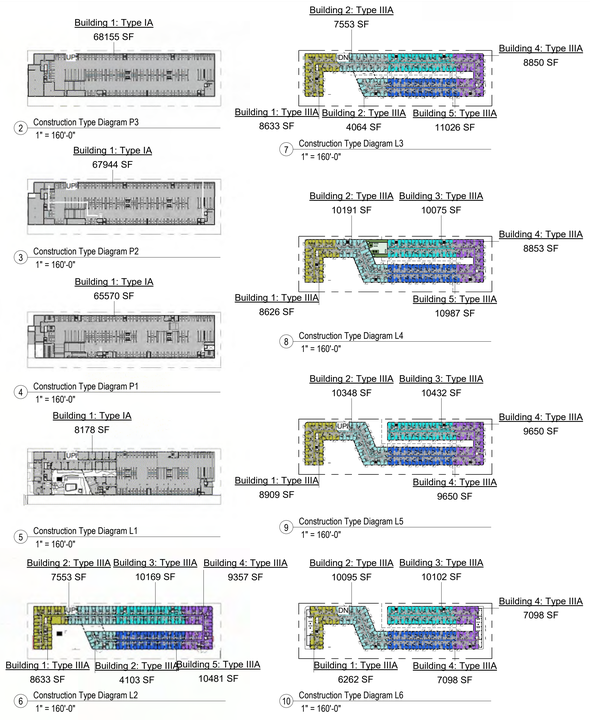
BUILDABLE AREA

BUILDABLE AREA = ALL PORTION OF THE A LOT, EXCLUDING THOSE PORTIONS OF THE LOT WHICH MUST BE RESERVED FOR YARD SPACES, BUILDING LINE SETBACK SPACE, OR WHICH MAY ONLY BE USED FOR ACCESSORY BUILDINGS OR USES PER LAMC 12.03



1 Buildable Area
1" = 80'-0"

CONSTRUCTION TYPE DIAGRAMS & FIRE SEPERATION ON TYPE IIIA



UNIT COUNTS

FLOOR	STUDIO	1 BED	1 BED+DEN	2 BED	3 BED	SUB-TOTAL
2ND FLOOR	19	41	1	24	-	85
3RD FLOOR	19	40	1	25	-	85
4TH FLOOR	19	35	3	24	-	81
5TH FLOOR	19	37	3	23	-	82
6TH FLOOR	18	31	3	19	1	72
SUB- TOTAL	**94**	**184**	**11**	**115**	**1**	
	23.2%	**45.4%**	**2.8%**	**28.4%**	**0.2%**	
					TOTAL:	**405**

TYPICAL UNITS (SF)

UNIT TYPE	SF
STUDIO	+/- 365
1 BED + 1 BATH	+/- 495
1 BED + DEN	+/- 620
2 BED + 2 BATH	+/- 910
3 BED + 2 BATH	+/- 1185

AFFORDABLE UNITS

UNIT TYPES	TOTAL UNITS	MIX %	10% ELI	AFFORDABLE UNIT
STUDIO	94	23.2%	9.4	**9**
1 BED	195	48.2%	19.5	**20**
2 BED	115	28.4%	11.5	**12**
3 BED	1	0.2%	0.1	**0**
	405	100%	40.5	**41**

BIKE PARKING CALCULATIONS

NOTES

REQUIRED BIKE PARKING:

PER LAMC 12.21 A16(a)(1)(i) FOR ALL RESIDENTIAL BUILDINGS OTHER THAN HOTELS AND MOTELS CONTAINING MORE THAN THREE DWELLING UNITS, LONG- AND SHORT-TERM BICYCLE PARKING SHALL BE PROVIDED ACCORDING TO THE RATIOS SPECIFIED FOR EACH MARGINAL INCREMENT OF DWELLING UNITS SPECIFIED IN TABLE 12.21 A.16(A)(1)(i).

REQUIRED BIKE PARKING

	UNITS	SHORT TERM REQUIRED	LONG TERM REQUIRED
BIKE PARKING	405	18	176
GRAND TOTAL			194

Bike Parking Schedule

Level	Comments

Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	

AUTOMOBILE PARKING

NOTES

REQUIRED PARKING

<3 habitable rooms = 1 parking space; 3 habitable rooms = 1.5 parking spaces;
>3 habitable rooms = 2 parkings spaces; per LAMC 12.21.4(a)

94 - studios x 1 stall = 94 stalls
183 - 1 beds x 1.5 stalls = 274 stalls
12 - 1 bed + den = 2 stalls = 24 stalls
116 - 2+3 beds x 2 stalls = 232 stalls

Required = 624 stalls
Tier 3 TOC reduction of .5 = 203 stalls Required

PROVIDED PARKING

TYPE	P1	P2	P3	L1	TOTAL
COMPACT	30	31	38	24	123
ADA CAR	5	-	-	1	6
ADA VAN	1	-	-	-	1
TANDEM COMPACT	7	4	4	7	22
TANDEM	9	14	7	3	33
STANDARD	44	59	95	6	204
EV	24	36	-	44	104
EVCS	12	22	22	-	56
EVCS ADA Aisle	3	-	-	1	4
EVCS VAN Aisle	1	-	-	-	1
EVCS Aisle	-	1	1	-	2
GRAND TOTAL	136	167	167	86	556

203 RESIDENTIAL STALLS REQUIRED
556 RESIDENTIAL STALLS PROVIDED

OPEN SPACE

NOTES

REQUIRED COMMON OPEN SPACE:

OPEN SPACE REQUIREMENTS PER LAMC 12.21 G 2:

100 SF/UNIT < 3 HABITABLE ROOMS (STUDIO & 1 BR UNITS)
125 SF/UNIT = 3 HABITABLE ROOMS (2 BR & 1 BR+DEN UNITS)
175 SF/UNIT > 3 HABITABLE ROOMS (3 BR UNITS)

NOTE:
1. A KITCHEN IS NOT CONSIDERED A HABITABLE ROOM FOR PURPOSES OF CALCULATING OPEN SPACE. (PER FOURTH PARA. ADDED BY ORD. NO. 171,753, EFF. 11/17/97)

REQUIRED OPEN SPACE

TYPE	# OF HABITABLE ROOMS	# OF UNITS	REQUIRED OPEN SPACE
1 BR	2	184	18,400
1 BR + DEN	3	11	1,375
2 BR	3	115	14,375
3 BR	4	1	175
STUDIO	1	94	9,400
GRAND TOTAL			43,725

REQUIRED INDOOR AREA FOR OPEN SPACE

PER LAMC 12.21 G.2(a)(4)(i) REC ROOMS MUST BE AT LEAST 600 SF FOR DEVELOPMENT OF MORE THAN 16 UNITS AND MUST NOT EXCEED 25% OF TOTAL REQUIRED OPEN SPACE.
MAX REQUIRED: 43,725 X 25% = MAX 10,932 SF

REQUIRED LANDSCAPED OPEN SPACE

PER LAMC 12.21 G.2(a)(4)(ii) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, **MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.**

A MINIMUM OF 25% OF THE COMMON OPEN SPACE AREA SHALL BE PLANTED WITH GROUND COVER, SHRUBS OR TREES.

MIN REQUIRED OPEN SPACE AREA = 32,793 SF
(25% Decreased Per TOC Tier 3 Incentives)
Menu of Incentives: Open Space. See LAMC 12.22A.25(f)(6)
i. Tiers 1&2 - Up to a 20% decrease in required open space
ii. Tiers 3&4 - Up to a 25% decrease in required open space

TOTAL OPEN SPACE	
OPEN SPACE:	**AREAS:**
GYM / RECREATION	2,464 SF
COMMUNITY ROOM	765 SF
AMENITY / RECREATION	3,591 SF
POOL DECK	9,924 SF
EAST ROOF TERRACE	736 SF
WEST ROOF TERRACE	733 SF
4TH LEVEL ROOF DECK	1,815 SF
BALCONIES / PATIOS (TOTAL 151)	7,550 SF
ROOF DECK	5,288 SF
TOTAL:	**32,866 SF**
REQUIRED:	**32,793 SF**
NEED:	**0 SF**

SITE AREA SUMMARY	
Property/ Lot Area:	**94,951 sf**
Building Footprint:	69,441 sf
Building Coverage:	73.1% *not incl. rear deck*
Impervious Area:	
Total Impervious Area: 74,240 sf	
Total Pervious Area: 20,711 sf	
TOTAL AREA	94,951 SF
IMPERVIOUS AREA	74,240 SF
LANDSCAPE AREA	20,711 SF
IMPERVIOUS PERCENTAGE	78%
REQ'D LID PLANTER AREA	6,965 SF
REQ'D PERMAVOID AREA	4,981 SF
MIN. PV PLANT FACTOR	0.34
PERMAVOID AREA ON PLAN	4,719 SF
TREATED TRIBUTARY AREA	85,189 SF

GRADING QUANTITIES	
AVERAGE EXISTING GRADE	XX
BUILDING PAD GRADE	XX
AVERAGE EXCAVATION DEPTH	XX FT
EXCAVATION FOOTPRINT	XX SF
CUT	XX CY
TOTAL ROUND	XX CY

GROSS FLOOR AREA

Gross Floor Areas per LADBS Standard of Measure

Level	Area	Area Type
Level P3	69152 SF	Floor Area
Level P2	69128 SF	Floor Area
Level P1	69126 SF	Floor Area
Level L1	58963 SF	Floor Area
Level L2	52897 SF	Floor Area
Level L3	52848 SF	Floor Area
Level L4	51154 SF	Floor Area
Level L5	51156 SF	Floor Area
Level L6	46618 SF	Floor Area
Grand total: 9	520642 SF	

MEASUREMENT PER CBC 202:
THE FLOOR AREA WITHIN THE INSIDE PERIMETER OF THE EXTERIOR WALLS OF THE BUILDING UNDER CONSIDERATION, EXCLUSIVE OF VENT SHAFTS AND COURTS, WITHOUT DEDUCTION FOR CORRIDORS, STAIRWAYS, RAMPS, CLOSETS, THE THICKNESS OF INTERIOR WALLS, COLUMNS OR OTHER FEATURES. THE FLOOR AREA OF A BUILDING, OR PORTION THEREOF, NOT PROVIDED WITH SURROUNDING EXTERIOR WALLS SHALL BE THE USABLE AREA UNDER THE HORIZONTAL PROJECTION OF THE ROOF OR FLOOR ABOVE. THE GROSS FLOOR AREA SHALL NOT INCLUDE SHAFTS WITH NO OPENINGS OR INTERIOR COURTS.

FAR CALCULATIONS

Area Schedule (FAR Diagrams)

Area	OccGroup
Not Placed	
0 SF	
FAR	
0 SF	
FAR Diagram	
Corridor	
0 SF	Corridor
Level P1	
FAR Diagram	
Trash	
1081 SF	Trash
Level L1	
FAR	
Mail Room	
1167 SF	Mail Room
FAR Diagram	
Corridor	
2720 SF	Corridor
Gym	
2664 SF	Gym
Lobby	
1309 SF	Lobby
Office	
1552 SF	Office
Open Space	
2098 SF	Open Space
Rec. Room	
1187 SF	Rec. Room
Storage	
8308 SF	Storage
Trash	
219 SF	Trash
Level L2	
FAR Diagram	
Corridor	
5482 SF	Corridor
Residential	
44084 SF	Residential
Trash	
266 SF	Trash

Area Schedule (FAR Diagrams)

Area	OccGroup
Level L3	
FAR Diagram	
Corridor	
5490 SF	Corridor
Residential	
44153 SF	Residential
Trash	
260 SF	Trash
Level L4	
FAR Diagram	
Corridor	
5683 SF	Corridor
Residential	
42130 SF	Residential
Trash	
272 SF	Trash
Level L5	
FAR Diagram	
Corridor	
5400 SF	Corridor
Residential	
42679 SF	Residential
Trash	
271 SF	Trash
Level L6	
FAR Diagram	
Corridor	
5411 SF	Corridor
Open Space	
4596 SF	Open Space
Residential	
37894 SF	Residential
Trash	
272 SF	Trash
266839 SF	

MEASUREMENT PER LAMC 12.03:
AREA IN SQUARE FEET CONFINED WITHIN THE EXTERIOR WALLS OF THE BUILDING BUT NOT INCLUDING THE AREA OF THE FOLLOWING: EXTERIOR WALLS, STAIRWAYS, SHAFTS, ROOMS HOUSING BUILDING OPERATING EQUIPMENT OR MACHINERY, PARKING AREAS WITH ASSOCIATED DRIVEWAYS AND RAMPS, SPACES FOR THE LANDING AND STORAGE OF HELICOPTERS, AND BASEMENT STORAGE AREAS.

ALLOWABLE FAR:

R4 ZONE: 3.00
TOC INCENTIVE: TOC TIER 3 ALLOWS A 50% INCREASE

TOTAL ALLOWED: 4.50

84,547 SITE AREA X 4.50 FAR

380,461.5 SF ALLOWABLE

268,770 SF PROPOSED (3.18 FAR)

PARCEL KEY MAP

6728 Sepulveda Blvd
Van Nuys, CA 91411

AERIAL MAP

6728 Sepulveda Blvd

N

ZONING SUMMARY

APPLICABLE CODES: City of Los Angeles Municipal Code (LAMC Planning & Zoning Code)			
Site Address: 6728 Sepulveda Blvd, Van Nuys CA 91411			Property Size: 94,951 SF
Tract: TR 24408	Assessor Parcel Number: 2235004010		Note: Lot Area Per Survey
Neighborhood Council: Van Nuys - North Sherman Oaks Community Plan			
Base Zone: (Q)R4-1-RIO	Overlay(s): (RIO) River Implementation Overlay, TOC - Tier 3	Height District: 1	District: Modified Parking Requirements District.
Residential Zone Primary Uses (Table 120-1):			
Primary Proposed Uses: Residential	Allowed: Residential		Limited: NA
Development Agreement - N/A			
FAR: As per entitlements	Max. Height: 66 Ft.		Max. Coverage: Per Entitlements
Density: As per entitlements	Ground Floor Window Std Apply: No		
Setbacks:	Front: (West): Street Lot Line - Sepuvelda. - 15 ft.		Side: (North): Street Lot Line - 9 ft.
	Rear*: (East): Street Lot Line - Columbus - 15 ft. *Refer to the "Q" Qualified classification. No.2 That vehicular access to Columbus Avenue shall be prohibited. Security Power Operated Gates Per LAFD Security Gate Access Requirements (LAMC 57.503.4.2) For Fire Apparatus and Fire Personnel Access Only		
	Side: (South): 28 ft. (Fire Apparatus Access Road)		
Open Space - LAMC 12.21.G.2			
	Required Open Space: 100 sf Open-Space Required per 1-BR Unit 125 sf Open-Space Required per 1-BR + Den Unit 125 sf Open-Space Required per 2-BR Unit 175 sf Open-Space Required per 3-BR Unit	**Common Open Space:** Per LAMC 12.21.G.2(a)(4)(i) Rec room (gym) must be at least 600 sf for development of more than 16 units and must not exceed 25% of total open space.	Per LAMC 12.21.G.2(a)(4)(ii) Roof decks in developments built at an R4, RAS4, and/or R5 density, regardless of the underlying zone, may be used in their entirety as common open space.

Accessible Dwelling Units

Type A Units Required	Units Required:	Units Provided:

LEGAL DESCRIPTION OF PROPERTY

THE LAND REFERRED TO HEREIN BELOW IS SITUATED VAN NUYS, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOT 1 OF TRACT NO. 24408, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1396 PAGES 1 THROUGH 6 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM THAT PORTION OF SAID PROPERTY LYING BELOW A DEPTH OF 500 FEET, MEASURED VERTICALLY FROM THE CONTOUR OF THE SURFACE THEREOF, PROVIDED, HOWEVER, THAT GRANTOR, ITS SUCCESSORS AND ASSIGNS, SHALL NOT HAVE THE RIGHT FOR ANY PURPOSE WHATSOEVER, TO ENTER UPON, INTO OR, THROUGH THE SURFACE OF THE PROPERTY GRANTED HEREIN, OR ANY PART THEREOF, LYING BETWEEN SAID SURFACE AND 500 FEET BELOW SAID SURFACE, AS EXCEPTED IN DEED EXECUTED BY SOUTHERN PACIFIC INDUSTRIAL DEVELOPMENT COMPANY, A TEXAS CORPORATION, RECORDED DECEMBER 27, 1979 AS INSTRUMENT NO. 79-1448356.

ALSO EXCEPT FROM THAT PORTION OF SAID LAND INCLUDED WITHIN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 16 WEST, ALL OIL, GAS, WATER, AND MINERALS RIGHTS NOW VESTED IN THE CITY OF LOS ANGELES, WITHOUT, HOWEVER, THE RIGHT TO USE THE SURFACE OF THE LAND OR ANY PORTION THEREOF, TO A DEPTH OF 500 FEET BELOW THE SURFACE, FOR THE EXTRACTION OF SUCH OIL, GAS, WATER, OR MINERALS, AS RESERVED BY THE CITY OF LOS ANGELES, BY DEED
RECORDED JULY 3, 1980 AS INSTRUMENT NO. 80-639622.

SUMMARY OF WORK

The new construction of 405 dwelling units and 556 parking spaces, within a main residential building with the amenities include, but are not limited to; common residential amenities such as a pool, roof deck, gym and amenity lounge.

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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

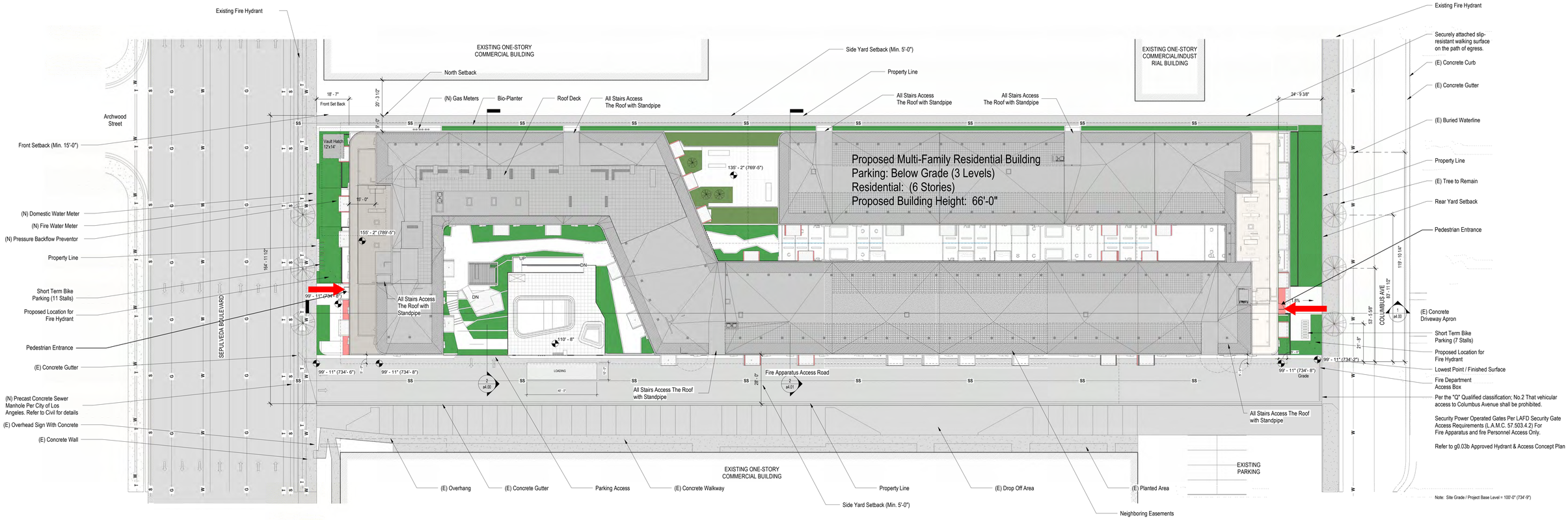
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Project Location & Code Summary

g0.04



20 0 20 40
1" = 20'-0" SCALE FEET

1 Site - Proposed
1" = 20'-0"

Property Info:

Project Address:
6728 Sepulveda Blvd,
Van Nuys, CA 91411

Legal Description
Lot: 1
Block: None
Tract: TR 24408

Base Zone: (Q)R4-1-RIO

Property/ Lot Area: **94,951 sf**
Building Footprint: 69,441 sf
Building Coverage: 73.1% *not incl. rear deck*

Impervious Area:

Total Impervious Area: 74,240 sf
Total Pervious Area: 20,711 sf

Site Plan General Notes:

1. Contractor To Verify Existing Utility Locations Prior To Construction. Typ.
2. Provide erosion control per civil.
3. Reference Roof Plan For Storm Drain Locations
4. Reference Foundation Plan For Under Slab Utility Locations
5. Water Meter and Connections to Main To Be Coordinate with LADWP
6. Gas Meter Placement by Plumbing Engineer
7. Re: Civil for Stormwater Management Systems
8. The fence walls on the North and South side of the property is not required.

On the North side of building:
-12.21.A6(d)(3), which states that no wall shall be required along a lot line abutting an alley, public parking area, or a P, PB, C, or M zones. The parcels located on the North sides are in C and P zones.

On the South side of building:
-Refer to sheet g0.03c for the community Driveway Covenant.
-There is a community driveway covenant in place, and is therefore a necessary driveway per 12.21.A6(d)(1)
- Section 12.21.A6(d) refers to parking area not driveways
- The driveway is a fire lane and we can't construct anything in that area. Refer to g0.03b for the approved hydrant & Access Concept Plan.

Site Description:

Area
Existing Building Area: **53,368 sf *per ZIMAS***
Proposed Building Area: **206,563 sf Below Grade Parking Garage**
312,439 sf Above Grade Multi Family Building
Total: **519,002 sf**

Dwelling Units
Existing Number of Dwelling Units: **100**
Total Proposed Number of Dwelling Units: **405**

Vehicular Parking
Required

94 - studios x 1 stall= 94 stalls
183 - 1 beds x 1.5 stalls= 274 stalls
12 - 1 bed + den x 2 stalls= 24 stalls
116 - 2+3 beds x 2 stalls= 232 stalls

Required= 624 stalls
Tier 3 TOC reduction of .5= 203 stalls Required

Proposed:
ADA Stalls = 12
Electrical Vehicle = 162
Standard = 204
Tandem = 55
Compact = 123
Total = 556

Bike Parking
Required per LAMC 12.21 A.16.(a)(1)
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Provided
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Open Space
Required
< 3 Rooms 277 Units x 100 sf = 27,700 sf
= 3 Rooms 127 Units x 125 sf = 15,875 sf
> 3 Rooms 1 Units x 175 sf = 175 sf
Total: 43,750 sf
with 25% reduction = 32,813 sf
per: LAMC Section
Proposed 32,813 sf

Landscape
Area Required: 32,813 sf
Area Proposed: 32,813 sf

Legend: Site Plan Symbols

	Property Line
	Fence
	Building / Wall to Be Demolished
	Curb Line
W W W	Water Line
SS SS SS	Combined Storm/Sewer
S S S	Storm Line
STM STM STM	Sanitary Sewer Line
G G G	Underground Gas Line
OH OH OH	Overhead Power Line
P P P	Underground Power Line
	Storm Catch Basin
	Manhole
	Power Pole / Light Pole
	Light Pole
	Sign
	Fire Hydrant
	Water Meter
EM	Electric Meter
GM	Gas Meter
	Property Corner
	Pedestrian Entrance Pathway

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7	75% Design Development	06.03.2022			

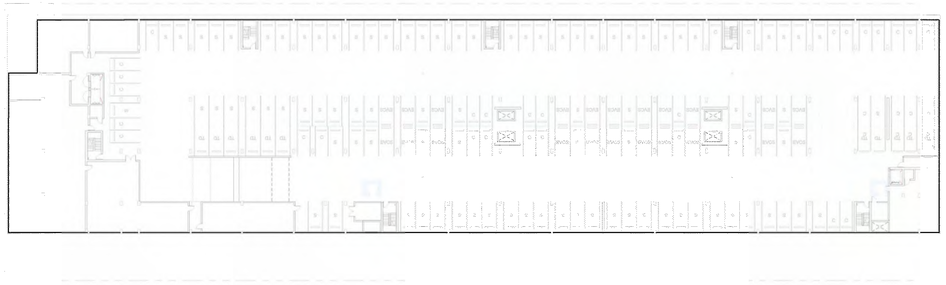
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

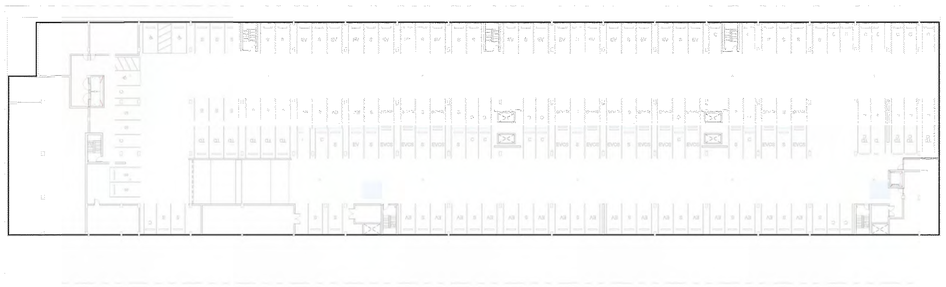
W.PA Job Number 1339

Architectural Site Plan - Proposed

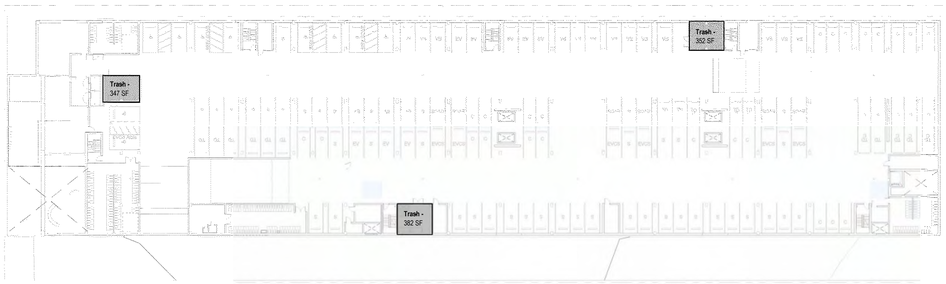
g0.06



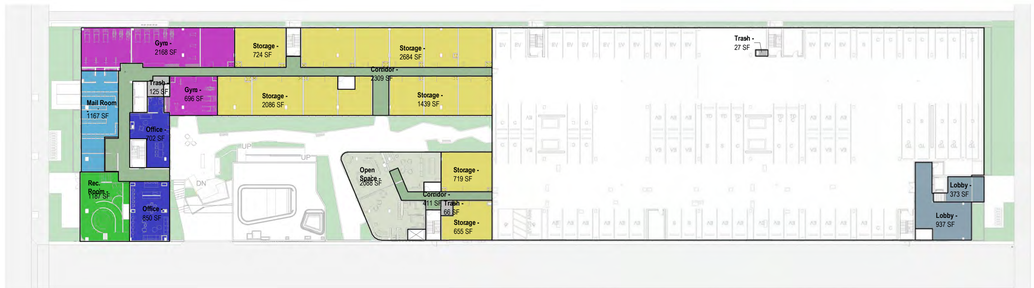
7 Level P3
1/32" = 1'-0"



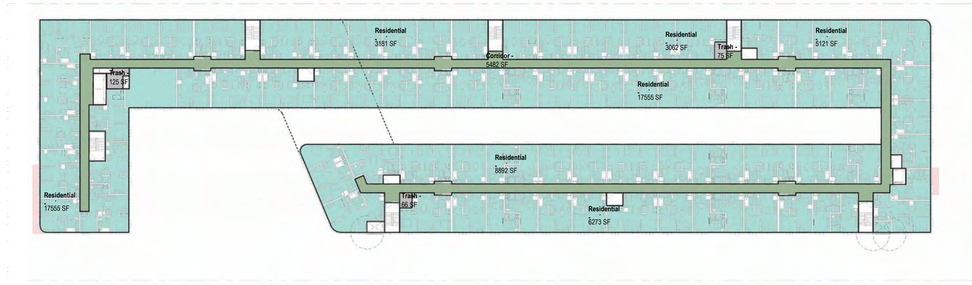
8 Level P2
1/32" = 1'-0"



9 Level P1
1/32" = 1'-0"

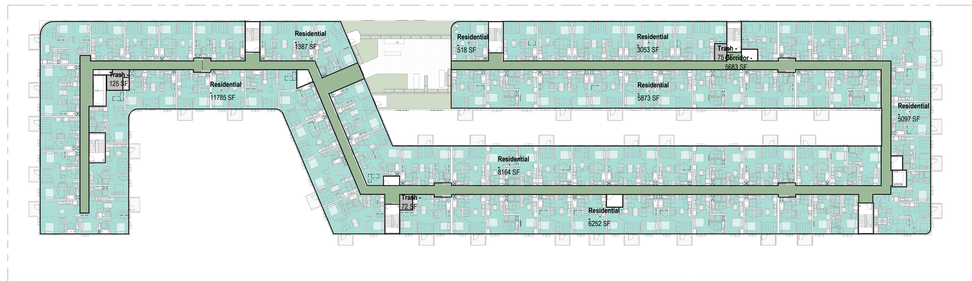


5 Level L1
1/32" = 1'-0"

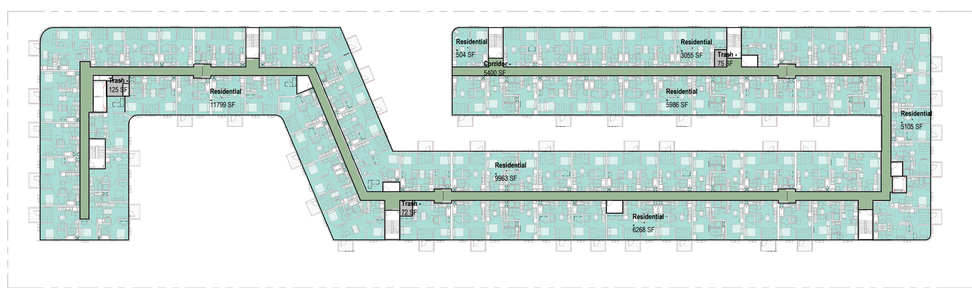


4 Level L2
1/32" = 1'-0"

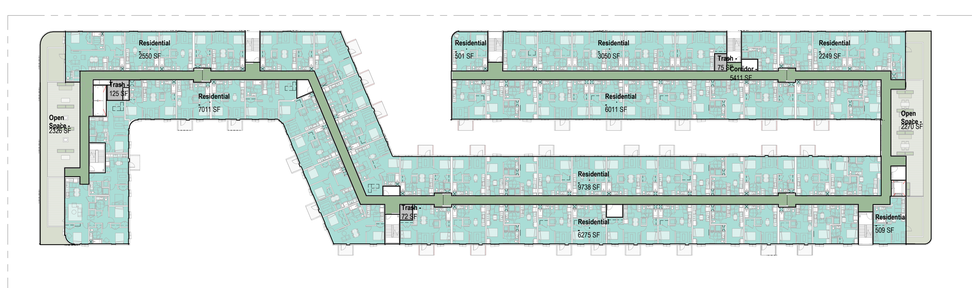
3 Level L3
1/32" = 1'-0"



2 Level L4
1/32" = 1'-0"



1 Level L5
1/32" = 1'-0"



6 Level L6
1/32" = 1'-0"

FAR CALCULATIONS

Area Schedule (FAR Diagrams)	
Area	OccGroup
Not Placed	
0 SF	
FAR	
0 SF	
FAR Diagram	
Corridor	
0 SF	Corridor
Level P1	
FAR Diagram	
Trash	
1081 SF	Trash
Level L1	
FAR	
Mail Room	
1167 SF	Mail Room
FAR Diagram	
Corridor	
2720 SF	Corridor
Gym	
2864 SF	Gym
Lobby	
1309 SF	Lobby
Office	
1552 SF	Office
Open Space	
2088 SF	Open Space
Rec. Room	
1197 SF	Rec. Room
Storage	
8308 SF	Storage
Trash	
219 SF	Trash
Level L2	
FAR Diagram	
Corridor	
5482 SF	Corridor
Residential	
44084 SF	Residential
Trash	
266 SF	Trash

Area Schedule (FAR Diagrams)	
Area	OccGroup
Level L3	
FAR Diagram	
Corridor	
5490 SF	Corridor
Residential	
44153 SF	Residential
Trash	
260 SF	Trash
Level L4	
FAR Diagram	
Corridor	
5683 SF	Corridor
Residential	
42130 SF	Residential
Trash	
272 SF	Trash
Level L5	
FAR Diagram	
Corridor	
5400 SF	Corridor
Residential	
42679 SF	Residential
Trash	
271 SF	Trash
Level L6	
FAR Diagram	
Corridor	
5411 SF	Corridor
Open Space	
4596 SF	Open Space
Residential	
37894 SF	Residential
Trash	
272 SF	Trash
266839 SF	

MEASUREMENT PER LAMC 12.03: AREA IN SQUARE FEET CONFINED WITHIN THE EXTERIOR WALLS OF THE BUILDING BUT NOT INCLUDING THE AREA OF THE FOLLOWING: EXTERIOR WALLS, STAIRWAYS, SHAFTS, ROOMS HOUSING BUILDING OPERATING EQUIPMENT OR MACHINERY, PARKING AREAS WITH ASSOCIATED DRIVEWAYS AND RAMPS, SPACES FOR THE LANDING AND STORAGE OF HELICOPTERS, AND BASEMENT STORAGE AREAS.

ALLOWABLE FAR:

R4 ZONE: 3.00
TOC INCENTIVE: TOC TIER 3 ALLOWS A 50% INCREASE

TOTAL ALLOWED: 4.50

84,547 SITE AREA X 4.50 FAR

380,461.5 SF ALLOWABLE

268,770 SF PROPOSED (3.18 FAR)

Legend

- Corridor
- Gym
- Lobby
- Mail Room
- Office
- Open Space
- Rec. Room
- Residential
- Storage
- Trash

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Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

FAR Diagrams

g0.15

1 Level L1
1/32" = 1'-0"

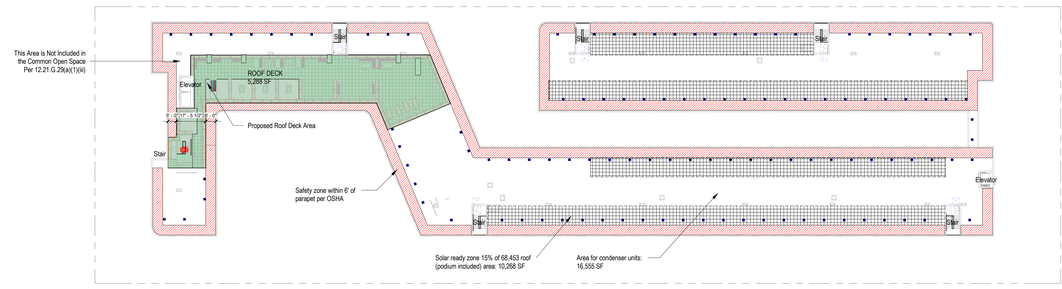
7 Level L2
1/32" = 1'-0"

3 Level L3
1/32" = 1'-0"

4 Level L4
1/32" = 1'-0"

5 Level L5
1/32" = 1'-0"

6 Level L6
1/32" = 1'-0"



2 Open Space Plan
1/32" = 1'-0"

Area:

- Open Space
- Amenity
- Community Room
- Gym

TOTAL OPEN SPACE	
OPEN SPACE:	**AREAS:**
GYM / RECREATION	2,466 SF
RECREATION	765 SF
AMENITY / RECREATION	3,591 SF
POOL DECK	9,924 SF
EAST ROOF TERRACE	736 SF
WEST ROOF TERRACE	733 SF
4TH LEVEL ROOF DECK	1,815 SF
BALCONIES / PATIOS (TOTAL 151)	7,550 SF
ROOF DECK	5,288 SF
TOTAL:	**32,868 SF**
REQUIRED:	**32,813 SF**
NEED:	**0 SF**

10,938 SF MAX, REC ROOMS (25% of required open space)

COMMON OPEN SPACE MUST:

(iv) CONSTITUTE AT LEAST 50% OF THE TOTAL REQUIRED USABLE OPEN SPACE IN DEVELOPMENTS BUILT AT AN R3, RAS3, R4, RAS4, AND/OR R5 DENSITY REGARDLESS OF THE UNDERLYING ZONE.

(2) COMMON OPEN SPACE AREAS SHALL INCORPORATE RECREATIONAL AMENITIES SUCH AS SWIMMING POOLS, SPAS, PICNIC TABLES, BENCHES, CHILDREN'S PLAY AREAS, BALL COURTS, BARBECUE AREAS AND SITTING AREAS.

(III) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.

(III) HAVE A MINIMUM AREA OF 400 SQ. FT. WITH NO HORIZONTAL DIMENSION LESS THAN 15 FEET WHEN MEASURED PERPENDICULAR FROM ANY POINT ON EACH OF THE BOUNDARIES OF THE OPEN SPACE AREA.

RECREATION ROOMS AT LEAST 600 SQUARE FEET IN AREA FOR A DEVELOPMENT OF 16 OR MORE DWELLING UNITS MAY QUALIFY AS COMMON OPEN SPACE, BUT SHALL NOT QUALIFY FOR MORE THAN 25 PERCENT OF THE TOTAL REQUIRED USABLE OPEN SPACE. (8,151 SF)

PRIVATE OPEN SPACE MUST:

(I) CONTAIN A MINIMUM OF 50 SQUARE FEET OF WHICH NO MORE THAN 50 SQUARE FEET PER DWELLING UNIT SHALL BE ATTRIBUTABLE TO THE TOTAL REQUIRED USABLE OPEN SPACE;

(II) HAVE NO HORIZONTAL DIMENSION LESS THAN SIX FEET WHEN MEASURED PERPENDICULAR FROM ANY POINT ON EACH OF THE BOUNDARIES OF THE OPEN SPACE AREA; AND

OPEN SPACE

NOTES

REQUIRED COMMON OPEN SPACE:

OPEN SPACE REQUIREMENTS PER LAMC 12.21 G 2:

100 SF/UNIT < 3 HABITABLE ROOMS (STUDIO & 1 BR UNITS)
125 SF/UNIT = 3 HABITABLE ROOMS (2 BR & 1 BR+DEN UNITS)
175 SF/UNIT > 3 HABITABLE ROOMS (3 BR UNITS)

NOTE:
1. A KITCHEN IS NOT CONSIDERED A HABITABLE ROOM FOR PURPOSES OF CALCULATING OPEN SPACE. (PER FOURTH PARA. ADDED BY ORD. NO. 171,753, EFF. 1/17/97)

REQUIRED OPEN SPACE

TYPE	# OF HABITABLE ROOMS	# OF UNITS	REQUIRED OPEN SPACE
1 BR	2	184	18,400
1 BR + DEN	3	11	1,375
2 BR	3	115	14,375
3 BR	4	1	175
STUDIO	1	94	9,400
GRAND TOTAL			43,725

REQUIRED INDOOR AREA FOR OPEN SPACE

PER LAMC 12.21.G.2(a)(4)(i) REC ROOMS MUST BE AT LEAST 600 SF FOR DEVELOPMENT OF MORE THAN 16 UNITS AND MUST NOT EXCEED 25% OF TOTAL REQUIRED OPEN SPACE.
MAX REQUIRED: 43,725 X 25% = MAX 10,932 SF

REQUIRED LANDSCAPED OPEN SPACE

PER LAMC 12.21.G.2(a)(4)(iii) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, **MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.**

A MINIMUM OF 25% OF THE COMMON OPEN SPACE AREA SHALL BE PLANTED WITH GROUND COVER, SHRUBS OR TREES.

MIN REQUIRED OPEN SPACE AREA = 32,793 SF
(25% Decreased Per TOC Tier 3 Incentives)
Menu of Incentives: Open Space. See LAMC 12.22A.25(f)(6)
i. Tiers 1&2 - Up to a 20% decrease in required open space
ii. Tiers 3&4 - Up to a 25% decrease in required open space

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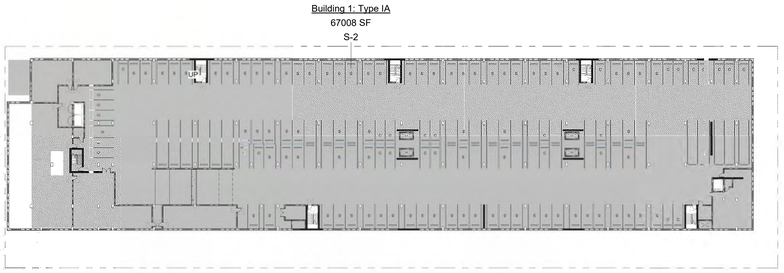
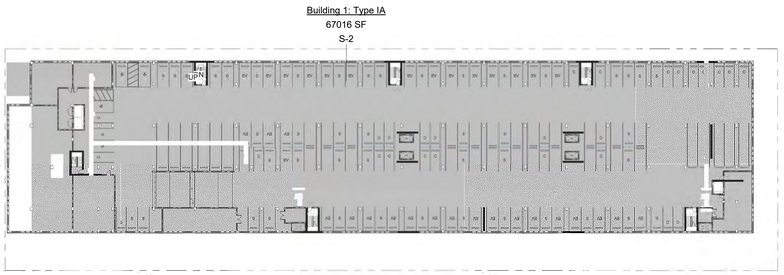
Open Space

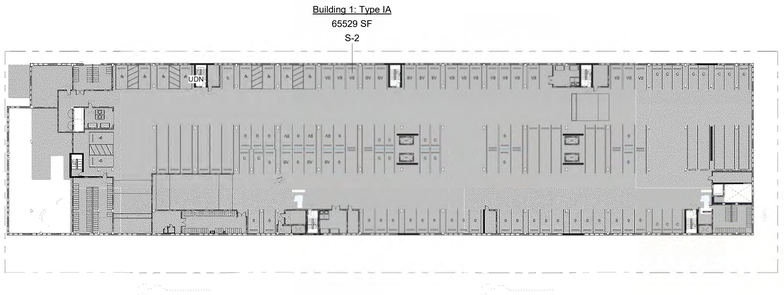
g0.20



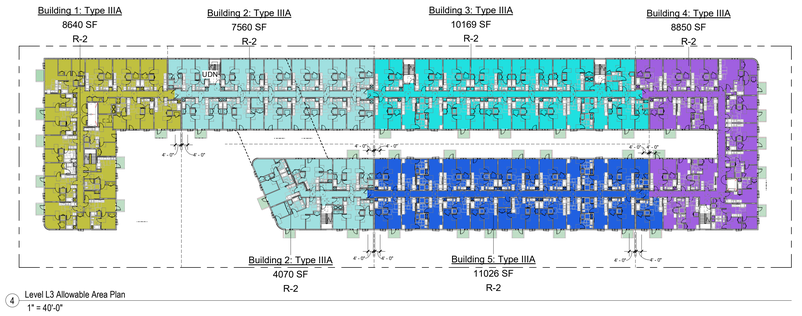
6 Level P3 Allowable Area Plan
1" = 40'-0"



9 Level P2 Allowable Area Plan
1" = 40'-0"

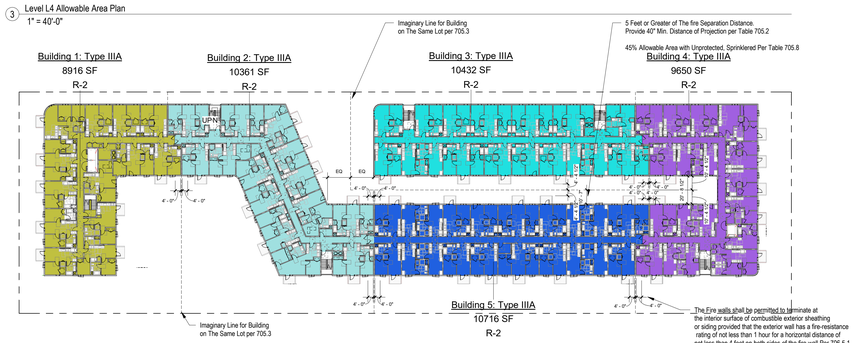


5 Level P1 Allowable Area Plan
1" = 40'-0"

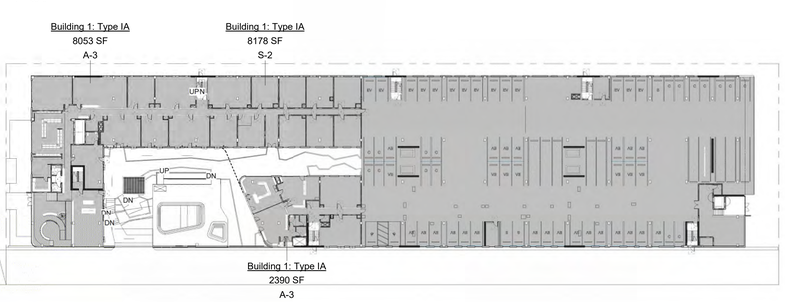


4 Level L3 Allowable Area Plan
1" = 40'-0"

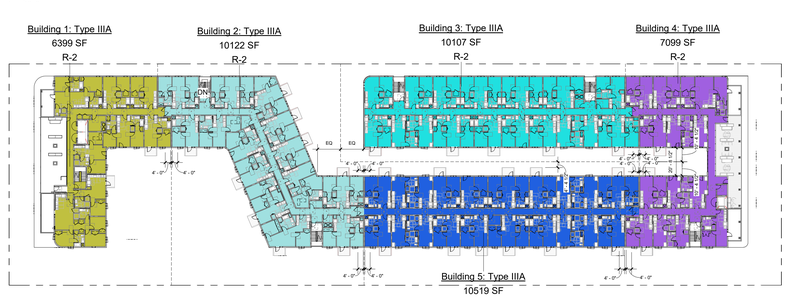
3 Level L4 Allowable Area Plan
1" = 40'-0"



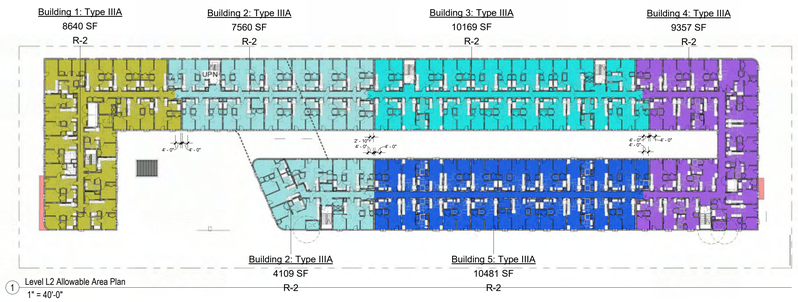
7 Level L5 Allowable Area Plan
1" = 40'-0"



2 Level L1 Allowable Area Plan
1" = 40'-0"



8 Level L6 Allowable Area Plan
1" = 40'-0"



1 Level L2 Allowable Area Plan
1" = 40'-0"

Allowable Area Per LABC

Building Area Per LABC 202:
The area included within surrouding exterior walls (or exterior walls and fire walls) exclusive of vent shafts and courts. Areas of the building not provided with surrouding walls shall be included in the building area if such area are included within horizontal projection of the roof or floor above

TYPE IIIA

Allowable Building Area Per Table 506.2:

R-2: Type IIIA, SM: (HEIGHT INCREASE) : 24,000 SQFT

Pursue Frontage Increase Per Table 506.3:

See x/ G0.22 For Area Increase Factor Calculations

Allowable Area Calculations:
A_a =[At + (NS x I$_f$)]
A_a = Allowable area (sq ft)
A_t = Tabular allowable area factor
NS = Tabular allowable area factor in accordance with 506.2 for a nonsprinklered building.
I$_f$= Area factor increase due to frontage (percent) as calculated with Section 506.3

Single Occupancy, Multistory Buildings per 506.2.3, Equation 5-2
Aa = [At + (NS x If)] x 2

Building 1 Type IIIA Schedule (Gross Building)	
Name	Area
Level L2	
Building 1: Type IIIA	8640 SF
Level L3	
Building 1: Type IIIA	8640 SF
Level L4	
Building 1: Type IIIA	8634 SF
Level L5	
Building 1: Type IIIA	8916 SF
Level L6	
Building 1: Type IIIA	6399 SF
Grand total	41230 SF

Building 1: Type IIIA,

Aa = [At + (NS x If)] x 2
= [24,000 + 24,000 x 0.43] x 2
= 34,320 x 2
= 68,640 SF

Building 4 Type IIIA Schedule (Gross Building)	
Name	Area
Level L2	
Building 4: Type IIIA	9357 SF
Level L3	
Building 4: Type IIIA	8850 SF
Level L4	
Building 4: Type IIIA	8853 SF
Level L5	
Building 4: Type IIIA	9650 SF
Level L6	
Building 4: Type IIIA	7099 SF
Grand total	43810 SF

Building 4: Type IIIA,

Aa = [At + (NS x If)] x 2
= [24,000 + 24,000 x 0.36] x 2
= 32,640 x 2
= 65,280 SF

Building 2 Type IIIA Schedule (Gross Building)	
Name	Area
Level L2	
Building 2: Type IIIA	11669 SF
Level L3	
Building 2: Type IIIA	11630 SF
Level L4	
Building 2: Type IIIA	10201 SF
Level L5	
Building 2: Type IIIA	10361 SF
Level L6	
Building 2: Type IIIA	10122 SF
Grand total	53983 SF

Building 2: Type IIIA,

Aa = [At + (NS x If)] x 2
= [24,000 + 24,000 x 0.36] x 2
= 34,560 x 2
= 69,120 SF

Building 5 Type IIIA Schedule (Gross Building)	
Name	Area
Level L2	
Building 5: Type IIIA	10481 SF
Level L3	
Building 5: Type IIIA	11026 SF
Level L4	
Building 5: Type IIIA	10987 SF
Level L5	
Building 5: Type IIIA	10716 SF
Level L6	
Building 5: Type IIIA	10519 SF
Grand total: 5	53729 SF

Building 5: Type IIIA,

Aa = [At + (NS x If)] x 2
= [24,000 + 24,000 x 0.43] x 2
= 34,320 x 2
= 68,640 SF

Building 3 Type IIIA Schedule (Gross Building)	
Name	Area
Level L2	
Building 3: Type IIIA	10169 SF
Level L3	
Building 3: Type IIIA	10169 SF
Level L4	
Building 3: Type IIIA	10112 SF
Level L5	
Building 3: Type IIIA	10432 SF
Level L6	
Building 3: Type IIIA	10107 SF
Grand total	50989 SF

Building 3: Type IIIA,

Aa = [At + (NS x If)] x 2
= [24,000 + 24,000 x 0.09] x 2
= 26,160 x 2
= 52,320 SF

TYPE IA

Allowable Building Area per Table 506.2:

R-2: Type IA, SM: Unlimited
S-2: Type IA, SM: Unlimited

Building 1 Type IA Schedule (Gross Building)	
Name	Area
Level P3	
Building 1: Type IA	67008 SF
Level P2	
Building 1: Type IA	67016 SF
Level P1	
Building 1: Type IA	65529 SF
Level L1	
Building 1: Type IA	56329 SF
Grand total	255881 SF

UL Allowable Area
No Frontage Increase Required

Frontage Increase Calculations:

I$_f$= Area factor increase due to frontage
F =Building perimeter that fronts on a public way or open space having minimum distance of 20 feet (6096 mm)
P = Perimeter of entire building (feet)
W = Width of public way or open space (feet) in accordance with Section 506.3.2

Building 1
Per 506.3.3, Equation 5-5

If = [F/P - 0.25]W/30
= [284/419.7 -0.25] 30/30
= 0.43

F = a1 + b1 + c1 +d1 = 284'
P = a1 + b1 + c1 + d1 + e1 + f1 = 419.7'
W= (a1 xw1)+ (b1xw2) + (c1xw3) + (d1xw4)/F = 66.6 (30 max.)

Building 2
Per 506.3.3, Equation 5-5

If = [F/P - 0.25]W/30
= [307/502.9 -0.25] 30/30
= 0.36

F = a2+d2+c2+g1+g2 = 307'
P = a2 + d2 + c2 + g1 + g2 + f1 + e2 + f2 = 502.9'
W= (a2.1xw3) + (a2.2xw4)+ (d2xw9)+ (c2xw2)/F = 64.5 (30 max.)

Building 3
Per 506.3.3, Equation 5-5

If = [F/P - 0.25]W/30
= [164/434.9 -0.25] 20.8/30
= 0.13 x 0.7
= 0.09

F = a3 = 164'
P = a3 + f2 + e3 + f4 = 434.9'
W= (a3 x w5)/F = 20.8

Building 4
Per 506.3.3, Equation 5-5

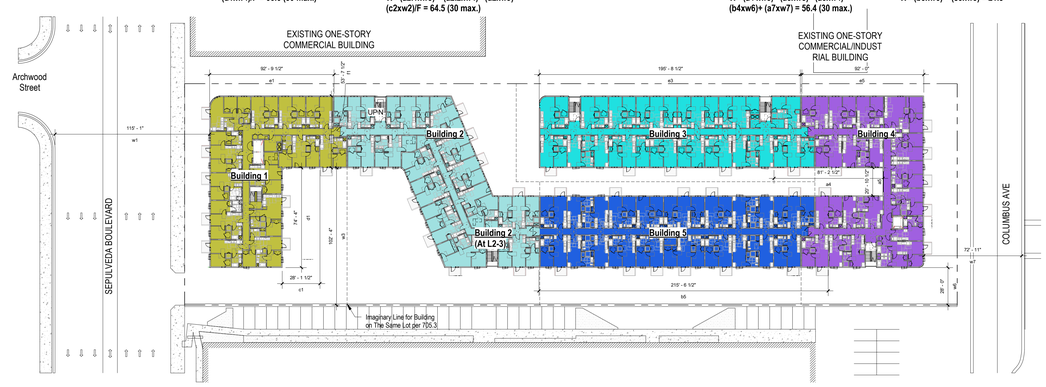
If = [F/P - 0.25]W/30
= [362.2/590 -0.25] 30/30
= 0.36

F = a4 + a5 + a6 + a7+ b4 = 362.2'
P = a4 + a5 + a6 + a7+ b4+e5+f3+f4 = 590'
W= (a4 xw5) +(a5xw5)+ (a6xw4) + (b4xw6)+ (a7xw7) = 56.4 (30 max.)

Building 5
Per 506.3.3, Equation 5-5

If = [F/P - 0.25]W/30
= [541.5/648 -0.25] 21.8/30
= 0.59 x 0.73
= 0.43

F = b5 +e5 = 541.5'
P = b5 + e5 + f5 + f6 = 648'
W= (b5xw6) + (e5xw5) = 21.8



11 Frontage Increase Factor Calc
1" = 40'-0"

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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Van Nuys, CA 91411

W.PA Job Number 1339

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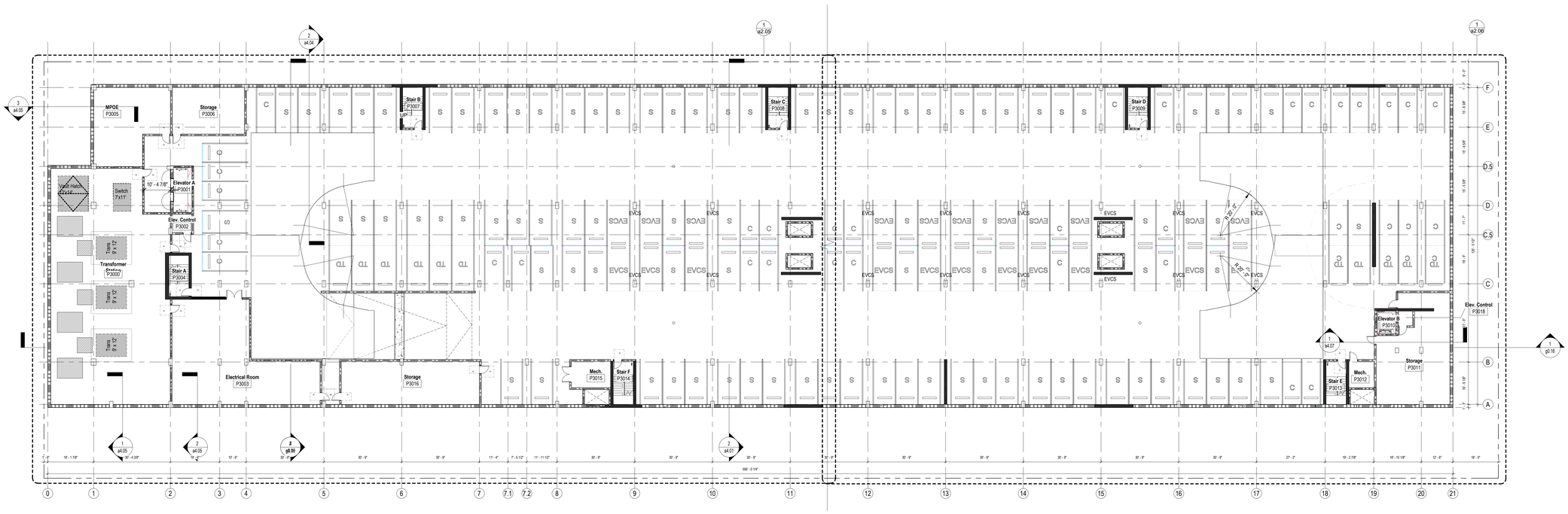
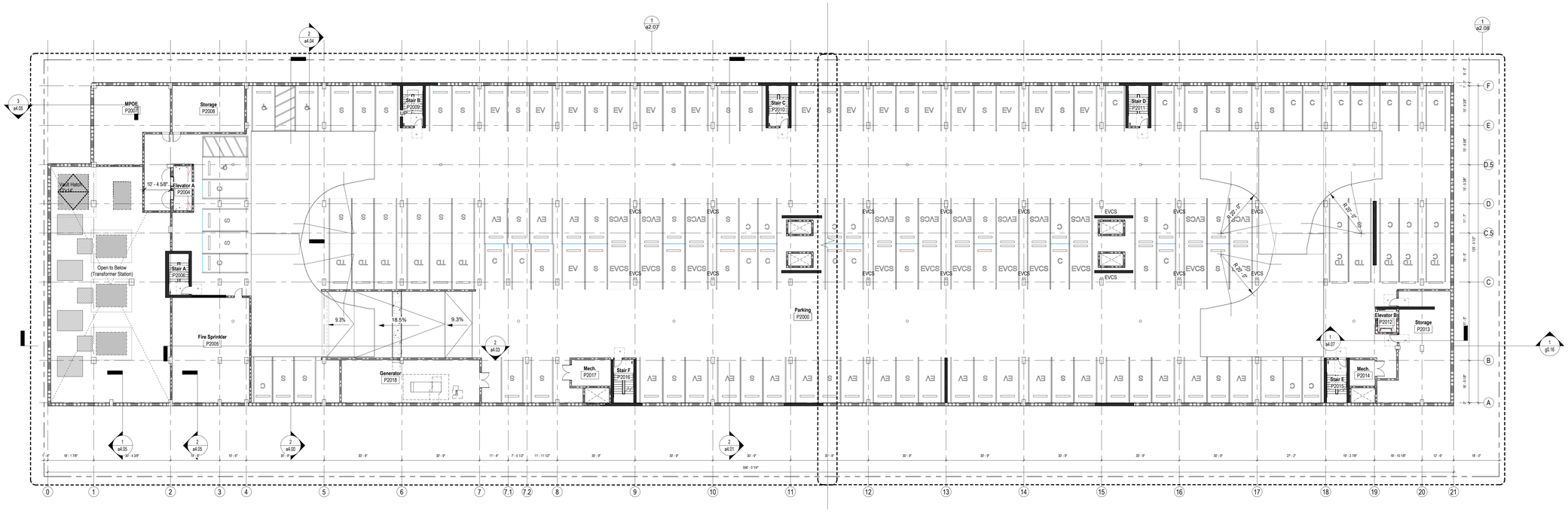
Allowable Building Area Calculations

g0.22



2 Level P3
1/16" = 1'-0"



1 Level P2
1/16" = 1'-0"

General Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Spec for Product Information and Installation Requirements
3. Reference Spec for Accessible Parking Stall Requirements
4. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
5. All lights used to illuminate a parking area shall be designed, located and arranged so as to reflect the light away from any street and any adjacent premises per LAMC 12.21.A5.(k)
6. Parking area and driveway shall be paved with hard, durable asphaltic paving which has been mixed at a plant and is at least two inches thick after compaction, with portland cement paving at leat three inches thick or with an alternative paving material. All such areas shall have appropriate bumper guards, wheel stops, steel posts, walls, curbs, suitable landscping or other installations adequate to prevent vehicles from parking or maneuvering on those portions of a lot upon which a drivey or parking area is prohibited, or into a public right-of-way, or where those portions of a lot are needed to prevent encroachment on walkways or adjoining properties per LAMC 12.21.A6(c)

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Parking Schedule - Day One		
-	Mark	Comments
Level L1		ADA CAR
1		
Level L1		COMPACT
24		
Level L1		EV
44		
Level L1		EVCS ADA Aisle
1		
Level L1		STANDARD
6		
Level L1		TANDEM
3		
Level L1		TANDEM Compact
7		
Level L1: 86		
Level P1		ADA CAR
6		
Level P1		ADA VAN
1		
Level P1		COMPACT
28		
Level P1		EV
24		
Level P1		EVCS
12		
Level P1		EVCS ADA Aisle
2		
Level P1		EVCS VAN Aisle
1		
Level P1		STANDARD
45		
Level P1		TANDEM
9		
Level P1		TANDEM Compact
7		
Level P1: 135		
Level P2		ADA CAR
3		
Level P2		COMPACT
32		
Level P2		EV
34		
Level P2		EVCS
22		
Level P2		STANDARD
56		
Level P2		TANDEM
7		
Level P2		TANDEM Compact
4		
Level P2: 158		
Level P3		COMPACT
35		
Level P3		EVCS
22		
Level P3		STANDARD
89		
Level P3		TANDEM
7		
Level P3		TANDEM Compact
4		
Level P3: 157		
Grand total: 536		

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Overall Parking
Level P3 & P2

a2.00

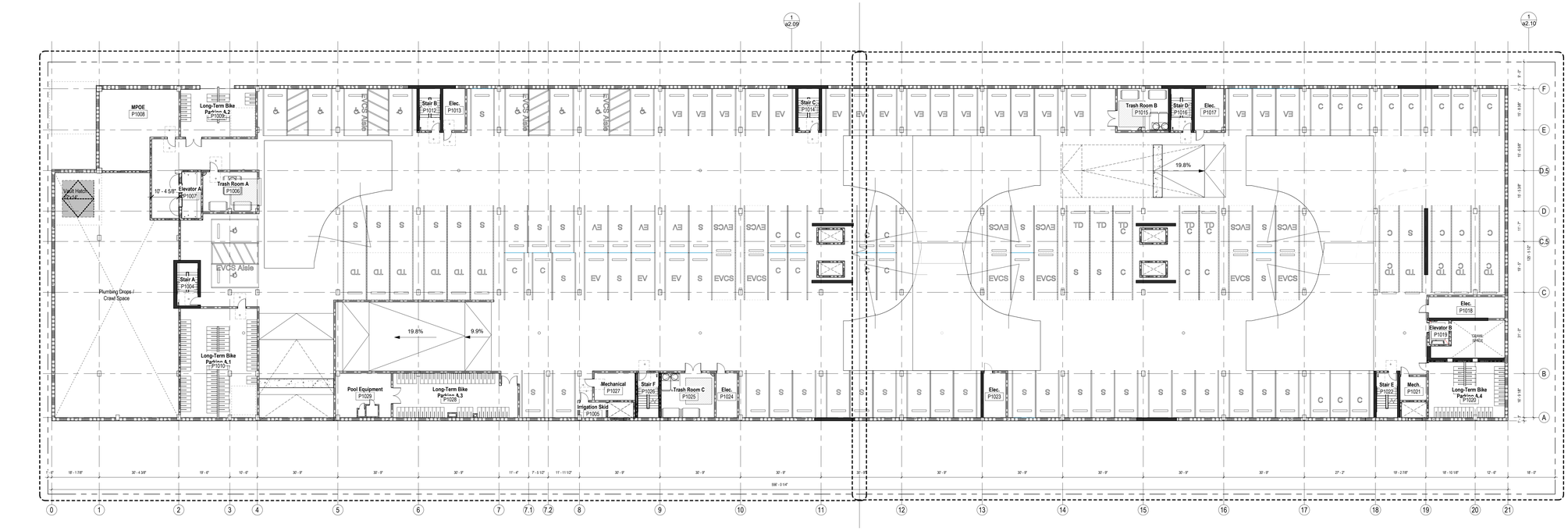
General Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Spec for Product Information and Installation Requirements
3. Reference Spec for Accessible Parking Stall Requirements
4. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
5. All lights used to illuminate a parking area shall be designed, located and arranged so as to reflect the light away from any street and any adjacent premises per LAMC 12.21.A5.(k)
6. Parking area and driveway shall be paved with hard, durable asphaltic paving which has been mixed at a plant and is at least two inches thick after compaction, with portland cement paving at leat three inches thick or with an alternative paving material. All such areas shall have appropriate bumper guards, wheel stops, steel posts, walls, curbs, suitable landscping or other installations adequate to prevent vehicles from parking or maneuvering on those portions of a lot upon which a drivey or parking area is prohibited, or into a public right-of-way, or where those portions of a lot are needed to prevent encroachment on walkways or adjoining properties per LAMC 12.21.A6(c)

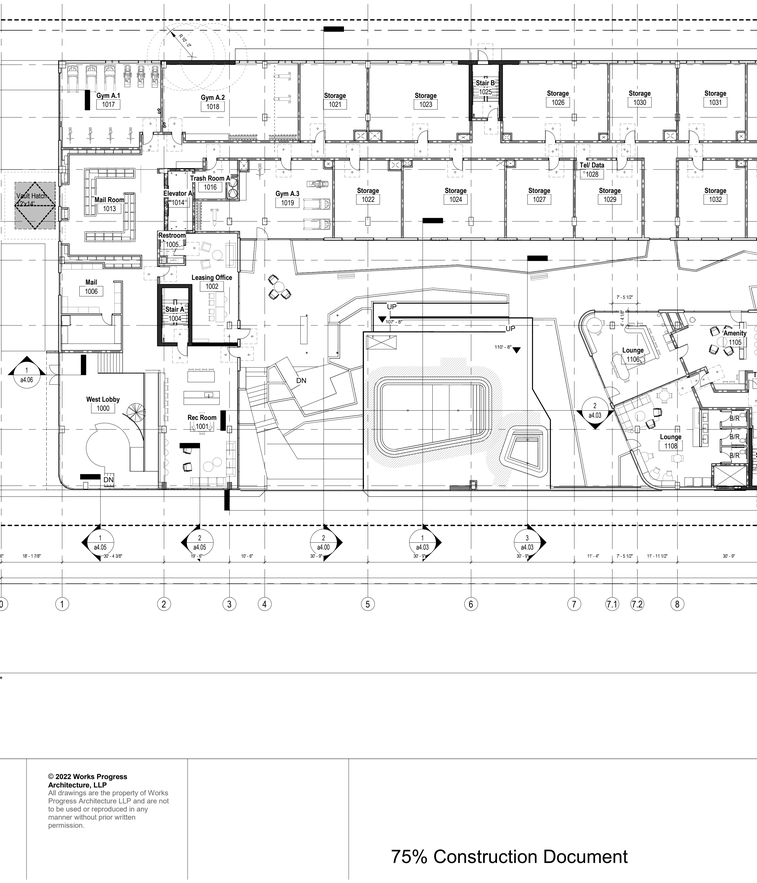
Legend

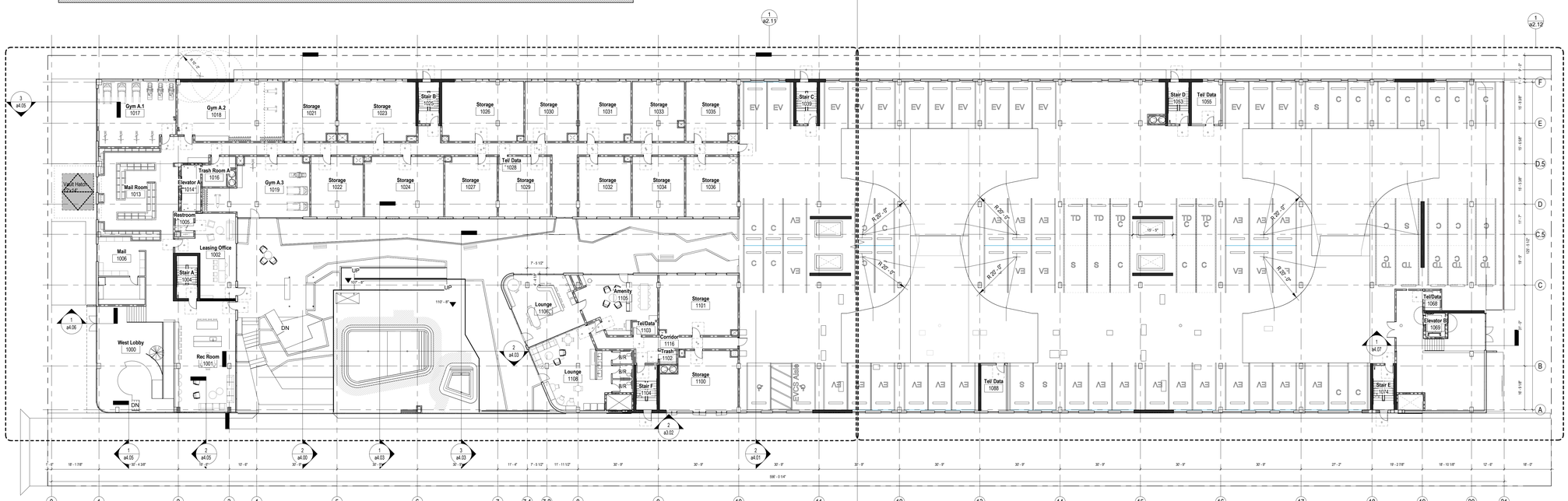
- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Bike Parking Schedule	
Level	Comments
Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	



2 Level P1
1/16" = 1'-0"





1 Level L1
1/16" = 1'-0"

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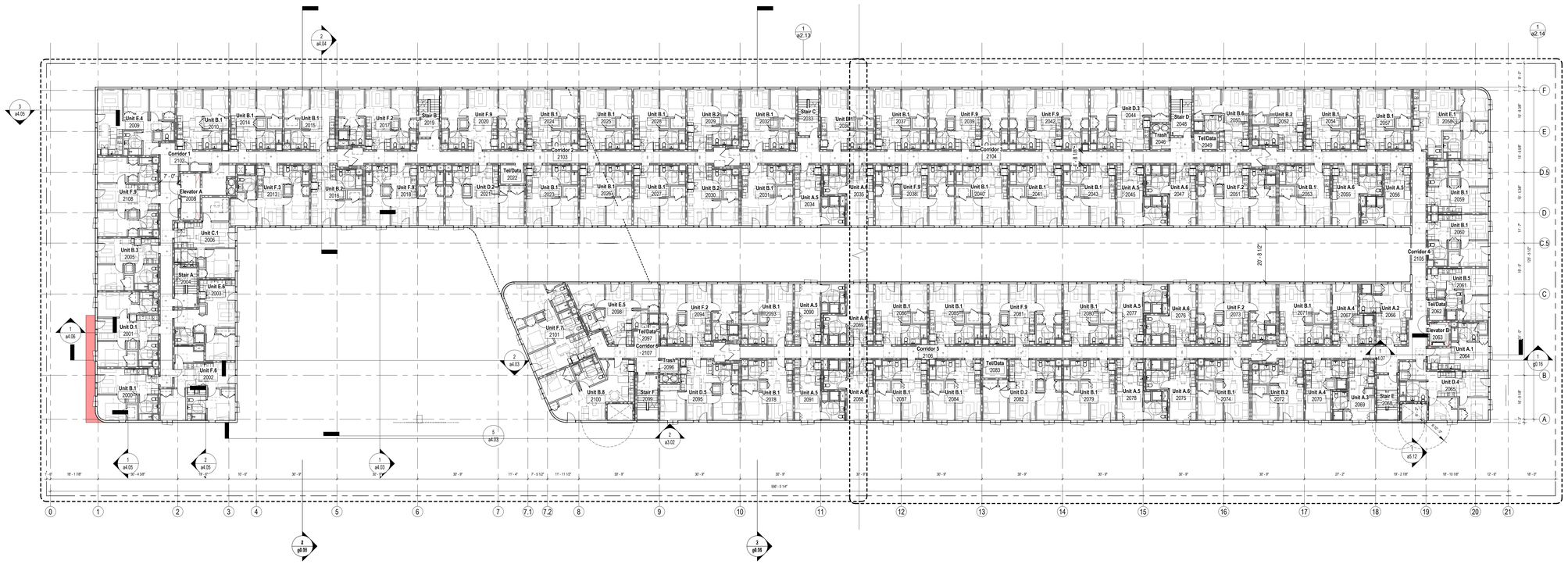
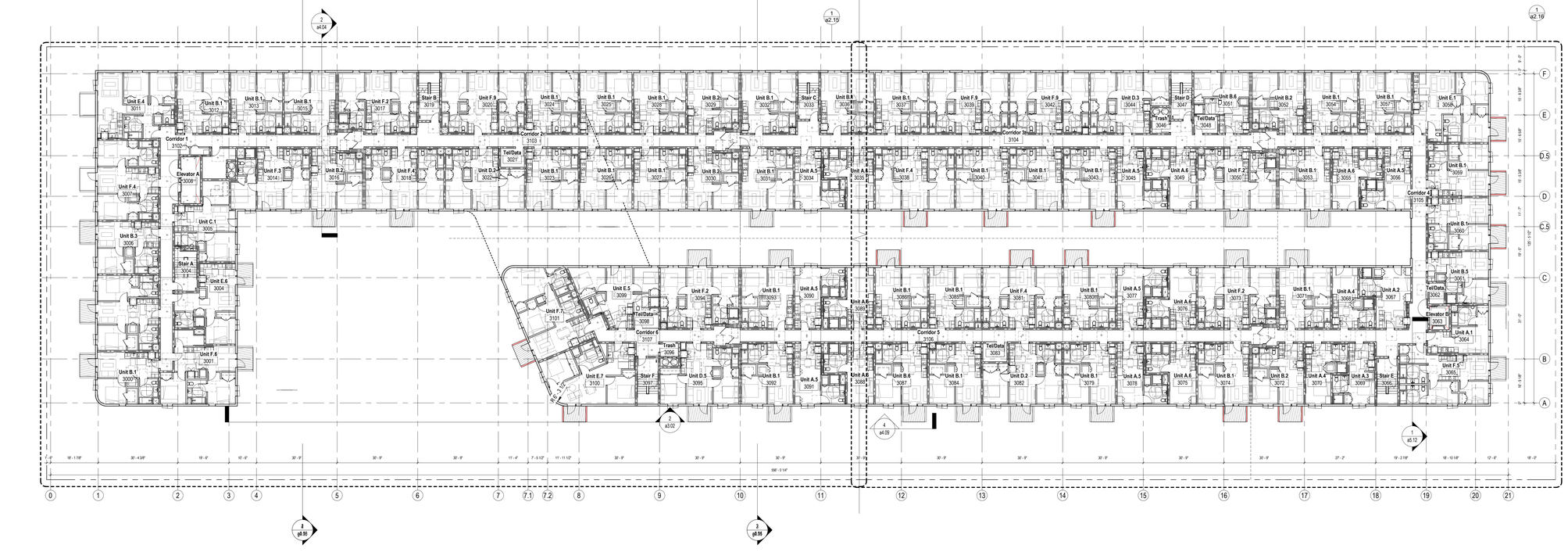
Overall Parking
Level P1 & Level L1

a2.01



1 Level L2
1/16" = 1'-0"



2 Level L3
1/16" = 1'-0"

General Notes

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2. Reference Spec for Product Information and Installation Requirements
3. Reference Spec for Accessible Parking Stall Requirements
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5. All lights used to illuminate a parking area shall be designed, located and arranged so as to reflect the light away from any street and any adjacent premises per LAMC 12.21.A5 (k)
6. Parking area and driveway shall be paved with hard, durable asphaltic paving which has been mixed at a plant and is at least two inches thick after compaction, with portland cement paving at last three inches thick or with an alternative paving material. All such areas shall have appropriate bumper guards, wheel stops, steel posts, walls, curbs, suitable landscping or other installations adequate to prevent vehicles from parking or maneuvering on those portions of a lot upon which a drivey or parking area is prohibited, or into a public right-of-way, or where those portions of a lot are needed to prevent encroachment on walkways or adjoining properties per LAMC 12.21.A6(c)

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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9	25% PDPP Submission	08.19.2022

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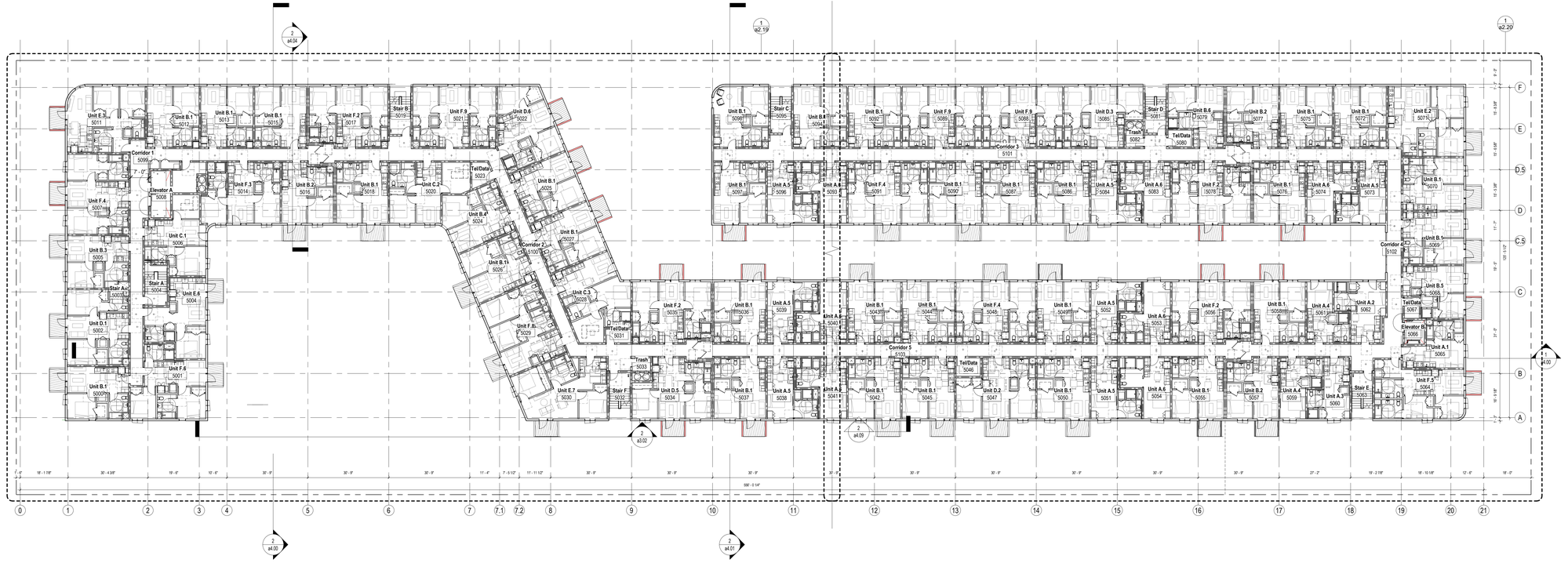
W.PA Job Number 1339

Overall Level L2 & L3

a2.02

1 Level L4
1/16" = 1'-0"



2 Level L5
1/16" = 1'-0"

General Notes

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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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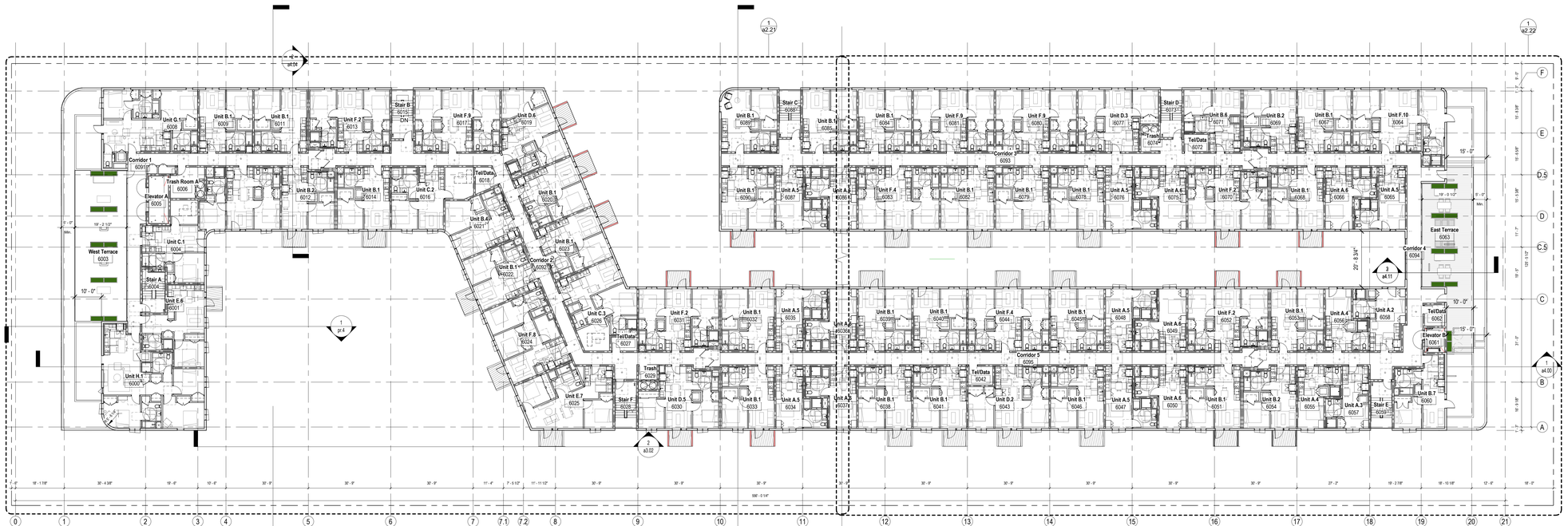
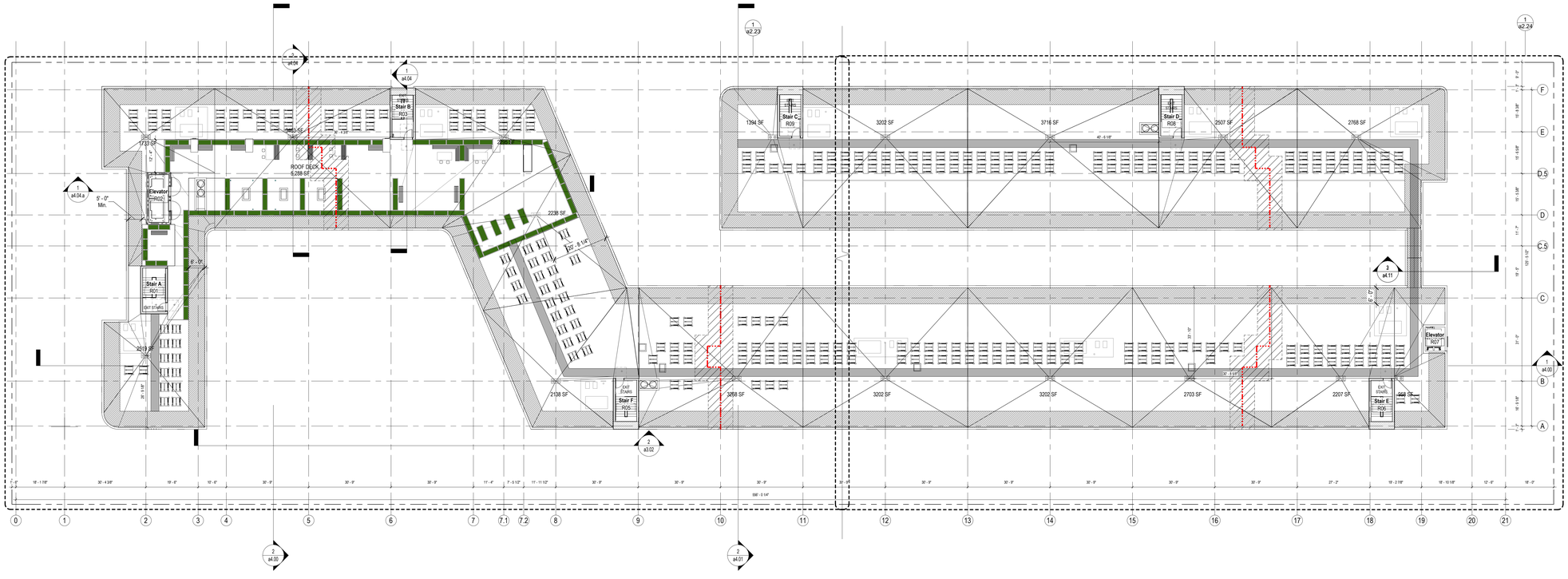
W.PA Job Number 1339

Overall Level L4 & L5

a2.03



1 Level L6
1/16" = 1'-0"



2 Roof Deck
1/16" = 1'-0"

General Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Spec for Product Information and Installation Requirements
3. Reference Spec for Accessible Parking Stall Requirements
4. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepancies.
5. All lights used to illuminate a parking area shall be designed, located and arranged so as to reflect the light away from any street and any adjacent premises per LAMC 12.21.A5.(k)
6. Parking area and driveway shall be paved with hard, durable asphaltic paving which has been mixed at a plant and is at least two inches thick after compaction, with portland cement paving at leat three inches thick or with an alternative paving material. All such areas shall have appropriate bumper guards, wheel stops, steel posts, walls, curbs, suitable landscping or other installations adequate to prevent vehicles from parking or maneuvering on those portions of a lot upon which a drivey or parking area is prohibited, or into a public right-of-way, or where those portions of a lot are needed to prevent encroachment on walkways or adjoining properties per LAMC 12.21.A6(c)

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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02/28/2023

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
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6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

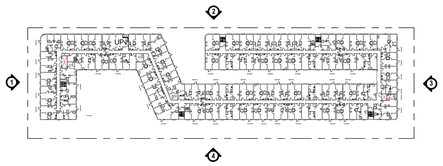
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Overall Level L6 & Roof

a2.04

Exterior Key Plan 1
1" = 80'-0"



Materials, Textures and Colors

Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Matte Black. Smooth texture.

Tint Glass Panel in Salmon Pink & Light Salmon Pink Color

Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants

Webnet Mesh Guardrail at Balcony

Cast in-place concrete with Smooth Stucco to Match Exterior Facade

Balcony Door & Window, Vinyl, White to match Exterior facade

General Notes

1. New buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background and be a minimum of 4 inches high with a minimum stroke width of 0.5 inches.

3 South
1/16" = 1'-0"

4 West
1/16" = 1'-0"

1 East
1/16" = 1'-0"

2 North
1/16" = 1'-0"

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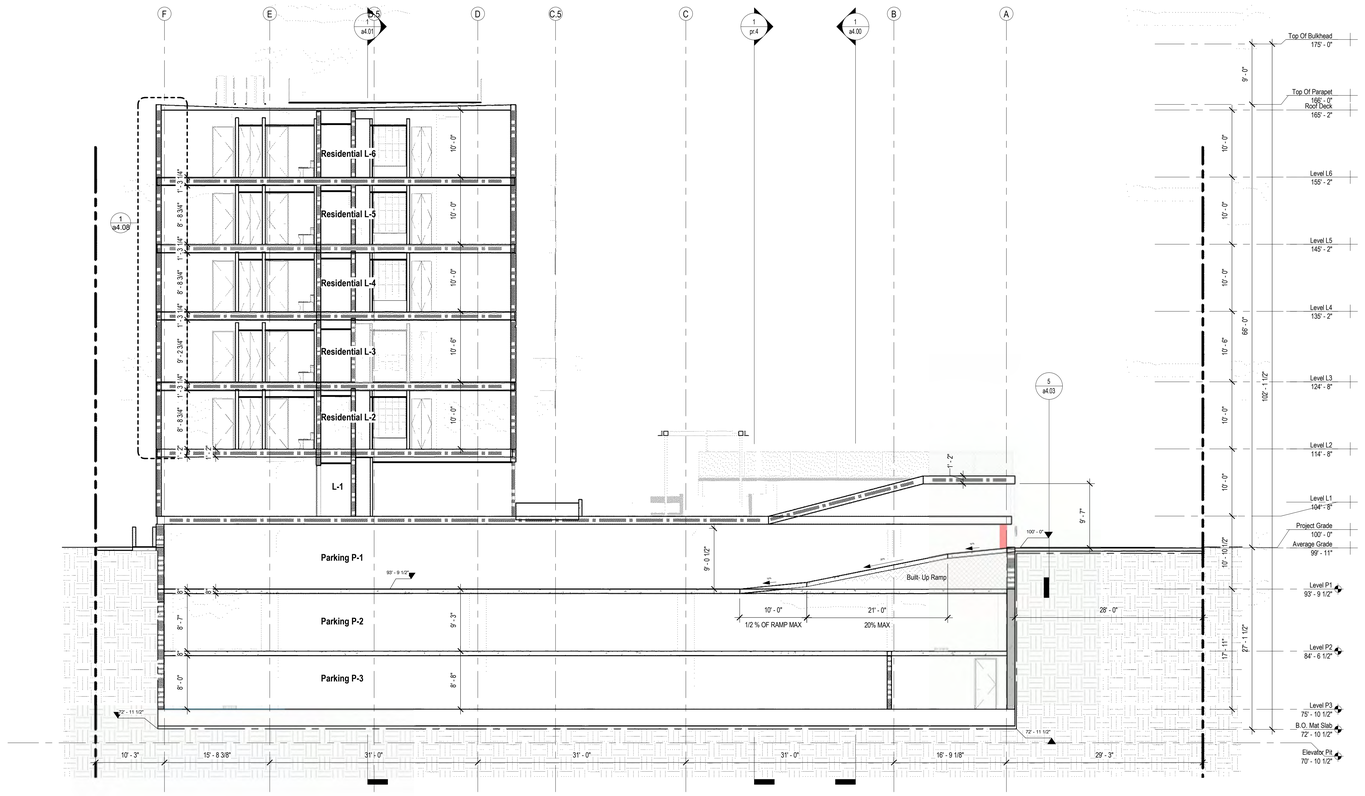
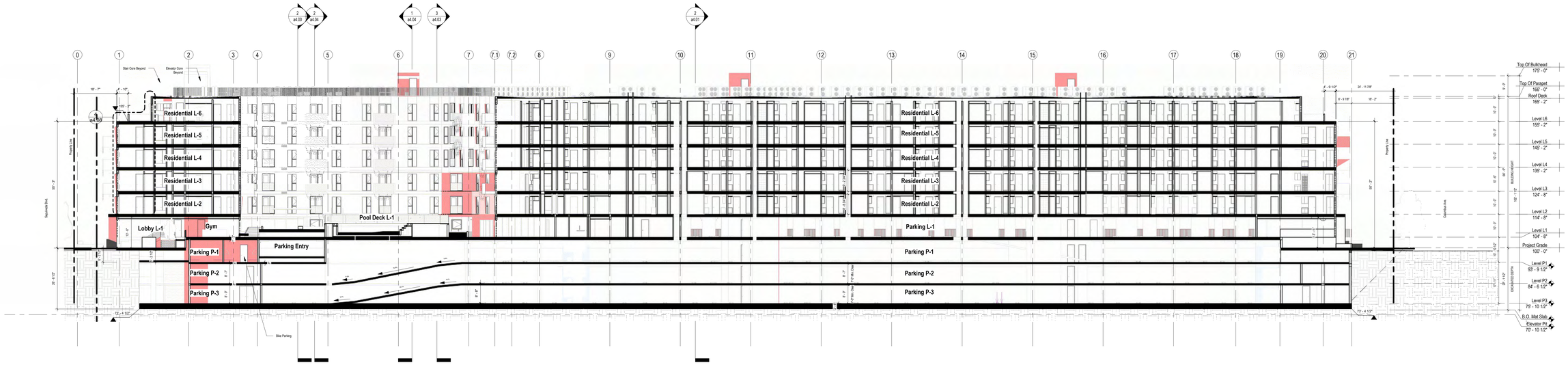
Overall Exterior Elevations

a3.00



2 Building Section N/S - Pool Deck
1/8" = 1'-0"



1 Building Section E/W 01
1/16" = 1'-0"

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Materials, Textures and Colors

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- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
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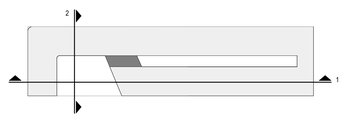

Overall Building Sections

a4.00

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
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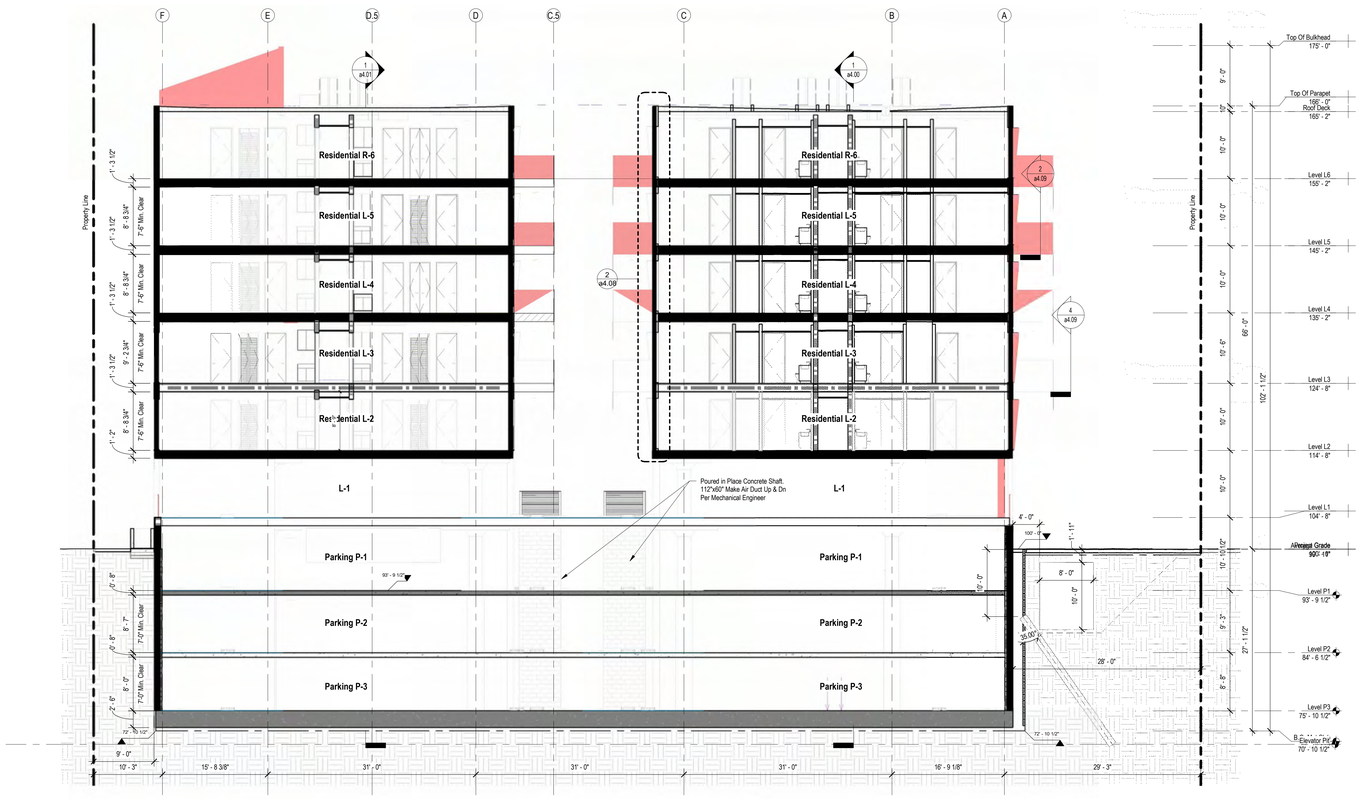

2 Building Section N/S
1/8" = 1'-0"

1 Building Section E/W
1/16" = 1'-0"

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Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Overall Building Sections

a4.01

LANDSCAPE AND IRRIGATION MAINTENANCE SCHEDULE

1. MAINTENANCE PERIOD: THE MAINTENANCE PERIOD SHALL BE FOR 90 CALENDAR DAYS BEGINNING ON THE DAY OF THE CHECK INSPECTION AFTER ALL WORK HAS BEEN INSTALLED AND APPROVED BY THE LANDSCAPE
2. GENERAL: THE GENERAL CARE AND MAINTENANCE OF ALL AREAS SHALL CONSIST OF PROPER WATERING, FERTILIZATION, WEEDING, RODENT CONTROL, CLEANUP, ETC.
3. SAFETY: ALL PLANT MATERIALS SHALL BE CHECKED AND MAINTAINED AS REQUIRED IN AN ONGOING PROGRAM TO ASSURE A SAFE ENVIRONMENT
4. WATERING: WATER ALL PLANTINGS TO ASSURE COMPLETE GERMINATION OF ALL SEEDED AREAS AND CONTINUED GROWTH OF THE PLANTS. AREAS THAT DO NOT HAVE ADEQUATE IRRIGATION COVERAGE OR WHICH MAY REQUIRE ADDITIONAL DEEP WATERING SHALL BE WATERED BY HAND AS REQUIRED.
5. IRRIGATION COVERAGE: ADJUST ALL IRRIGATION HEADS IN EACH AREA AND ZONE OF EXPOSURE SO THAT THE OPTIMUM AMOUNT OF WATER IS APPLIED AT THE PROPER TIMES WITHOUT OVERTHROW ONTO WALLS, WALKS, ETC.
6. CULTIVATING AND WEEDINGS: CULTIVATE AND WEED ALL PLANTED AREAS AT REGULAR INTERVALS NOT TO EXCEED 15 DAYS. EXERCISE CARE WHEN CULTIVATING TO AVOID DAMAGE TO ROOTS OF THE GROWING PLANTS.
7. CHEMICAL HERBICIDES: A CERTIFIED TECHNICIAN SHALL APPLY CHEMICAL HERBICIDES TO CONTROL WEEDS AT THE OPTION OF THE CONTRACTOR AND UPON PRIOR APPROVAL BY THE LANDSCAPE ARCHITECT.
8. PEST AND DISEASE CONTROL: A CERTIFIED TECHNICIAN SHALL SPRAY AS NECESSARY TO CONTROL ALL INFESTATIONS.
9. RODENT CONTROL: THE CONTRACTOR SHALL TAKE THE NECESSARY STEPS TO ELIMINATE ANY RODENTS ENCOUNTERED ON SITE.
10. PRUNING: ALL PRUNING SHALL BE IN ACCORDANCE WITH THE NECESSARY STEPS TO ELIMINATE ANY RODENTS BRANCHES SHALL BE REMOVED BACK TO THE POINT OF GROWTH.
11. PLANT REPLACEMENTS: DURING THE MAINTENANCE PERIOD, SHOULD ANY PLANT SHOW WEAKNESS AND PROBABILITY OF DYING, IT SHALL BE REPLACED BY THE CONTRACTOR WITHIN 5 DAYS OF NOTIFICATION TO DO SO.
12. OPERATING INSTRUCTIONS: AFTER THE SYSTEM HAS BEEN COMPLETED, THE CONTRACTOR SHALL INSTRUCT THE OWNER'S AUTHORIZED REPRESENTATIVE IN THE OPERATION AND MAINTENANCE OF THE SYSTEM AND SHALL FURNISH A COMPLETE SET OF OPERATING INSTRUCTIONS.
13. SITE MAINTENANCE: CONTRACTOR SHALL KEEP THE PROJECT SITE CLEAN AND FREE FROM RUBBISH AND DEBRIS. ALL DEBRIS SHALL BE REMOVED FROM SITE PER LOCAL CODE AND ORDINANCES.
14. GUARANTEE: THE ENTIRE IRRIGATION SYSTEM, INCLUDING ALL WORK DONE UNDER THIS CONTRACT, SHALL BE GUARANTEED AGAINST ALL DEFECTS AND FAULT OF MATERIAL AND WORKMANSHIP, AND SHALL BE MAINTAINED IN PERFECT WORKING ORDER FOR ONE YEAR FROM DATE OF COMPLETION BY THE CONTRACTOR WITHOUT EXPENSE TO SETTLING OF BACKFILLED TRANCES WHICH MAY OCCUR DURING THE ONE YEAR PERIOD SHALL BE REPAIRED TO THE OWNER'S SATISFACTION BY THE CONTRACTOR WITHOUT EXPENSE TO THE OWNER. INCLUDING THE COMPLETE RESTORATION OF ALL DAMAGED PLANTING, PAVING OR OTHER IMPROVEMENTS OF ANY KIND.

THE IRRIGATION MAINTENANCE SCHEDULE TASKS LISTED BELOW ARE INTENDED AS MINIMUM STANDARDS AND MORE FREQUENT ATTENTION MAY BE REQUIRED DEPENDING ON THE PARTICULAR SITE CONDITIONS.

MAINTENANCE TASK	FREQUENT
CONTROLLER CABINET - OPEN CABINET AND CLEAN OUT DEBRIS AND REPLACE BATTERY AS NECESSARY. CHECK WIRING AND REPAIR AS NEEDED AND CHECK CLOCK AND RESET IF NECESSARY.	QUARTERLY
IRRIGATION SCHEDULE - ADJUST SCHEDULE FOR SEASONAL VARIATIONS AND OTHER CONDITIONS WHICH MAY AFFECT THE AMOUNT OF WATER NEEDED TO MAINTAIN PLAN HEALTH ADJUST AS NECESSARY.	MONTHLY
POC - VISUALLY INSPECT COMPONENTS FOR LEAKS, PRESURE SETTINGS, SETTLEMENT OR OTHER DAMAGE AFFECTING THE OPERATION OF A COMPONENT REPAIR AS NEEDED.	QUARTERLY
REMOTE CONTROL VALVES, ISOLATION VALVES AND QUICK COUPLER VALVES VISUALLY INSPECT FOR LEAKS, SETTLEMENT, WIRE CONNECTIONS AND PRESSURE SETTINGS. REPAIR OR ADJUST AS NEEDED.	QUARTERLY
MAINLINE & LATERALS VISUALLY INSPECT FOR LEAKS OR SETTLEMENT OF TRENCH.	QUARTERLY
SPRINKLERS VISUALLY CHECK FOR ANY BROKEN MISSIGNED OR CLOGGED HEADS, HEADS WITH INCORRECT ARC, INADEQUATE COVERAGE OR OVERSPRAY AND LOW HEAD DRAINAGE REPAIR AS NEEDED.	WEEKLY
FILTERS AND STRAINERS VISUALLY CHECK FOR LEAKS, BROKEN FITTING CLEAN AND FLUSH SCREENS.	MONTHLY

LANDSCAPE AREA TABULATION

OUTDOOR COMMON OPEN SPACE CALCULATION

COMMON OPEN SPACE PROVIDED:

• POOL DECK	9,924 SF
• LEVEL 4	1,815 SF
• LEVEL 6 WEST	733 SF
• LEVEL 6 EAST	736 SF
• ROOF LEVEL:	5,288 SF
TOTAL:	18,496 SF

LANDSCAPE REQUIRED @ COMMON OPEN SPACE: 4,624 (25%)

LANDSCAPE PROVIDED @ COMMON OPEN SPACE:

• POOL DECK:	2,784 SF
• LEVEL 4:	621 SF
• LEVEL 6: WEST	83 SF
• LEVEL 6 EAST	75 SF
• ROOF LEVEL:	1,389 SF
TOTAL:	4,952 SF (27%)

TREES REQUIRED (LAMC SECTION 12.21.G.2)

24" BOX TREE REQUIRED FOR EVERY 4 DWELLING UNITS (405/4): 102 TREES

NUMBER OF TREE REQUIRED:	102 EA. (1 PER 4 UNITS)
NUMBER OF TREE PROPOSED:	
- LEVEL 1:	
- ON SITE:	97 EA.
- OFF SITE (STREET TREE):	7 EA.
- LEVEL 4:	3 EA.
- LEVEL 6:	8 EA.
TOTAL:	115 EA.

TOTAL LANDSCAPE AREA CALCULATIONS

• LEVEL 1 :	8,570 SF
• LEVEL 4	1,399 SF
• LEVEL 6 WEST	86 SF
• LEVEL 6 EAST	74 SF
• ROOF LEVEL:	1,393 SF
TOTAL:	11,522 SF

-TOTAL LANDSCAPE AREA PROPOSED:	11,522 SF
-TOTAL CA NATIVE PLANT, WATERSHED WISE PLANT/ DROUGHT TOLERANT OR LA COUNTY RIVER MASTER PLAN PLANT PROPOSED:	11,478 SF (99.6%)

SHEET INDEX:

PAGE	SHEET#	TITLE
1	LT-0	COVER SHEET
2	LC-1	OVERALL HARDSCAPE PLAN - LEVEL 1
3	LC-1A	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
4	LC-1B	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT B
5	LC-1C	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT C
6	LC-1D	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT D
7	LC-2	HARDSCAPE PLAN - LEVEL 4 DECK
8	LC-3	OVERALL HARDSCAPE PLAN - LEVEL 6
9	LC-3A	HARDSCAPE PLAN - LEVEL 6
11	LC-4	HARDSCAPE PLAN - ROOF DECK
12	LD-1	HARDSCAPE DETAILS
13	LD-2	HARDSCAPE DETAILS
14	LD-3	HARDSCAPE DETAILS
15	LP-1	PLANTING PLAN - LEVEL 1
16	LP-2	PLANTING PLAN - LEVEL 4 DECK
17	LP-3	PLANTING PLAN - LEVEL 6
18	LP-4	PLANTING PLAN - ROOF DECK
19	LP-5	PLANTING DETAILS
20	LP-6	PLANT IMAGES
21	LI-1	IRRIGATION PLAN - LEVEL 1
22	LI-2	IRRIGATION PLAN - LEVEL 4 DECK
23	LI-3	IRRIGATION PLAN - LEVEL 6
24	LI-4	IRRIGATION PLAN - ROOF DECK
25	LI-5	IRRIGATION DETAILS

PROJECT INFORMATION

SEPULVEDA 6728 SEPULVEDA BLVD
LOS ANGELES, CA 91411

OWNER: 6728 Sepulveda QOZB LLC

PROJECT DESCRIPTION:

THE NEW CONSTRUCTION OF 405 DWELLING UNITS, 513 PARKING SPACES, AND AMENITIES WITHIN A MAIN RESIDENTIAL BUILDING.

CONSTRUCTION TYPE: TYPE III OVER TYPE I PODIUM (NEW CONSTRUCTION)

ZONING: (Q)R4-1-RIO

FLOOD ZONE: OUTSIDE FLOOD ZONE

SITE AREA: 94,920 SF

SETBACKS:
- **Front (Sepulveda)**: Required: 15' I Proposed: 18'-7"
- **Rear* (Columbus)**: Required: 15' I Proposed: 18'
- **Side**: Required: 9' I Proposed: 9'

Note: Per (Q) R5-1: No.2 That vehicular access to Columbus Avenue shall be prohibited.

PROJECT TEAM

Architect:

Works Progress Architecture
Project Manager: Carrie Strickland
811 SE Stark St, Suite 210
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503.234.2945
Carrie@worksarchitecture.net

Landscape Architect:

SQLA INC
Project Manager: Samuel Kim
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562.905.0800 Ext. 101
Samuel@sqlainc.com

Structural:

Englekirk Structural Engineers
Project Manager: Ety Guez
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Los Angeles, CA 90017
323.733.6673 Ext. 343
Ety.benichou@englekirk.com

Owner:

6728 Sepulveda QOZB LLC
Project Manager: Leon Benrimon
9220 Winnetka Ave.
Chatsworth, CA 91311
310.980.7208
Leon@uncommondevelopers.com

General Contractor:

Uncommon Builders LLC
Project Manager: David Mas
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Civil:

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Project Manager: Frank Larocca
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Mechanical:

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Project Manager: Aris Shahmirzaian
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Aris@preciseair.com

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Jonathan@sabagelectric.com

Plumbing:

RnF Fire Protection & Plumbing Inc
Project Manager: Mike H. Sukazi
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Glendale, CA 91311
818.219.2039
Mikes@rffire.com

VICINITY MAP

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REGISTERED LANDSCAPE ARCHITECT SAMUEL KYUN KIM 5622 Signature 2-28-2024 Renewal Date 08-31-2024 Date STATE OF CALIFORNIA

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F. 562-905-0880
www.sqlainc.com

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Sepulveda

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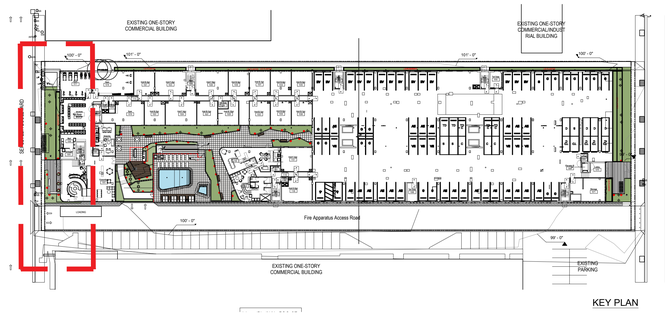
Van Nuys, CA 91411

SQLA #22155

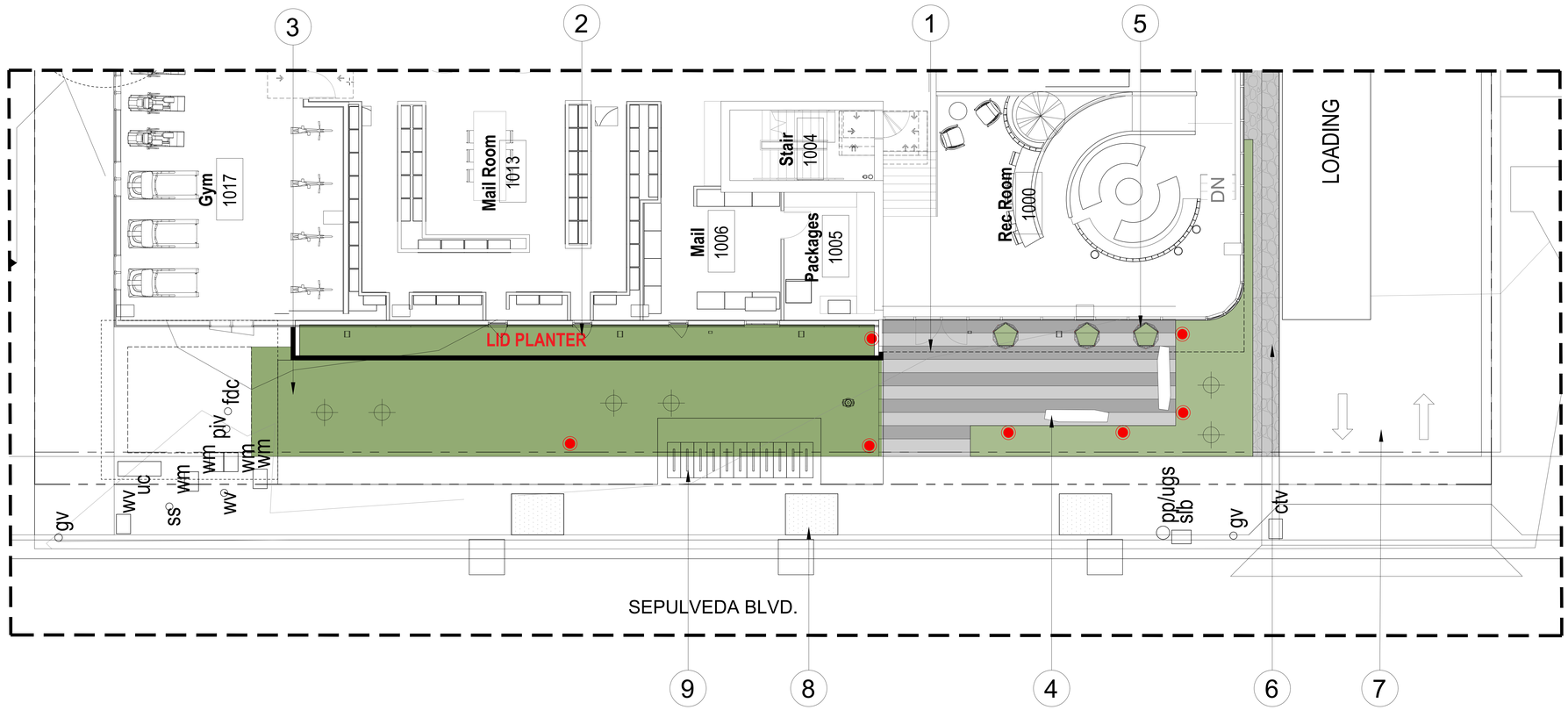
COVER SHEET

LT-0

EXISTING ONE-STORY
COMMERCIAL BUILDING
EXISTING ONE-STORY
COMMERCIAL/INDUST
RIAL BUILDING
SEPULVEDA BOULEVARD
COLUMBUS AVE
100' - 0"
101' - 0"
101' - 0"
100' - 0"
99' - 0"
99' - 0"
100' - 0"
LID PLANTER
LID PLANTER
LID PLANTER



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
SCALE: 3/16" 1'-0"

0 4' 8' 12'
Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEYNOTES:

1. CONRETE PAVING PATTERN

2. LID PLANTER
3. ON-GRADE PLANTING
4. ORIGAMI BENCH

5. 36" SYMMETRIA -DECORATIVE PLANTER

6. PEBBLES
7. PARKING ACCESS
8. TREE WELL W/ 24" BOX STREET TREE
9. BIKE RACKS

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REGISTERED LANDSCAPE ARCHITECT — JAMES KUNZ — No. 6249 — Signature 2-28-2024 — Renewal Date 08-31-2025 — Date — STATE OF CALIFORNIA

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8	100% Design Development	07.01.2022
9	25% Construction Document	08.19.2022

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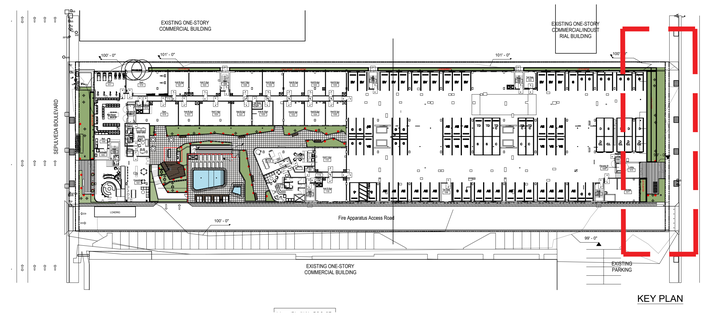
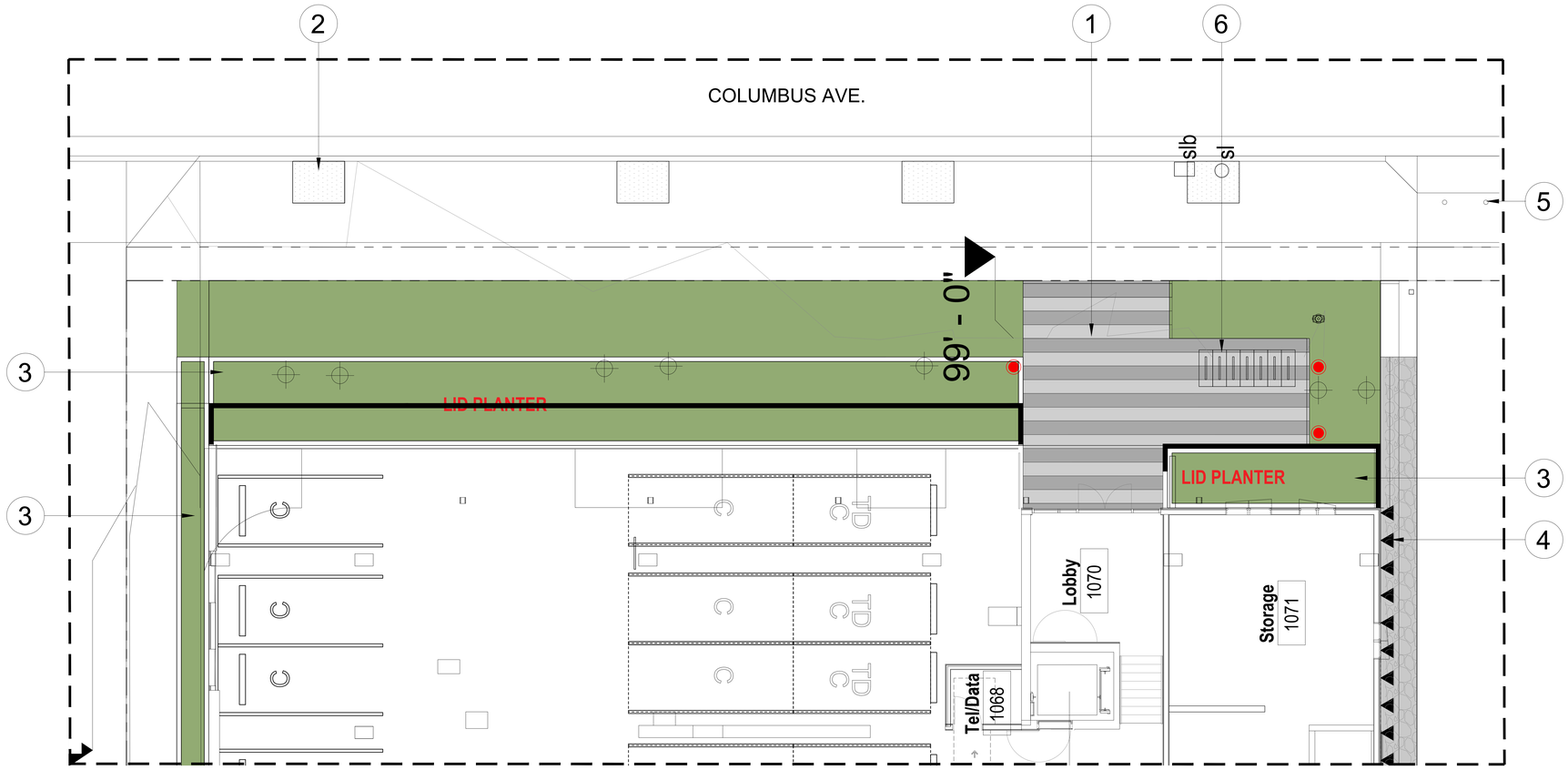
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT A

LC-1A



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
SCALE: 3/16" 1'-0"

Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEYNOTES:

1. CONCRETE PAVING PATTERN

2. TREE WELL W/ 24" BOX STREET TREE & DG
3. LID PLANTER
4. VINE PLANTING AREA & PEBBLES
5. BOLLARDS PER ARCH. DRAWINGS
6. BIKE RACK

EXHIBIT "A"
Page No. 18 of 28
Case No. DIR-2022-5107-TOC-SPR-VHCA

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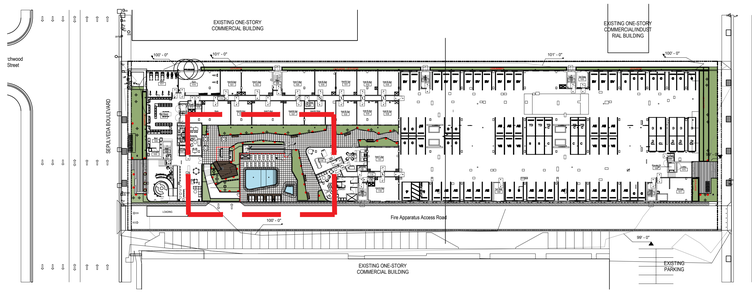
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT B

LC-1B



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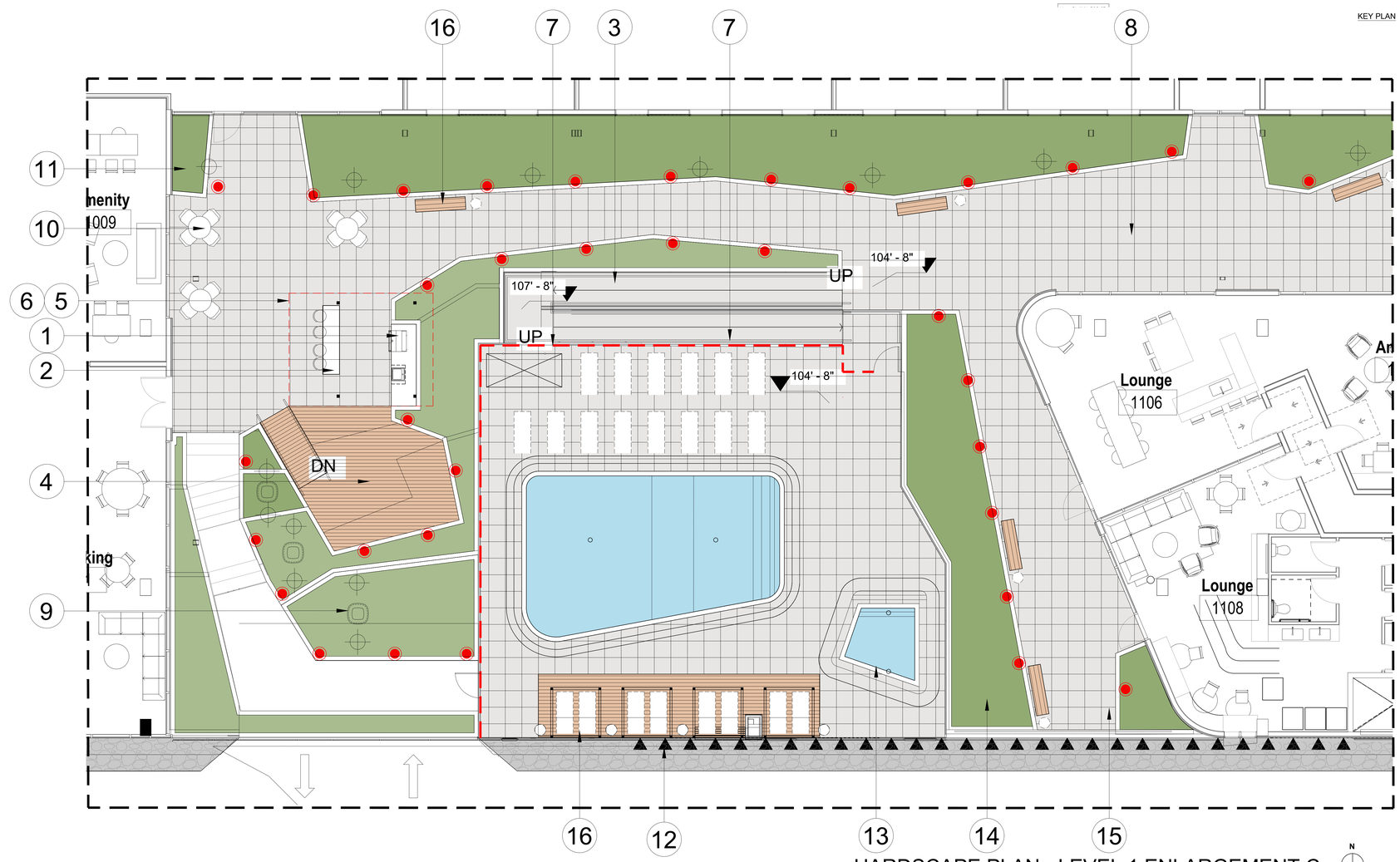

1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT C
SCALE: 3/16" 1'-0"

N

Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

EXHIBIT "A"
Page No. 19 of 28
Case No. DIR-2022-5107-TOC-SPR-VHCA

KEYNOTES:

1. BBQ

2. BAR
3. RAMP
4. WOOD DECK
5. CANTILEVER TRELLIS
6. TRELLIS

7. 5' H GLASS FENCE
8. PASEO

9. SQUARO POT
10. TABLE W/ CHAIRS
11. BUILT-IN PLANTER
12. VINES & PEBBLES LANDSCAPE AREA
13. SPA
14. LANDSCAPE AREA
15. BENCH W/ SIDE TABLE FF&E
16. 6' x 6' DAYBED CABANA

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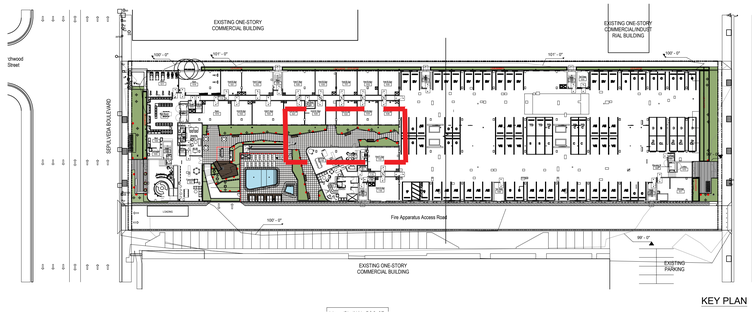
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT C

LC-1C



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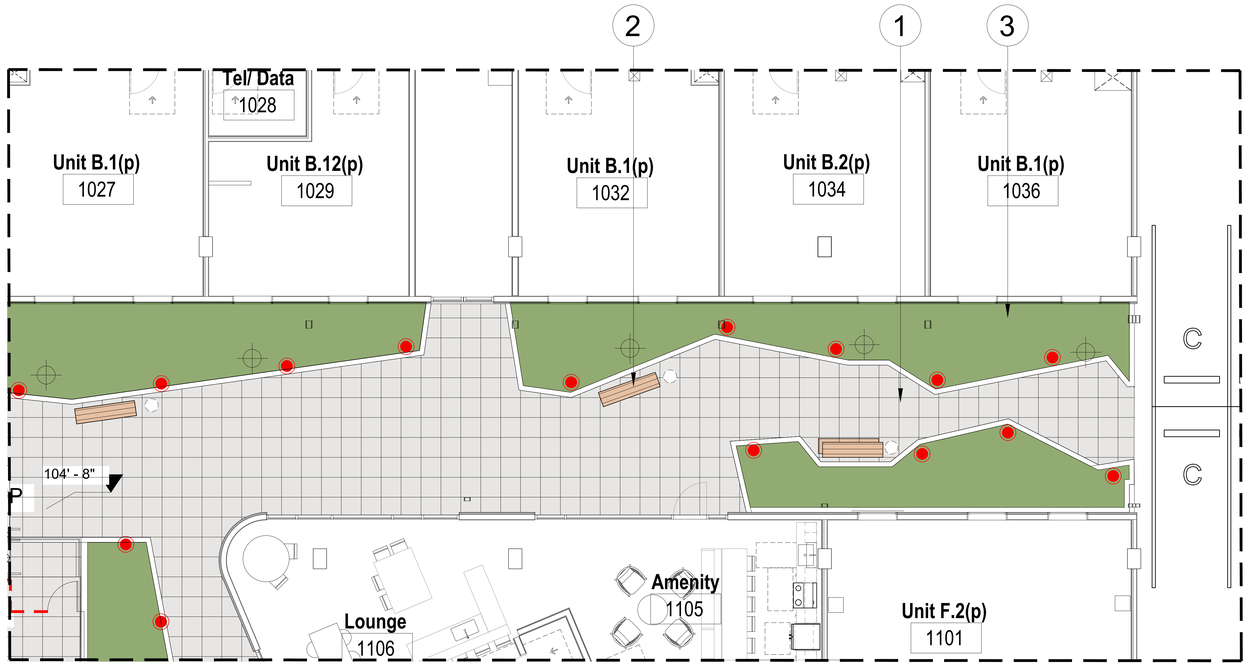

1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT D
SCALE 3/16" 1'-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEY NOTES

1. PASEO W/ PEDESTAL PAVING SYSTEMM

2. BENCH W/ SIDE TABLE FF&E
3. METAL PLANTER

EXHIBIT "A"
Page No. 20 of 28
Case No. DIR-2022-5107-TOC-SPR-VHCA

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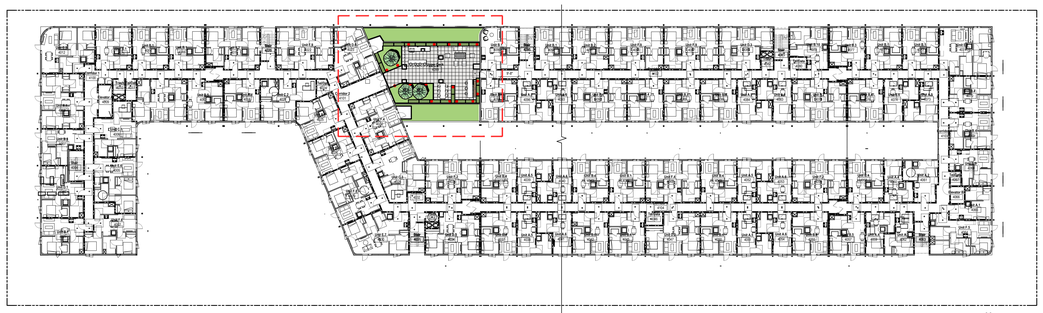
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT D

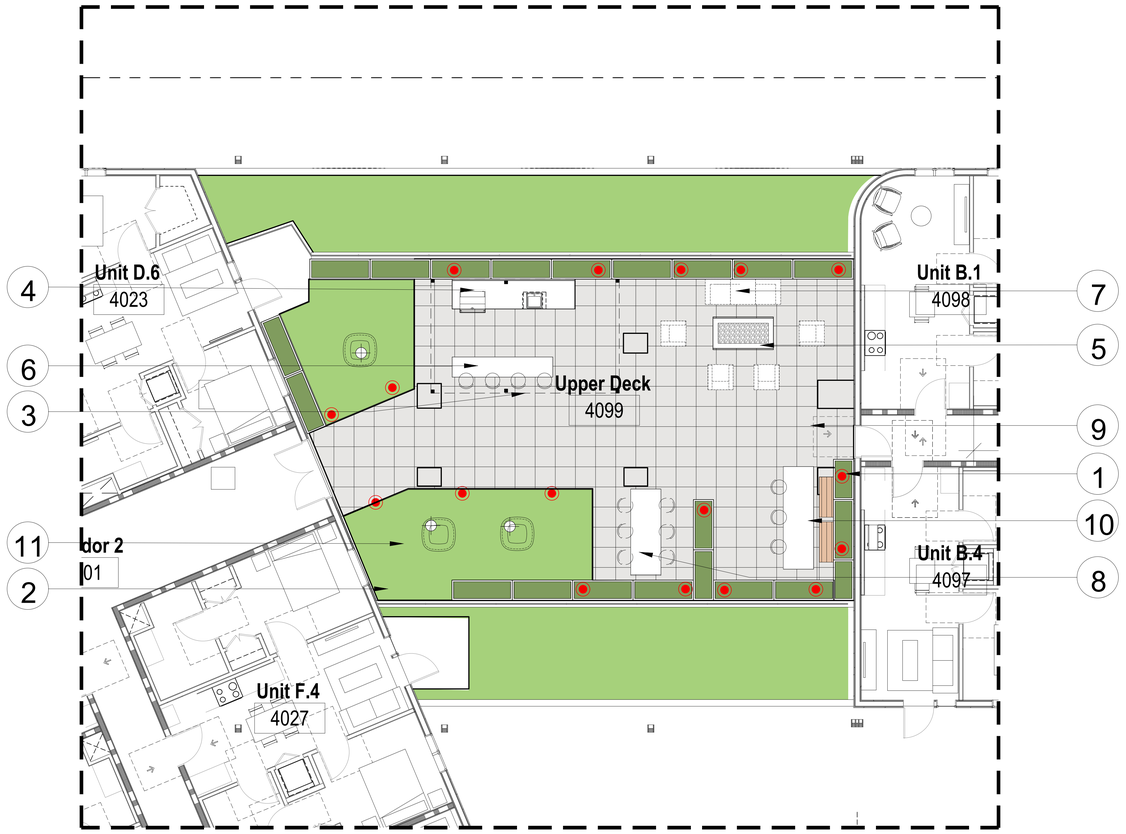
LC-1D



1 KEYPLAN - LEVEL 4 DECK
SCALE: 1" 30-0"

N

0 30' 60'
Scale: 1" = 30'-0"



1 HARDSCAPE PLAN - LEVEL 4 DECK
SCALE: 3/16" 1-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

KEY NOTES

1. FIBERGLASS PLANTER

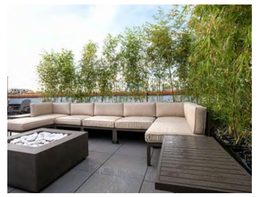
2. GREEN ROOF

3. TRELLIS

4. BBQ

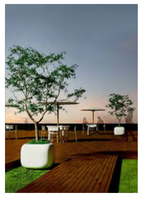
5. FIREPIT

6. BAR
7. LOUNGE SEATING



8. DINING TABLE
9. TILE TECH COOL ROOF PEDESTAL PAVERS

10. TABLE & CHAIRS W/ BENCH
11. 40" SQUARO POTS



TREE UPLIGHT

LED PATH LIGHT

PAVING LEGEND

24"X24"X 3/8 TILE TECH PEDESTAL PAVING
COOL ROOF SERIES PORCELAIN. PAVERS
COLOR: COOL GRAY
FINISH: TEXTURED FINISH
WWW.TILETECHPAVERS.COM

GREEN ROOF

PLANTING

LIGHTING LEGEND

TREE UPLIGHT
VOLT ALL STAR CAST BRASS SPOTLIGHT
VAL-2000-4-BBZ

VOLT ELEVATOR CAST BRASS PATH LIGHT
VPL-3024-4-BBZ

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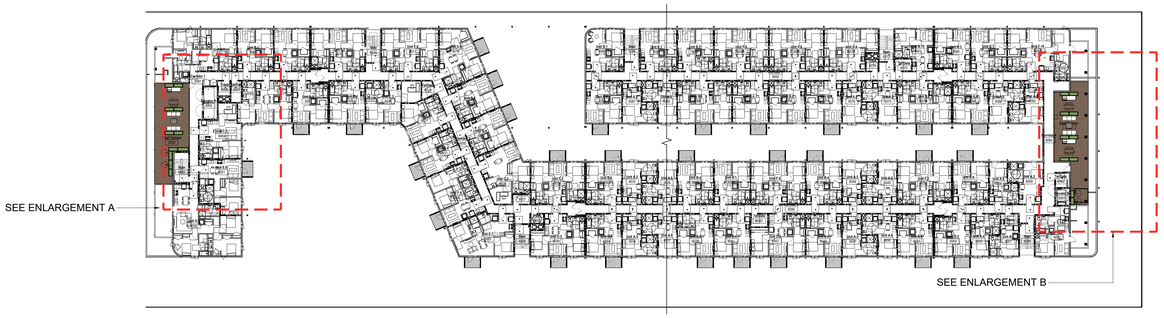
HARDSCAPE PLAN
- LEVEL 4 DECK

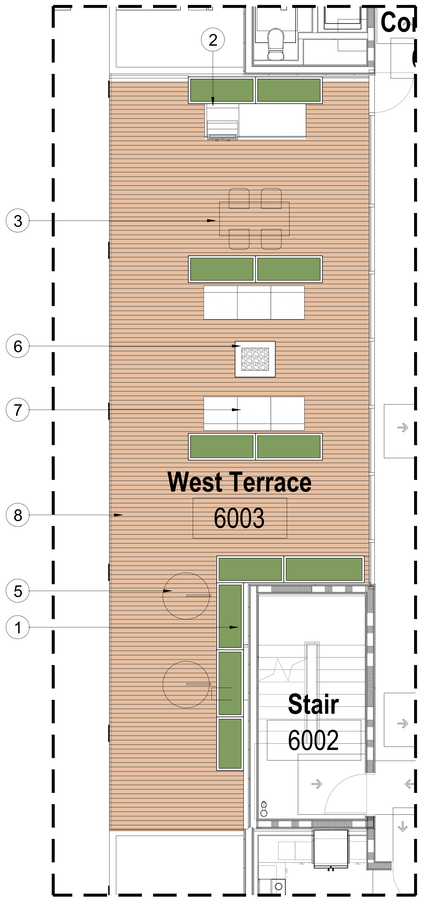
LC-2



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1 30-0

N

0 30' 60'
Scale: 1" = 30'-0"



2 HARDSCAPE PLAN - WEST DECK
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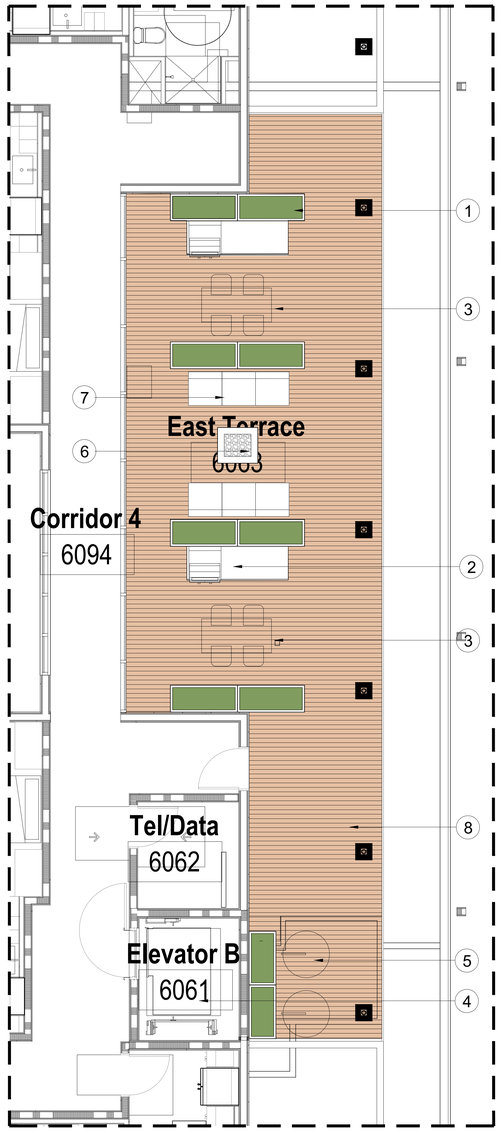
N

Scale: 1/4" = 1'-0"



3 ENLARGEMENT B
SCALE: 1/4 1-0

N

Scale: 1/4" = 1'-0"

KEY NOTES

1. FIBERGLASS PLANTER

2. BBQ

3. DINING TABLE
4. ELEVATOR
5. NEST HANGING CHAIR FF&E

6. FIRE PIT
7. OUTDOOR LOUNGE SEATING

8. TILE TECH PEDESTAL PAVING
IPE WOOD TILE

PAVING LEGEND

- 24"X24" TILETECH PEDESTAL PAVING
  IPE WOOD TILE
  www.tiletechpavers.com
- 24"X24" TILETECH PEDESTAL PAVING
  COOL ROOF SERIES PORCELAIN. PAVERS
  COLOR: COOL GRAY
  FINISH: TEXTURED FINISH
  www.tiletechpavers.com
- SYNTHETIC GRASS
- PLANTING

EXHIBIT "A"
Page No. 22 of 28
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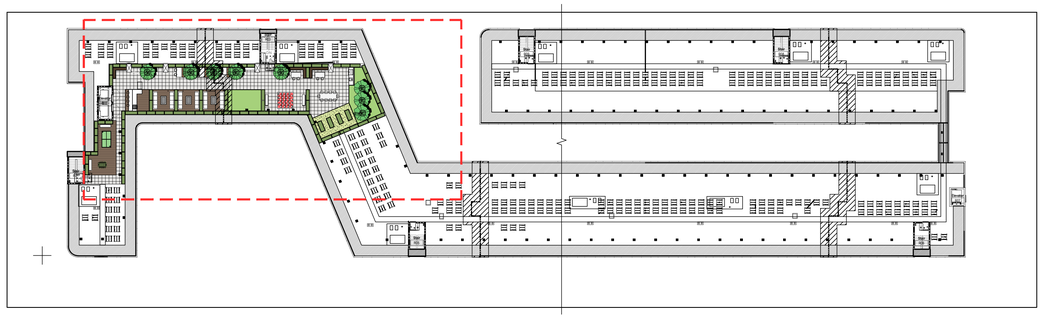
HARDSCAPE PLAN
- LEVEL 6

LC-3A



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" 30-0"

N

2 HARDSCAPE PLAN - ROOF DECK
SCALE: 3/16" 1-0"

N

KEY NOTES

1. FIBERGLASS PLANTER

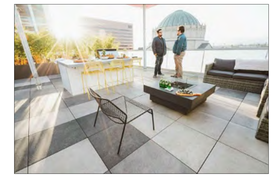
2. PREFAB BBQ CABINET SYSTEM

3. BUILT-IN BAR
4. ELEVATOR
5. TABLE & CHAIRS
6. FIREPIT

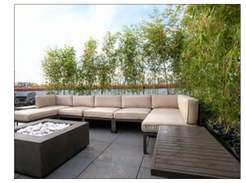
7. 40" SQUARO POTS

8. GREENROOF W/ ALUMINUM EDGING

9. DINING TABLE
10. TILE TECH COOL ROOF PEDESTAL PAVERS



11. LOUNGE SEATING



12. SYNTHETIC GRASS
13. FOOSBALL
14. PING PONG TABLE
15. VEGETABLE PLANTERS
16. PREFAB BENCH, FF&E
17. ADA ACCESS
18. TILETECH IPE WOOD TILE ON PEDESTAL
19. LARGE CHECKER BOARD

PAVING LEGEND

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IPE WOOD TILE
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24"X24" TILETECH PEDESTAL PAVING
COOL ROOF SERIES PORCELAIN. PAVERS
COLOR: COOL GRAY
FINISH: TEXTURED FINISH
www.tiletechpavers.com

SYNTHETIC GRASS

PLANTING

LIGHTING LEGEND

TREE UPLIGHT
VOLT ALL STAR CAST BRASS SPOTLIGHT
VAL-2000-4-BBZ

VOLT ELEVATOR CAST BRASS PATH LIGHT
VPL-3024-4-BBZ

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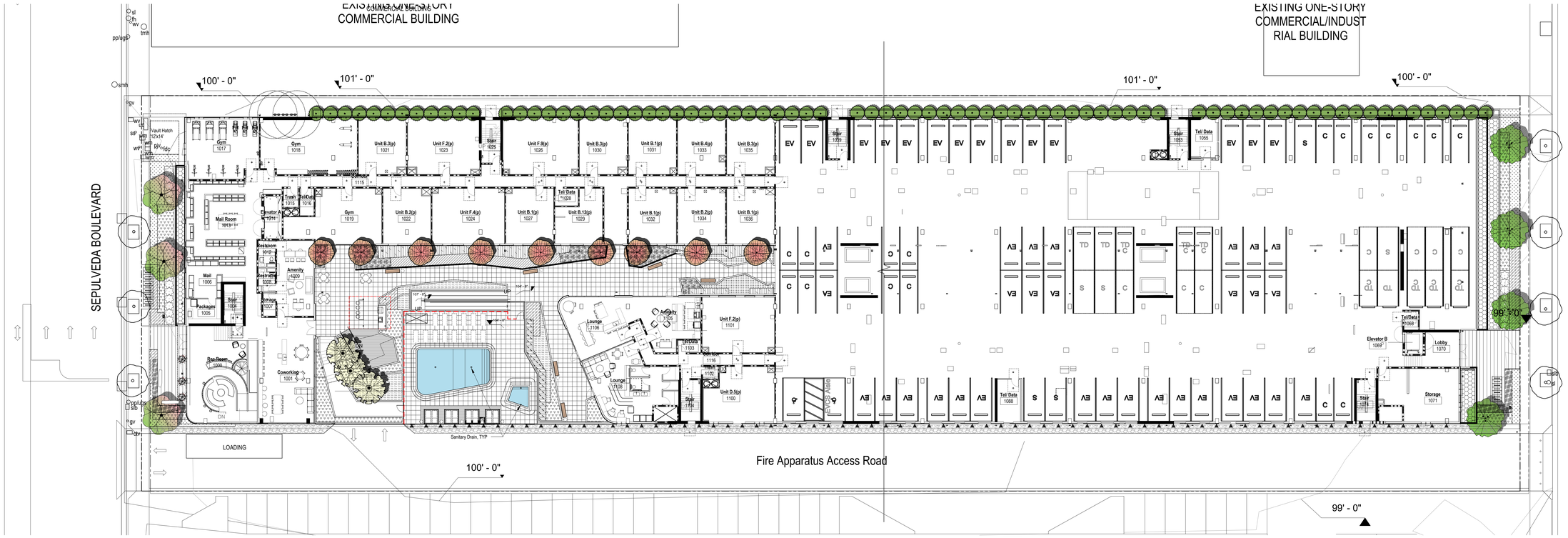
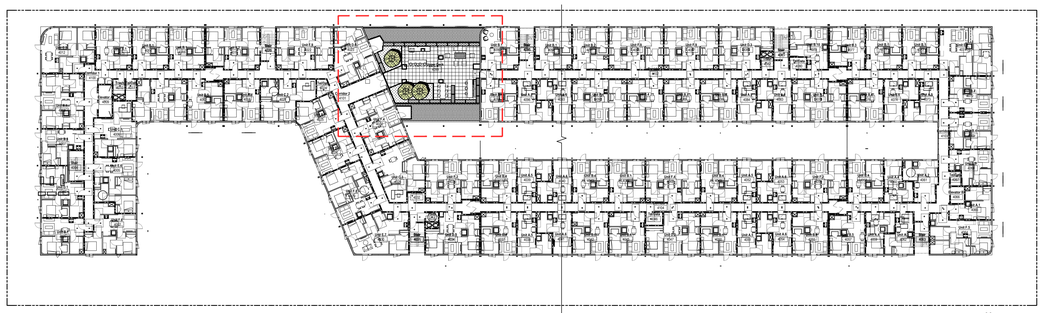
HARDSCAPE PLAN
- ROOF DECK

LC-4


EXISTING ONE-STORY
COMMERCIAL BUILDING
EXISTING ONE-STORY
COMMERCIAL/INDUSTRIAL BUILDING
SEPULVEDA BOULEVARD
COLUMBUS AVE
100' - 0"
101' - 0"
101' - 0"
100' - 0"
99' - 0"
99' - 0"
Fire Apparatus Access Road
LOADING
Sanitary Drain, TYP
Gym 1017
Gym 1018
Gym 1019
Mail Room 1013
Mail 1006
Packages 1008
Rec Room 1000
Coworking 1001
Vestoom 1012
Vestroom 1002
Amenity 1009
Storage 1007
Trash 1015
Tel/Data 1016
Elevator A 1014
Stair 1004
Lounge 1106
Amenity 1105
Lounge 1108
Tel/Data 1103
Trash 1116
Stair 1114
Unit F.2(p) 1101
Unit D.5(p) 1100
Tel/ Data 1088
Tel/Data 1066
Elevator B 1069
Lobby 1070
Storage 1071
Stair 1053
Stair 1025
Stair 1055
Stair 1028
Tel/ Data 1055
Tel/ Data 1028
Unit B.3(p) 1021
Unit F.2(p) 1023
Unit F.3(p) 1025
Unit B.3(p) 1030
Unit B.1(p) 1031
Unit B.4(p) 1033
Unit B.3(p) 1035
Unit B.2(p) 1022
Unit F.4(p) 1024
Unit B.1(p) 1027
Unit B.12(p) 1029
Unit B.1(p) 1032
Unit B.2(p) 1034
Unit B.1(p) 1036
Vault Hatch 12'x14'
RK
Elevator Pit
Sump
Trash Room
Tel/Data
Elevator Pit
Sump
Lift
Lift
Lift



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SCALE 1 30-0

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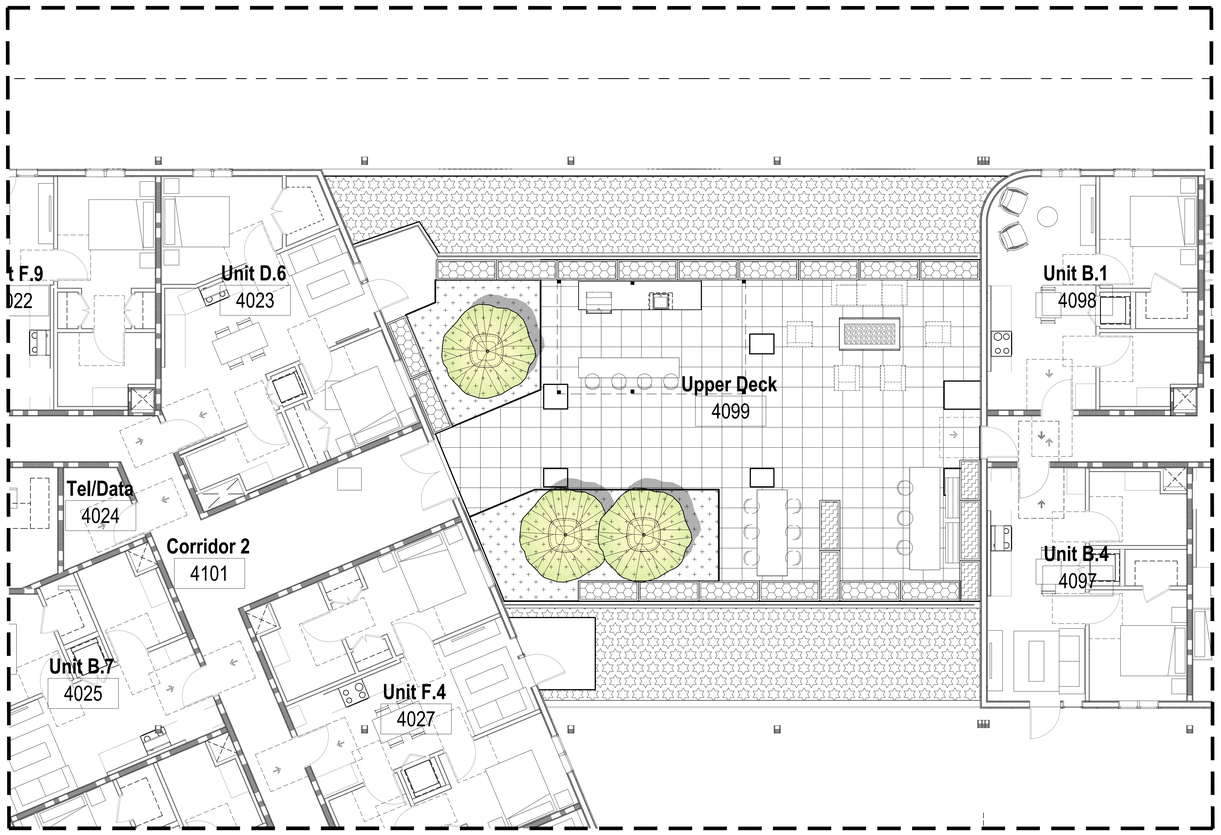
Scale: 1" = 30'-0"



1 PLANTING PLAN - LEVEL 4 DECK
SCALE 3/16 1-0

N

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Scale: 3/16" = 1'-0"

PLANTING LEGEND

TREES	SIZE & QUAN.	WUCOLS
ACER PALMATUM 'SANGOKAKU' CORAL BARK JAPANESE MAPLE	24" BOX / 3 EA.	MODERATE

SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
DIETES BICOLOR FORTNIGHT LILY	1 GAL.@ 24" O.C./ 9 EA.	LOW (2)
DIANELLA REVOLUTA 'LITTLE REV' FLAX LILY	1 GAL.@ 24" O.C./ 209 EA.	LOW (2)
JUNCUS PATENS 'ELK BLUE' CALIFORNIA GRAY RUSH	1 GAL.@ 24" O.C./ 35 EA.	LOW (1)(2)(3)
CAREX DIVULSA BERKELEY SEDGE	1 GAL.@ 18" O.C./ 147 EA.	LOW (1)(2)

REMARKS
(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

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Page No. 25 of 28
Case No. DIR-2022-5107-TOC-SPR-VHCA

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la@sqlainc.com www.sqlainc.com

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Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% Construction Document	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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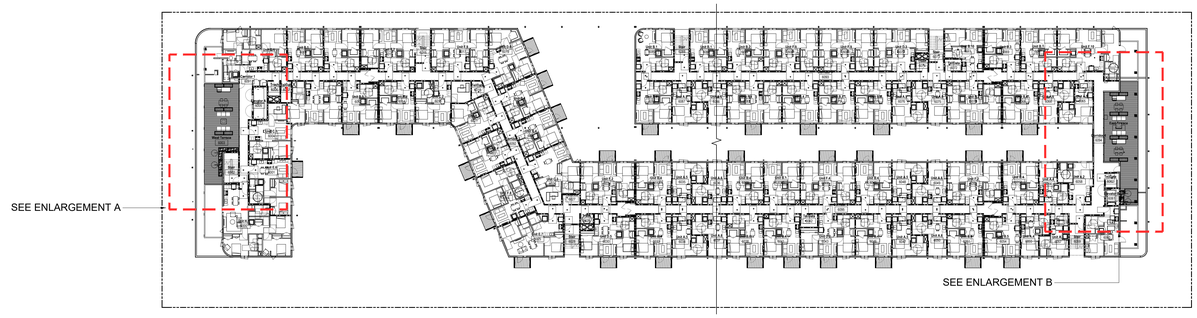
PLANTING PLAN
- LEVEL 4 DECK

LP-2



1 KEYPLAN - LEVEL 6 DECK
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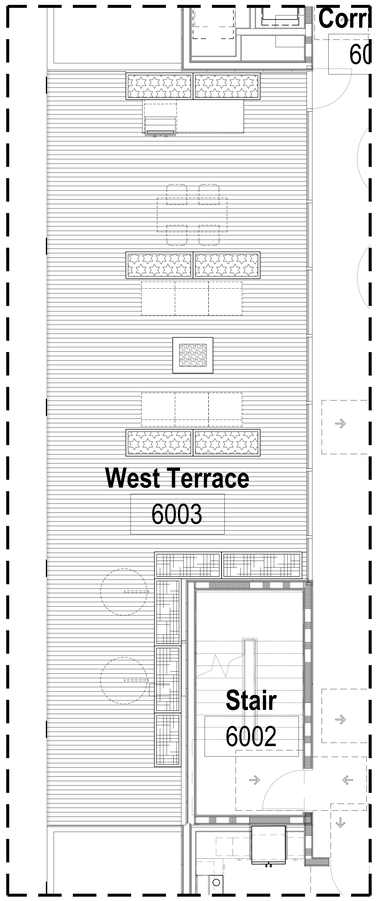

2 ENLARGEMENT A
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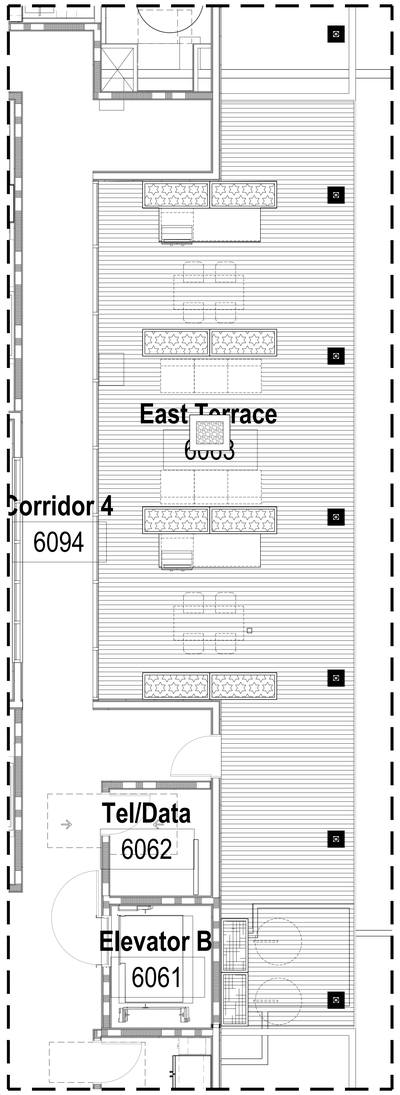

3 ENLARGEMENT B
SCALE 1/4 1-0

N

0 2' 4' 8'
Scale: 1/4" = 1'-0"

PLANTING LEGEND

	SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
	BUXUS MICROPHYLLA JAPONICA JAPANESE BOXWOOD	5 GAL.@ 24" O.C./ 10 EA.	MODERATE (2)
	PITTOSPORUM TOBIRA 'VARIEGATED' VARIEGATED JAPANESE MOCK ORANGE	5 GAL.@ 24" O.C./ 12 EA.	MODERATE (2)

REMARKS
(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

EXHIBIT "A"
Page No. 26 of 28
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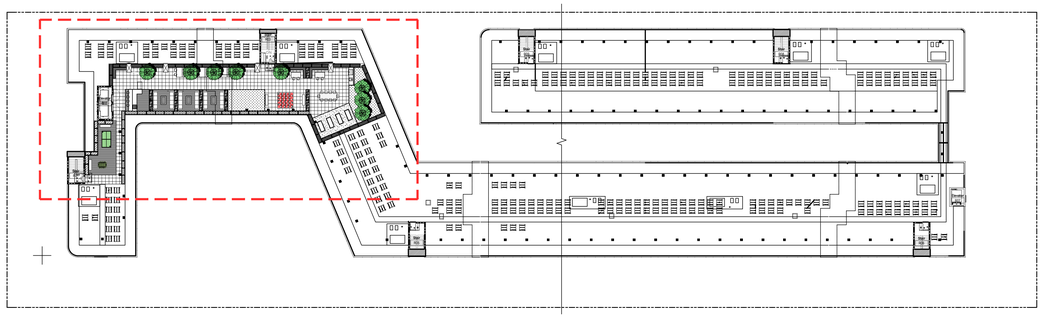
PLANTING PLAN
- LEVEL 6

LP-3



1 KEYPLAN - LEVEL 6 DECK
SCALE 1 30-0

2 PLANTING PLAN - ROOF DECK
SCALE 3/16 1-0

PLANTING LEGEND

TREES	SIZE & QUAN.	WUCOLS
OLEA EUROPEA 'SWAN HILLS' FRUITLESS OLIVE TREE	24" BOX / 8 EA.	LOW (2)

SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
DODONAEA VISCOSA HOPBUSH	5 GAL.@ 30" O.C./ 54 EA.	LOW (2)
WESTRINGIA FRUTICOSA COAST ROSEMARY	5 GAL.@ 24" O.C./ 26 EA.	LOW (2)
WESTRINGIA FRUTICOSA 'MUNDI' COAST ROSEMARY	5 GAL.@ 24" O.C./ 17 EA.	LOW (2)
JUNCUS PATENS 'ELK BLUE' CALIFORNIA GRAY RUSH	1 GAL.@ 24" O.C./ 56 EA.	LOW (1)(2)(3)
CAREX DIVULSA BERKELEY SEDGE	1 GAL.@ 18" O.C./ 240 EA.	LOW (1)(2)

REMARKS
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9	25% Construction Document	08.19.2022

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PLANLTING PLAN
- ROOF DECK

LP-4

PRUNUS ILLICIFOLIA LYONII
HOLLY-LEAF CHERRY

CHILOPSIS LINEARIS
DESERT WILLOW

OLEA EUROPAEA
'SWAN HILLS'
FRUITLESS OLIVE TREE

ACER PALMATUM
'SANGOKAKU'
CORAL BARK JAPANESE MAPLE

ACER PALMATUM
'BLOODGOOD'
JAPANESE MAPLE

GLEDITSIA TRIACANTHOS
'SHADEMASTER'
HONEY LOCUST

PITTOSPORUM TOBIRA
'VARIEGATED'
VARIEGATED JAPANESE MOCK ORANGE

BUXUS MICROPHYLLA JAPONICA
JAPANESE BOXWOOD

LIRIOPE SPICATA
CREEPING LIRIOPE

JUNCUS PATENS
'ELK BLUE'
CALIFORNIA GRAY RUSH

FESTUCA MAIREI
MAIRE'S FESCUE

DIETES BICOLOR
FORTNIGHT LILY

DODONAEA VISCOSA
HOPBUSH

DIANELLA TASMANICA 'VARIEGATED'
VARIEGATED FLAX LILY

DIANELLA REVOLUTA
'LITTLE REV'
FLAX LILY

MUHLENBERGIA CAPILLARIS
'REGAL MIST'
PINK MUHLY

AGAVE 'BLUE FLAME'
BLUE FLAME AGAVE

HESPERALOE PARVIFLORA
RED YUCCA

WESTRINGIA FRUTICOSA
'MUNDI'
COASTAL ROSEMARY

WESTRINGIA FRUTICOSA
COAST ROSEMARY

LONICERA JAPONICA
'PURPUREA'
PURPLE LEAF HONEY SUCKLE

LANTANA 'GOLD RUSH' OR 'NEW GOLD'
TRAILING LANTANA

SENECIO MANDRALISCAE
KLEINIA

CAREX DIVULSA
BERKELEY SEDGE

LAVANDULA ANGUSTIFOLIA
ENGLISH LAVENDER

EXHIBIT "A"
Page No. 28 of 28
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Van Nuys, CA 91411

SQLA #22155

PLANT IMAGES

LP-6

Exhibit A:
Environmental Documents

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COMMISSION OFFICE
(213) 978-1300

CITY PLANNING COMMISSION

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PRESIDENT

CAROLINE CHOE
VICE-PRESIDENT

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DIRECTOR

SHANA M.M. BONSTIN
DEPUTY DIRECTOR

ARTHI L. VARMA, AICP
DEPUTY DIRECTOR

LISA M. WEBBER, AICP
DEPUTY DIRECTOR

NOTICE OF AVAILABILITY TO ADOPT A SUSTAINABLE COMMUNITIES ENVIRONMENTAL ASSESSMENT

Public Resources Code Section 21092 and Cal. Code of Regulations Title 14, Section 15072 (the Guidelines for the California Environmental Quality Act) require a local agency to provide a notice of intent to adopt a Sustainable Communities Environmental Assessment (SCEA) to the public, responsible agencies, trustee agencies, and the county clerk of each county within which the proposed project is located, sufficiently prior to adoption by the lead agency of the SCEA to allow the public and agencies the review period provided under Section 15105 of the Guidelines.

Project Title: 6728 Sepulveda Boulevard Project; ENV-2022-5108-SCEA

Project Location: 6728 North Sepulveda Boulevard; 6715 North Columbus Avenue, Los Angeles, CA 91411

Project Description: The project involves the construction of a new six-story, residential building, 66 feet in height, containing a total of 405 dwelling units with 41 units reserved for Extremely Low Income Households. The proposed development will contain approximately 268,770 square feet of floor area, equating to a floor area ratio (FAR) of approximately 3.18:1. The project will provide a total of 32,866 square feet of open space comprised of private balconies, a gym, recreation room, community room, pool deck, terraces and roof deck. The project will have three subterranean levels and will provide 556 vehicle parking stalls and 194 bicycle parking stalls. The project involves grading that would result in the export of approximately 77,277 cubic yards of soil from the project site.

In order to facilitate the development of the proposed project, the applicant is requesting: (1) Transit Oriented Communities (TOC) Tier 3 Project with three (3) Base Incentives, which allows a 70 percent bonus density, a 50 percent FAR bonus, and reduced required parking, and two (2) Additional Incentives including a 25 percent reduction in required open space, and an increase of 22 feet in height; (2) Site Plan Review; and (3) other discretionary and ministerial permits and approvals that may be deemed necessary, including, but not limited to, temporary street closure permits, grading permits, excavation/shoring permits, building permits, and sign permits in order to execute and implement the project.

Schedule: The City of Los Angeles will receive comments on the Sustainable Communities Environmental Assessment beginning July 20, 2023 and ending August 21, 2023. The City of Los Angeles, as lead agency, will make a determination on the project following a Hearing Officer public hearing and City Planning Commission hearing, to be scheduled.

Copies of the Sustainable Communities Environmental Assessment and all documents referenced in the Sustainable Communities Environmental Assessment are available on the Department of City Planning's website at https://planning.lacity.org/development-service/environmental-review/scea. You may contact Trevor Martin at Trevor.Martin@lacity.org or (213) 978-1341 to schedule an appointment to review the case file.

Signature: Trevor Martin Date: July 12, 2023

CITY OF LOS ANGELES
DEPARTMENT OF CITY PLANNING
CITY HALL 200 NORTH SPRING STREET LOS ANGELES CA 90012

SUSTAINABLE COMMUNITIES ENVIRONMENTAL ASSESSMENT

6728 Sepulveda Boulevard Project

Case Number: ENV-2022-5108-SCEA

Project Location: 6728 Sepulveda Boulevard, 6715 Columbus Avenue, Los Angeles 91411

Community Plan Area: Van Nuys-North Sherman Oaks

Council District: 6—District Office

Project Description: The Project consists of the construction of a 268,770 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development comprised of a six-story structure with three subterranean parking levels with a maximum height of 66 feet. The 94,951 square foot Project Site is currently vacant. The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies. The Project would provide 556 total vehicular parking spaces and 194 bicycle parking spaces (176 long-term and 18 short-term.) Upon completion, the Project would have a maximum floor area ratio (FAR) of 3.18:1. In order to permit development of the Project, the City would require approval of the following discretionary actions: (1) Transit Oriented Communities (TOC) Tier 3 Project with three base incentives, which allows a 70 percent bonus density, a 50 percent FAR bonus, and reduced required parking and two additional incentives including a 25 precent reduction in required open space and an increase of 22 feet in height; (2) Site Plan Review; and (3) other discretionary and ministerial permits and approvals that may be deemed necessary, including, but not limited to, temporary street closure permits, grading permits, excavation/shoring permits, building permits, and sign permits in order to execute and implement the Project.

PREPARED FOR:

The City of Los Angeles
Department of City Planning

PREPARED BY:

EcoTierra Consulting, Inc.

APPLICANT:

Uncommon Developers

June 2023

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1 INTRODUCTION

An application for the proposed 6728 Sepulveda Boulevard Project (Project) has been submitted to the City of Los Angeles Department of City Planning for discretionary review. The City of Los Angeles, as Lead Agency, has determined that the Project is subject to the California Environmental Quality Act (CEQA), and that the preparation of a Sustainable Communities Environmental Assessment (SCEA) is required.

This SCEA evaluates the potential environmental effects that could result from the construction, implementation, and operation of the Project. This SCEA has been prepared in accordance with CEQA (Public Resources Code §21000 et seq.), the State CEQA Guidelines (Title 14, California Code of Regulations, §15000 et seq.), and the City of Los Angeles CEQA Guidelines (1981, amended 2006). The City uses Appendix G of the State CEQA Guidelines as the thresholds of significance unless another threshold of significance is expressly identified in the document. Based on the analysis provided within this SCEA, the City has concluded that the Project qualifies as a Transit Priority Project (TPP), is consistent with an adopted Sustainable Communities Strategy (SCS) that has been accepted by the California Air Resources Board (CARB) as meeting the State's greenhouse gas (GHG) reduction targets, and that the Project would not result in significant impacts on the environment. This SCEA is intended as an informational document, which is ultimately required to be considered and adopted by the decision-making body of the City in conjunction with approval of the Project.

1.1 PURPOSE

The California Environmental Quality Act was enacted in 1970 with several basic purposes, including: (1) to inform governmental decision makers and the public about the potential significant environmental effects of proposed projects; (2) to identify ways that environmental damage can be avoided or significantly reduced; (3) to prevent significant, avoidable damage to the environment by requiring changes in projects through the use of feasible alternatives or mitigation measures; and (4) to disclose to the public the reasons behind a project's approval even if significant environmental effects are anticipated.

Public Resources Code Section 21155.2(b)(1) requires that an Initial Study be prepared for each SCEA. An Initial Study is a preliminary analysis conducted by the lead agency, in consultation with other agencies (responsible or trustee agencies, as applicable), to determine whether there is substantial evidence that a project may have a significant effect on the environment. If a qualifying project meets certain criteria described below and the Initial Study shows that any potential significant effects would be avoided or mitigated to a point where clearly no significant effects would occur through project mitigation measures, a SCEA may be prepared. If it is determined in the Initial Study that there is substantial evidence, in light of the whole record before

the agency, that the project may have a significant effect on the environment, an Environmental Impact Report (EIR) is normally required.[1]

1.1.1 Senate Bill 375

The State of California adopted Senate Bill (SB) 375, also known as the "Sustainable Communities and Climate Protection Act of 2008", which outlines growth strategies that better integrate regional land use and transportation planning and that help meet the State of California's GHG emissions reduction mandates. SB 375 requires the State's 18 metropolitan planning organizations to incorporate an SCS into the regional transportation plans to achieve their respective region's GHG emission reduction targets set by the CARB. Correspondingly, SB 375 provides various CEQA streamlining provisions for projects that are consistent with an adopted applicable SCS and meet certain objective criteria. The SCEA is one of these streamlining tools.

The Southern California Association of Governments (SCAG) is the metropolitan planning organization for the County of Los Angeles (along with the Counties of Imperial, San Bernardino, Riverside, Orange, and Ventura). On September 3, 2020, SCAG's Regional Council adopted Resolution 20-624-1, which approved the 2020–2045 Regional Transportation Plan/Sustainable Communities Strategy (2020–2045 RTP/SCS, also known as Connect SoCal) in its entirety. For the SCAG region, CARB has set GHG emissions reduction targets at 19 percent below 2005 per capita emissions levels by 2035. SCAG's resolution adopting the 2020–2045 RTP/SCS also determined that the SCS includes strategies to meet the requirements of SB 375 to achieve these GHG emission reduction goals and directed SCAG staff to submit the 2020–2045 RTP/SCS to CARB for review and certification in this regard. On October 30, 2020, pursuant to Executive Order No. G-20-239, CARB "accept[ed] the SCAG determination that its 2020 SCS would, when implemented, meet the emissions reduction target for automobiles and light trucks as established by CARB in 2018, specifically, a 19 percent per capita reduction by 2035 relative to 2005 levels."

SB 375 allows the City, acting as Lead Agency, to prepare a SCEA as the environmental CEQA clearance for TPPs, as described below, that are consistent with the 2020–2045 RTP/SCS.

1.1.2 Purpose and Content of a SCEA

The purpose of a SCEA is to evaluate the environmental effects of a project in accordance with CEQA and PRC Sections 21155 and 21155.2. In addition, a SCEA must evaluate a project's consistency with SCAG's RTP/SCS and incorporates feasible mitigation measures, performance standards, and/or criteria from prior applicable EIRs into the proposed project.

The SCEA form of CEQA documentation was established by SB 375 to provide streamlined environmental review for certain TPPs. TPPs are residential or mixed-use residential projects that

[1] State CEQA Guidelines Section 15063(b)(1) identifies the following three options for the Lead Agency when there is substantial evidence that the project may cause a significant effect on the environment: "(A) Prepare an EIR, or (B) Use a previously prepared EIR which the Lead Agency determines would adequately analyze the project at hand, or (C) Determine, pursuant to a program EIR, tiering, or another appropriate process, which of a project's effects were adequately examined by an earlier EIR or negative declaration.

provide a minimum net density of 20 dwelling units per acre and are located within one-half mile of a major transit stop or high-quality transit corridor (Public Resources Code Section 21155(b)). The intent of the CEQA streamlining provisions is to reduce documentation and redundancy and to provide an incentive for TPPs that are consistent with a larger effort to reduce GHG emissions by integrating transportation and land use planning.

A SCEA is comparable to a Mitigated Negative Declaration (MND) in that the lead agency must find that all potentially significant impacts of a project have been identified, adequately analyzed, and mitigated to a less than significant level. A SCEA must also identify any cumulative impacts that have been adequately addressed and mitigated in a prior applicable certified EIR. Where the lead agency determines the impact has been adequately addressed and mitigated, the impact shall not be considered cumulatively considerable. Unlike an MND, a SCEA must incorporate all feasible mitigation measures from prior and applicable EIRs into the project prior to conducting the Initial Study analysis. Also, a SCEA is not required to reference, describe, or discuss growth-inducing impacts and project specific or cumulative impacts from cars and light duty truck trips on global warming or the regional transportation network.

A draft of the SCEA shall be circulated for a public comment period not less than 30 days, and the lead agency shall consider all comments received prior to acting on the SCEA. The lead agency's decision to review and approve a project with a SCEA shall be reviewed under the substantial evidence standard.

1.2 ORGANIZATION OF THE SCEA

This SCEA is organized into sections as follows:

1 INTRODUCTION

Describes the purpose and content of the SCEA and provides an overview of the CEQA process.

2 EXECUTIVE SUMMARY

Provides Project information, identifies key areas of environmental concern, and includes a determination whether the project may have a significant effect on the environment.

3 PROJECT DESCRIPTION

Provides a description of the environmental setting and the Project, including project characteristics and a list of discretionary actions.

4 SCEA CRITERIA AND CONSISTENCY ANALYSIS

The SCEA Criteria and Consistency Analysis demonstrates that the Project qualifies as a Transit Priority Project and is consistent with the Sustainable Communities Strategy.

5 EVALUATION OF ENVIRONMENTAL IMPACTS

The Evaluation of Environmental Impacts contains the completed Initial Study Checklist and the environmental factors that would be potentially affected by the Project. The Initial Study Checklist includes existing mitigation measures from the RTP/SCS and any other relevant plans and demonstrates why they have or have not been incorporated into the Project.

6 MITIGATION MONITORING PROGRAM

Outlines the implementation of the Project's mitigation measures and project design features and identifies enforcement and monitoring agencies responsibilities.

7 APPENDICES

Includes various documents, technical reports, and information used in preparation of the SCEA and can be found in the case file at the City of Los Angeles Department of City Planning.

1.3 CEQA PROCESS

Below is a general overview of the CEQA process. The CEQA process is guided by the CEQA statutes and guidelines, which can be found on the State of California's website (http://resources.ca.gov/ceqa).

The City has prepared this SCEA to determine if the Project qualifies as a TPP, is consistent with the SCS, and if it may have a significant effect on the environment. This SCEA determined that the Project meets the criteria for a SCEA and would not have a significant effect on the environment. A Notice of Completion and Availability (NOC/NOA) is circulated to notify public agencies and the general public that a draft of the SCEA is available for review and comment for a period of at least 30 days. CEQA requires that the legislative body (i.e., City Council) or planning commission of the lead agency conduct a public hearing and consider all comments received prior to acting on the SCEA. The lead agency may then adopt the SCEA, provided it finds the following:

a. All potentially significant or significant effects required to be identified in the Initial Study have been identified and analyzed, and

b. With respect to each significant effect on the environment required to be identified in the initial study, either of the following apply:

    i. Changes or alterations have been required in or incorporated into the project that avoid or mitigate the significant effects to a level of insignificance.

    ii. Those changes or alterations are within the responsibility and jurisdiction of another public agency and have been, or can and should be, adopted by that other agency.

2 EXECUTIVE SUMMARY

PROJECT TITLE	**6728 Sepulveda Boulevard Project**
ENVIRONMENTAL CASE NO.	ENV-2022-5108-SCEA
RELATED CASES	None

PROJECT LOCATION	**6728 Sepulveda Boulevard, 6715 Columbus Avenue, Los Angeles, California, 91411**
COMMUNITY PLAN AREA	Van Nuys-North Sherman Oaks
GENERAL PLAN DESIGNATION	General Commercial
ZONING	[Q]R4-1-RIO
COUNCIL DISTRICT	District 6

LEAD AGENCY	**City of Los Angeles**
CITY DEPARTMENT	Department of City Planning
STAFF CONTACT	Trevor Martin
ADDRESS	200 N. Spring Street, 7th Floor, Room 763 Los Angeles, California 90012
PHONE NUMBER	213-978-1341
EMAIL	Trevor.Martin@lacity.org

APPLICANT	**Uncommon Developers**
ADDRESS	9220 Winnetka Avenue, Chatsworth, CA 91311
PHONE NUMBER	(310) 980-7208

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a "Potentially Significant Impact" as indicated by the checklist on the following pages.

☐ Aesthetics	☐ Greenhouse Gas Emissions	☐ Public Services
☐ Agriculture & Forestry Resources	☐ Hazards & Hazardous Materials	☐ Recreation
☐ Air Quality	☐ Hydrology / Water Quality	☐ Transportation
☐ Biological Resources	☐ Land Use / Planning	☐ Tribal Cultural Resources
☐ Cultural Resources	☐ Mineral Resources	☐ Utilities / Service Systems
☐ Energy	☐ Noise	☐ Wildfire
☐ Geology / Soils	☐ Population / Housing	☐ Mandatory Findings of Significance

DETERMINATION

(To be completed by the Lead Agency)

On the basis of this initial evaluation:

☐ I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.

☐ I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions on the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION will be prepared.

☐ I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.

☐ I find the proposed project MAY have a "potentially significant impact" or "potentially significant unless mitigated" impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.

☒ I find that the Project is a qualified "transit priority project" that satisfies the requirements of Sections 21155 and 21155.2 of the Public Resources Code (PRC), and/or a qualified "residential or mixed use residential project" that satisfies the requirements of Section 21159.28(d) of the PRC, and although the project could have a potentially significant effect on the environment, there will not be a significant effect in this case, because the SUSTAINABLE COMMUNITIES ENVIRONMENTAL ASSESSMENT (SCEA) identifies measures that either avoid or mitigate to a level of insignificance all potentially significant or significant effects of the Project.

Trevor Martin, City Planning Associate	June 14, 2023
PRINTED NAME, TITLE	**DATE**

EVALUATION OF ENVIRONMENTAL IMPACTS

1) A brief explanation is required for all answers except "No Impact" answers that are adequately supported by the information sources a lead agency cites in the parentheses following each question. A "No Impact" answer is adequately supported if the referenced information sources show that the impact simply does not apply to projects like the one involved (e.g., the project falls outside a fault rupture zone). A "No Impact" answer should be explained where it is based on project-specific factors as well as general standards (e.g., the project will not expose sensitive receptors to pollutants, based on a project-specific screening analysis).

2) All answers must take account of the whole action involved, including off-site as well as on-site, cumulative as well as project-level, indirect as well as direct, and construction as well as operational impacts.

3) Once the lead agency has determined that a particular physical impact may occur, then the checklist answers must indicate whether the impact is potentially significant, less that significant with mitigation, or less than significant. "Potentially Significant Impact" is appropriate if there is substantial evidence that an effect may be significant. If there are one or more "Potentially Significant Impact" entries when the determination is made, an EIR is required.

4) "Negative Declaration: Less Than Significant With Mitigation Incorporated" applies where the incorporation of a mitigation measure has reduced an effect from "Potentially Significant Impact" to "Less Than Significant Impact." The lead agency must describe the mitigation measures, and briefly explain how they reduce the effect to a less than significant level (mitigation measures from "Earlier Analysis," as described in (5) below, may be cross referenced).

5) Earlier analysis must be used where, pursuant to the tiering, program EIR, or other CEQA process, an effect has been adequately analyzed in an earlier EIR, or negative declaration. Section 15063 (c)(3)(D). In this case, a brief discussion should identify the following:

    a) Earlier Analysis Used. Identify and state where they are available for review.

    b) Impacts Adequately Addressed. Identify which effects from the above checklist were within the scope of and adequately analyzed in an earlier document pursuant to applicable legal standards, and state whether such effects were addressed by mitigation measures based on the earlier analysis.

    c) Mitigation Measures. For effects that are "Less Than Significant With Mitigation Measures Incorporated," describe the mitigation measures which were incorporated or refined from the earlier document and the extent to which they address site-specific conditions for the project.

6) Lead agencies are encouraged to incorporate into the checklist references to information sources for potential impacts (e.g., general plans, zoning ordinances). Reference to a previously prepared or outside document should, where appropriate, include a reference to the page or pages where the statement is substantiated

7) Supporting Information Sources: A sources list should be attached, and other sources used or individuals contacted should be cited in the discussion.

8) This is only a suggested form, and lead agencies are free to use different formats; however, lead agencies should normally address the questions from this checklist that are relevant to a project's environmental effects in whichever format is selected.

9) The explanation of each issue should identify:

    a) The significance criteria or threshold, if any, used to evaluate each question; and

    b) The mitigation measure identified, if any, to reduce the impact to less than significance.

3 PROJECT DESCRIPTION

3.1 PROJECT SUMMARY

The Project consists of the construction of a 268,770 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development comprised of a six-story structure with three subterranean parking levels with a maximum height of 66 feet. The 94,951 square foot Project Site is currently vacant. The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies. The Project would provide 556 total vehicular parking spaces and 194 bicycle parking spaces (176 long-term and 18 short-term.) Upon completion, the Project would have a maximum floor area ratio (FAR) of 3.18:1. In order to permit development of the Project, the City would require approval of the following discretionary actions: (1) Transit Oriented Communities (TOC) Tier 3 Project with three base incentives, which allows a 70 percent bonus density, a 50 percent FAR bonus, and reduced required parking and two additional incentives including a 25 percent reduction in required open space and an increase of 22 feet in height; (2) Site Plan Review; and (3) other discretionary and ministerial permits and approvals that may be deemed necessary, including, but not limited to, temporary street closure permits, grading permits, excavation/shoring permits, building permits, and sign permits in order to execute and implement the Project.

3.2 ENVIRONMENTAL SETTING

3.2.1 Project Location

The Project Site is located within the boundaries of the Van Nuys-North Sherman Oaks Community Plan, one of the 35 Community Plans which form the Land Use Element of the General Plan for the City of Los Angeles. The Project Site has been designated General Commercial under the Van Nuys-North Sherman Oaks Community Plan. The Project Site's location within the Van Nuys community of the City of Los Angeles is depicted in Figure 3.1, *Regional and Vicinity Map* and Figure 3.2*, Aerial View of the Project Site*. The Project Site is located at 6728 Sepulveda Boulevard and 6715 Columbus Avenue, and is bounded by Sepulveda Boulevard to the west, a retail shopping center to the north, Columbus Avenue to the west, and the Beverly Manor Convalescent Center to the south.

Regional access to the Project Site is provided by the San Diego Freeway (I-405), which runs in a north-south direction just to the west of the Project Site. The major arterials that provide regional and sub-regional access to the Project Site vicinity include Sepulveda Boulevard and Sherman Way. There are multiple transit options in the immediate area,

including, Metro bus stops for Metro Route 234, on the southwest and southeast corners of Vanowen Street and Sepulveda Boulevard, accommodating southbound travel and northbound travel, both approximately 500 feet northwest of the Site, and Metro bus stops for Metro Route 165, on the southwest and northwest corners of Vanowen Street and Sepulveda Boulevard, accommodating eastbound travel and westbound travel, both approximately 550 feet northwest of the Site. The Project Site is also located approximately 1.0 mile north of the Sepulveda Metro G Line (Orange) Station.

3.2.2 Existing Conditions

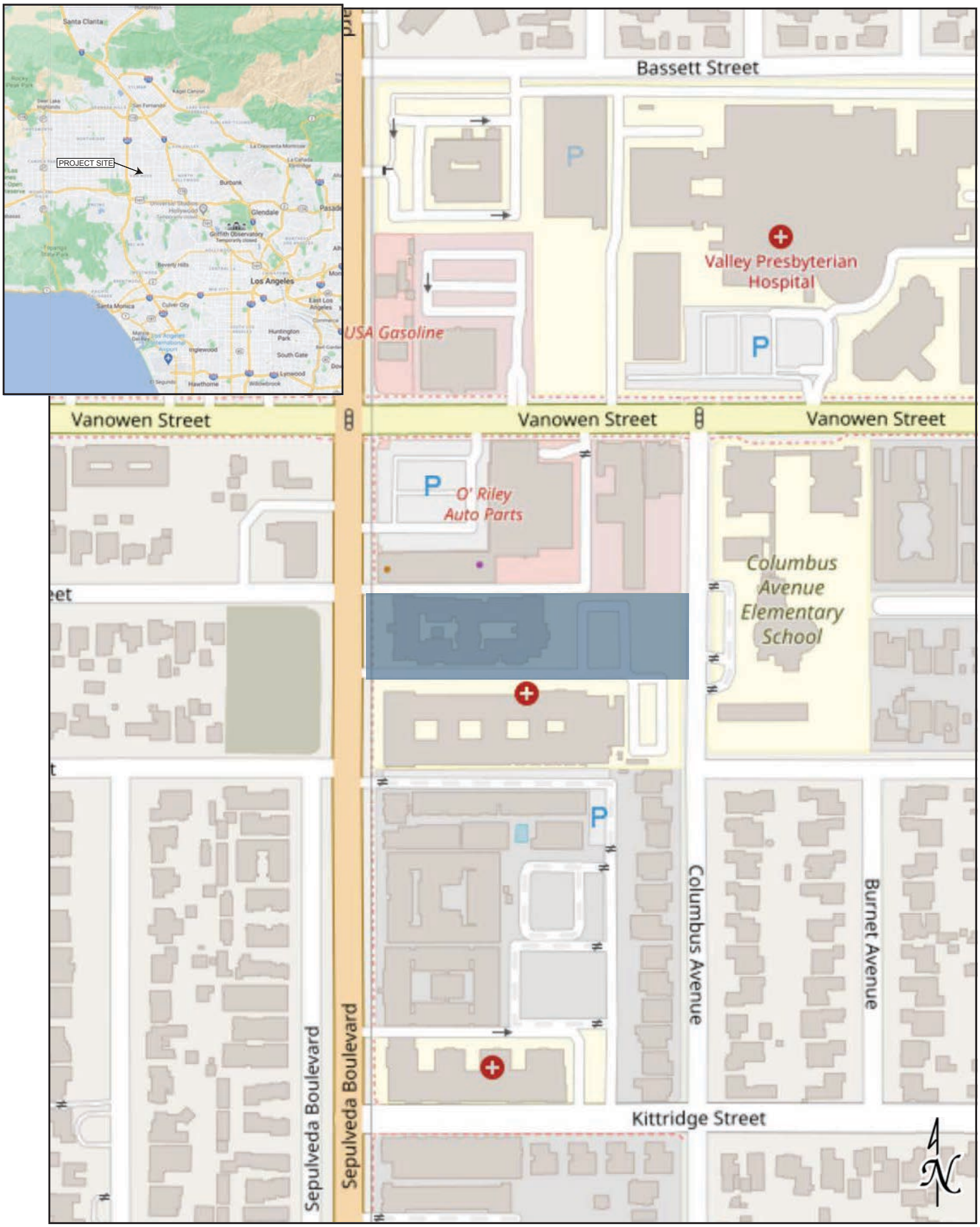
The Project Site is comprised of one parcel within Assessor Parcel Number (APN) 2235-004-010. The parcel is comprised of Lot 1 of Tract No. 24408. The Project Site is rectangular in shape and totals 94,951 square feet in area. As shown in Figure 3.3, *Existing Views of the Project Site,* the relatively flat Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half. The Project Site is overgrown with weeds and contains three (3) non-protected trees. Vehicular access was previously provided via a driveway along the southern property line accessed from Sepulveda Boulevard.

The Project Site has a General Plan land use designation of General Commercial, which has corresponding zones of C1.5, C2, C4, RAS3, and RAS4. The General Commercial land use designation permits a range of corresponding commercial and residential zones that allow for a variety of commercial and residential uses and intensities.

The Project Site is zoned [Q]R4-1-RIO (Multiple Dwelling, Height District 1, River Improvement Overlay). Per Ordinance No. 170,031, the [Q] condition changed the zoning designation from [Q]R5-1 to [Q]R4-1 and all development is subject to Condition Nos. 2 and 3 in Ordinance No. 143,733. Condition No. 2 prohibits vehicular access from Columbus Avenue and Condition No. 3 requires the landscaping setback area adjoining Columbus Avenue to be extended northerly to the north boundary of the Project Site.[2] Land uses allowed in the R4 Multiple Dwelling zone include a variety of community commercial uses (including churches, child care facilities, hotels, motels, schools, museums, libraries, and retirement hotels, etc.) as well as any residential land use allowed in the R3 zone (including multiple family dwellings) with a minimum lot area of 400 square feet per dwelling unit).[3] The Project Site is located in Height District No. 1, which permits a building height limitation of 45 feet and restricts the FAR to 3:1. The Project Site is also located within a River Implementation Overlay District (RIO), which enables the City of Los Angeles to better coordinate land use development along the 32-mile corridor of the Los Angeles River that flows within the City's boundaries.

[2] City of Los Angeles, Ordinance No. 143,733, September 16, 1972, and Ordinance No. 170,031, November 2, 1994.

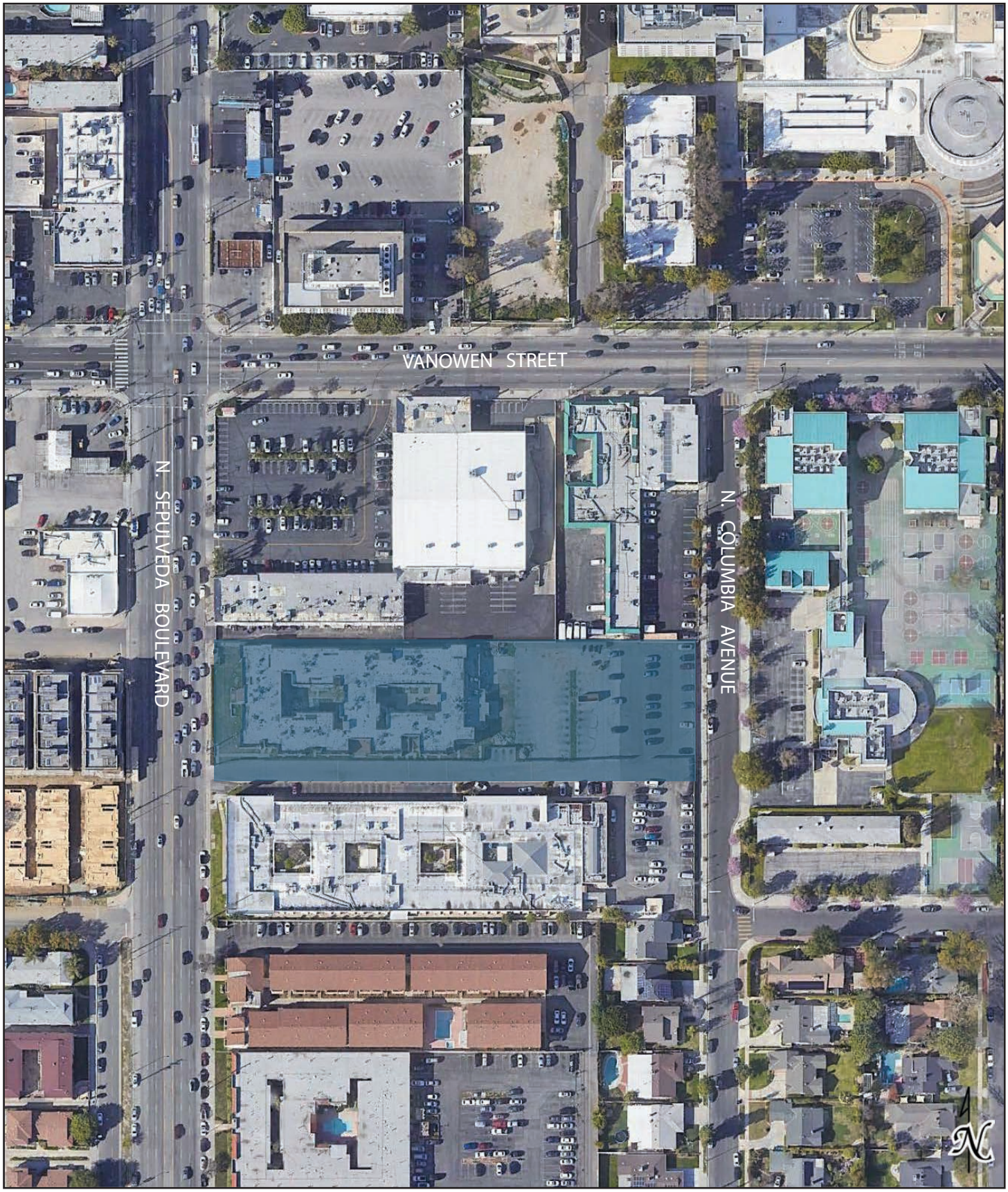
[3] LAMC Section 12.11.A.



Project Site

Source: OpenStreetMaps, September 2022.

Figure 3.1
Regional and Vicinity Map



Project Site

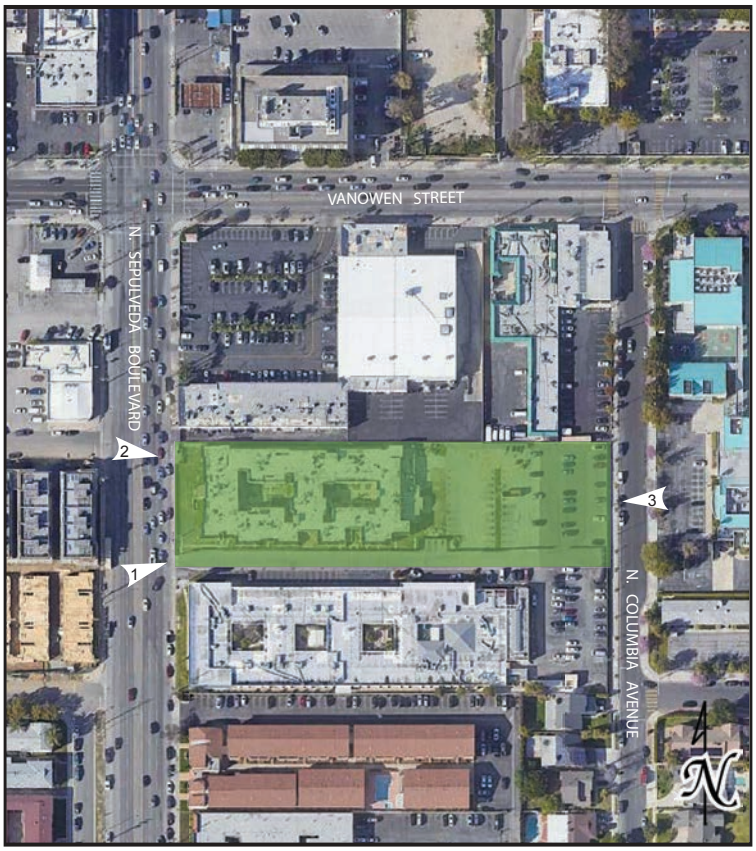
Source: Google Earth, September 2022.

Figure 3.2
Aerial View of the Project Site

View 1: View looking northeast from N. Sepulveda Boulevard at the Project Site.

View 2: View looking east from N. Sepulveda Boulevard at the Project Site.

View 3: View looking west from N. Columbia Avenue at the Project Site.



PROJECT SITE

PHOTO LOCATION MAP

Source: GoogleEarth, September 2022.

Figure 3.3
Existing Views of the Project Site
Views 1, 2, and 3

The Project Site is not located in a Historic Preservation Review or Overlay Zone. Further, the Project Site is not in a Hillside Area or subject to Hillside Construction Regulation and is not located in a Clean Up-Green Up (CUGU) area. The Project Site is located within an Urban Agriculture Incentive Zone; however, the Project does not involve a contract to use vacant property for agricultural purposes in exchange for reduced property taxes. The Project Site is not located within a Very High Fire Severity Zone, Flood Zone, Watercourse, Hazardous Waste zone, a High Wind Velocity zone, a Landslide area, Preliminary Fault Rupture Study Area, Methane Buffer Zone, or a Tsunami Inundation Zone; but the Project Site is located within a liquefaction zone. The Project Site is located 5.0 miles from the Northridge Fault and is not located within an Alquist-Priolo zone.[4]

The Project Site is not located within 500 feet of a park. However, the Project Site is located within 500 feet of a school (Columbus Avenue Elementary School is located approximately 200 feet east). The Project Site is located within 500 feet of an Airport Hazard area: Horizontal Surface Area, which is an area whose boundaries impose height limitations on the use of the land, due to its proximity to the Van Nuys Airport to the northwest. Fire protection service is provided by Fire Station 39, Battalion 10 of the Los Angeles Fire Department. Police services are provided by Reporting District 923, Van Nuys Division, Valley Bureau of the Los Angeles Police Department.[5]

Senate Bill (SB) 743 sets forth new guidelines for evaluating project transportation impacts under CEQA: "Aesthetic and parking impacts of a residential, mixed-use residential, or employment center project on an infill site within a transit priority area (TPA) shall not be considered significant impacts on the environment." ((Public Resources Code (PRC) § 21099(d).). A TPA is defined as an area within 0.5 mile of a major transit stop that is "existing or planned, if the planned stop is scheduled to be completed within the planning horizon included in a Transportation Improvement Program adopted pursuant to Section 450.216 or 450.322 of Title 23 of the Code of Federal Regulations." (PRC § 21099(a)(7).) A "major transit stop" is defined as "a site containing an existing rail transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods." (PRC § 21064.3.) An "employment center project" is defined as "a project located on property zoned for commercial uses with a floor area ratio of no less than 0.75 and that is located within a transit priority area. (PRC § 21099(a)(1).) "Infill Site" is defined as "a lot located within an urban area that has been previously developed, or on a vacant site where at least 75 percent of the perimeter of the site adjoins, or is separated only by an improved public right-of-way from, parcels that are developed with qualified urban uses." (PRC § 21099(a)(4).) This State law supersedes the

[4] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

[5] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

aesthetic impact thresholds in the 2006 L.A. CEQA Thresholds Guide, including those established for aesthetics, obstruction of views, shading, and nighttime illumination.

The related City of Los Angeles Department of City Planning Zoning Information (ZI) File ZI No. 2452 provides further instruction concerning the definition of transit priority projects and that "visual resources, aesthetic character, shade and shadow, light and glare, and scenic vistas or any other aesthetic impact as defined in the City's CEQA Threshold Guide shall not be considered an impact for infill projects within TPAs pursuant to CEQA.

The Project Site is located within a TPA pursuant to SB 743, and a City-verified Tier 3 TOC Affordable Housing Incentive Program Area as the Project Site is within a 2,640-foot radius of a Major Transit Stop, the Metro bus stops for Metro Route 165, and the Metro Next Gen Rapid Bus Line 234, on the southwest and northwest corners of Vanowen Street and Sepulveda Boulevard, as defined in Public Resources Code Section 21064.3.[6] The City's Zoning Information File No. 2452 also identifies the Project Site as within a TPA.[7]

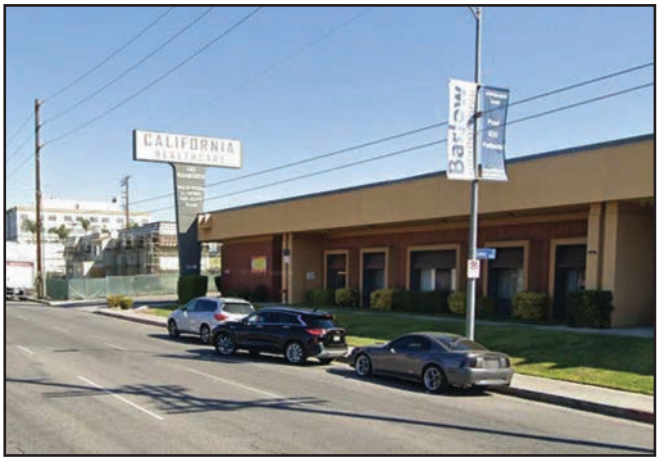
The City's Mobility Plan 2035 classifies Sepulveda Boulevard as a Boulevard II and Columbus Avenue as a Local Street.

3.2.3 Surrounding Land Uses

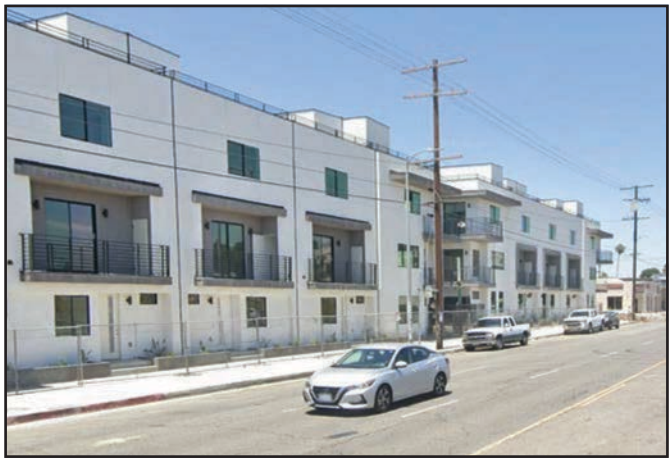
The Project Site is located within an urbanized setting in the Van Nuys community of the City of Los Angeles. Property in the surrounding area is characterized by a mix of low- and high-density neighborhoods, commercial uses, and a school. Specifically, the properties to the west, across Sepulveda Boulevard are zoned [Q]RD1.5-1-RIO and are improved with Midvale Village, comprised of three-story residential townhomes. The properties immediately to the north are zoned C2-1VL-RIO and are improved with one-story uses, including a commercial shopping center. The property to the east is zoned PF-1XL-RIO and is improved with the Columbus Avenue Elementary School. The property immediately to the south is zoned [Q]R4-1-RIO and is improved with the one-story Beverly Manor Convalescent Center. Refer to Figures 3.4 through 3.6*, Views of Surrounding Uses.*

[6] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022; and Department of City Planning Case Number PAR-2021-7889-TOC.

[7] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

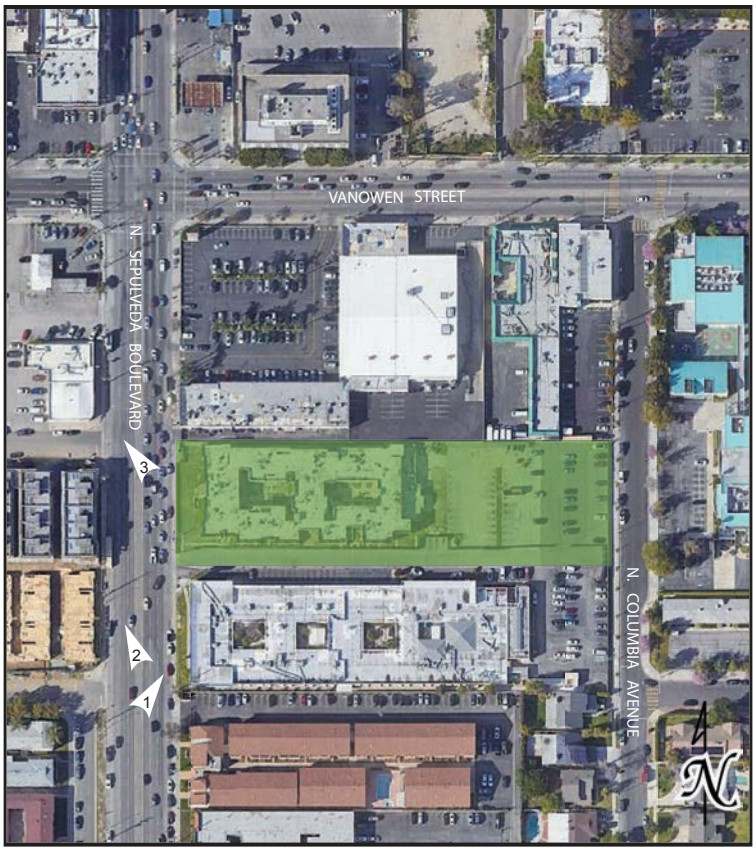


View 1: View looking northeast from N. Sepulveda Boulevard at the adjacent Beverly Manor Convalescent Center.



View 2: View looking west across N. Sepulveda Boulevard towards the residential Midvale Village.

View 3: View looking northwest across N. Sepulveda Boulevard at commercial uses.



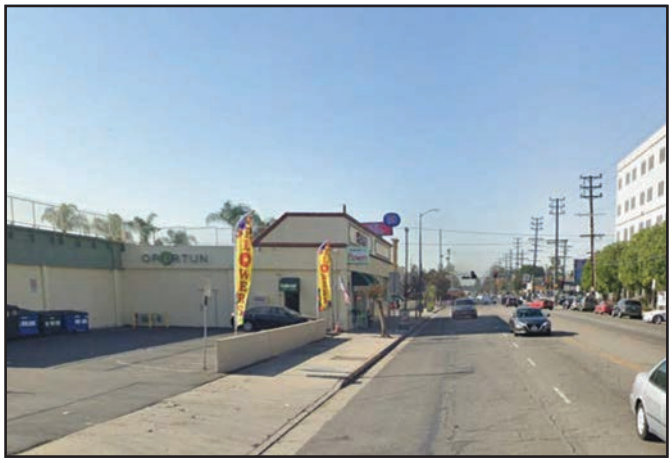
PROJECT SITE

PHOTO LOCATION MAP

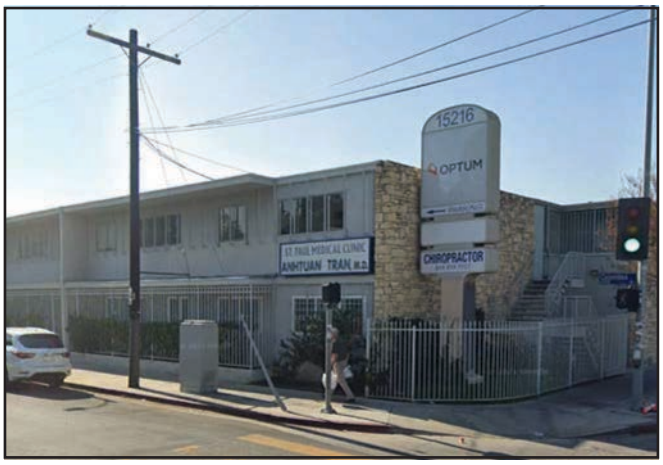
Source: GoogleEarth, September 2022.

Figure 3.4
Views of Surrounding Uses
Views 1, 2, and 3

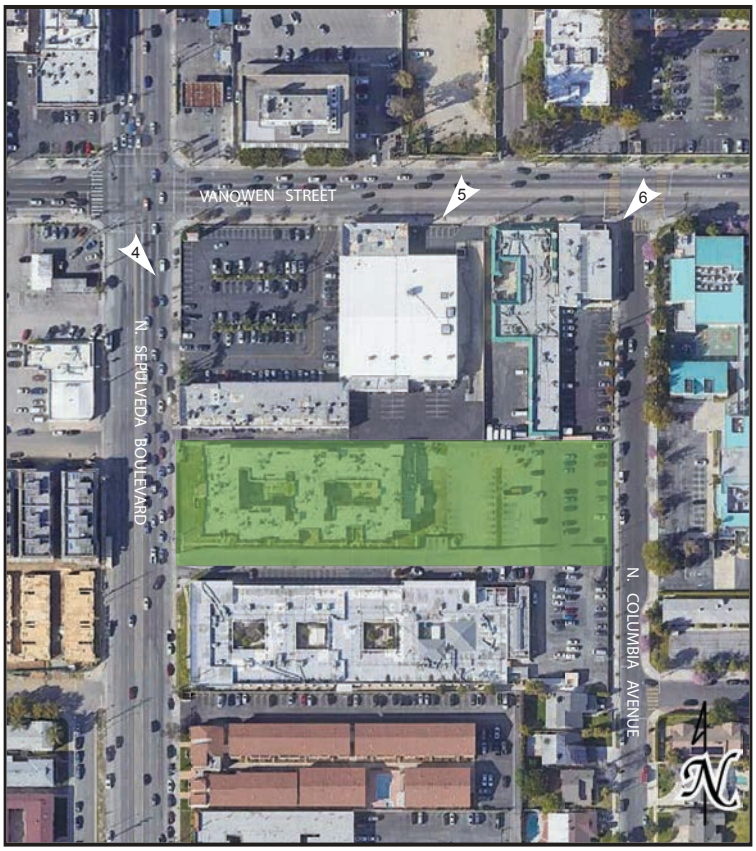
View 4: View looking southeast from N. Sepulveda Boulevard at the adjacent commercial shopping center.



View 5: View looking southwest from N. Vanowen Street towards commercial uses.



View 6: View looking southwest from N. Vanowen Street towards commercial uses.



PROJECT SITE

PHOTO LOCATION MAP

Source: GoogleEarth, September 2022.

Figure 3.5
Views of Surrounding Uses
Views 4, 5, and 6

View 7: View looking northeast from N. Columbia Avenue at Columbus Avenue Elementary School.

View 8: View looking east from N. Columbia Avenue towards residential uses.

View 9: View looking southwest from N. Columbia Avenue towards the rear of the adjacent Beverly Manor Convalescent Center.

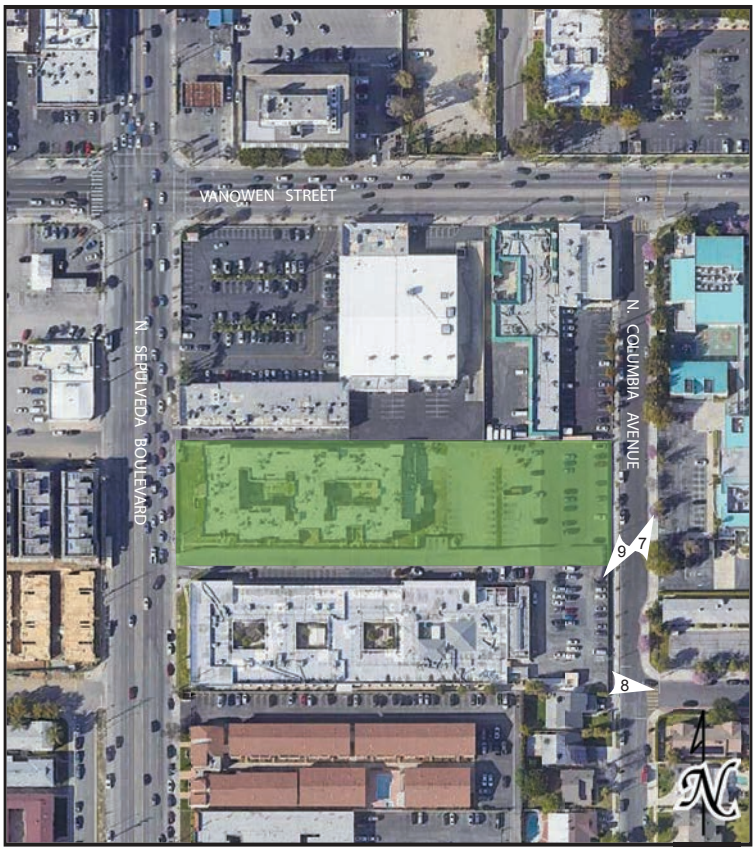


PHOTO LOCATION MAP

Source: GoogleEarth, September 2022.

Figure 3.6
Views of Surrounding Uses
Views 7, 8, and 9

3.3 DESCRIPTION OF PROJECT

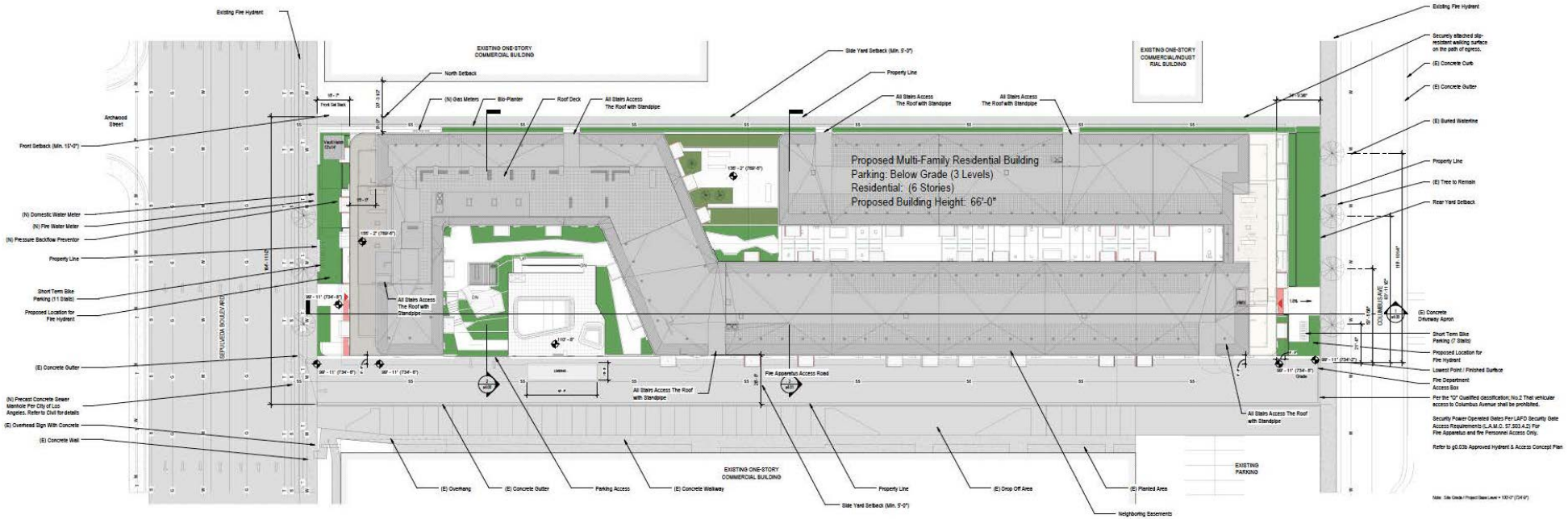
3.3.1 Project Overview

The Project consists of the construction of a 268,770 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development on a vacant Project Site. The Project would be comprised of a six-story building, approximately 66 feet in height, above three levels of subterranean parking. Refer to Figure 3.6*, Site Plan*, and Table 3.1*, Project Development Summary,* for a summary of the Project.

Table 3.1
Project Development Summary

Land Use	Amount
Residential Units (du)	
Studio	94
One-Bedroom	195
Two-Bedroom	115
Three-Bedroom	1
Total Units	**405 du**
Parking Spaces	
Residential (Vehicle)	556
Total Vehicle Parking Spaces	**556**
Long-Term Residential (Bicycle)	176
Short-Term Residential (Bicycle)	18
Total Bicycle Parking Spaces	**194**
Open Space (sf)	
Common Open Space	
Gym	2,464 sf
Recreation Room	765 sf
Amenity/Lounge	3,591 sf
Pool Deck	9,924 sf
East Roof Terrace	736 ft
West Roof Terrace	733 ft
4th Level Roof Deck	1,815 sf
Roof Deck	5,288 sf
Subtotal Common Open Space	*25,316 sf*
Private Open Space	
Balconies	7,550 sf
Subtotal Private Open Space	*7,550 sf*
Total Open Space (sf)	**32,866 sf**

du = dwelling units; sf = square feet
Source: W.PA, February 2023.



Source: W.PA, February 2023.

Figure 3.7
Site Plan

3.3.1.1 Density

Pursuant to Los Angeles Municipal Code (LAMC) Section 12.11 C.4, the permitted residential density in the R4 zone is one dwelling unit per 400 square feet of lot area. The Project Site has a total lot area of approximately 94,951 square feet which would allow a total of 238 units. With the provision of 10 percent of the total number of units, or 41 units, restricted as affordable for Extremely Low-Income households, the Project qualifies for a TOC base incentive to increase density by 70 percent for a total of 405 units.

3.3.1.2 Floor Area Ratio

Pursuant to Los Angeles Municipal Code (LAMC) Section 12.21.1 A.1, the permitted floor area ratio (FAR) in the R4 zone in Height District 1 is 3.0 to 1. The Project Site has a lot area of approximately 94,951 square feet and a Buildable Area of approximately 84,547 square feet which would allow a total floor area of up to 253,641 square feet. The Project is requesting a TOC Tier 3 base incentive to allow an increase in FAR of up to 50 percent. With the base incentive, the Project would be permitted a FAR of 4.5:1 or 380,461 square feet. The Project includes 268,770 square feet of floor area resulting in an FAR of 3.18:1.

3.3.1.3 Height

The LAMC does not require a height or story limit for buildings in the R4 zone within Height District 1. The Van Nuys – North Sherman Oaks Community Plan Map designates the Project Site as General Commercial land use with Footnote 2. "Height District No. 1VL (three stories)." LAMC 12.21.1 A states that a building in Height District No. 1VL in the R4 zone is limited to 45 feet in height, but a building used entirely for residential purposes is not limited as to the number of stories. The Applicant is utilizing a TOC Tier 3 additional incentive to increase height by up to 22 feet which would allow a height of 67 feet. The Project proposes a total building height of 66 feet and 6 stories.

3.3.1.4 Setbacks

In the R4 zone, the required yard setbacks are as follows: front – 15 feet; side – five feet plus one foot for every story over two, or nine feet; rear – 15 feet plus one foot for every story over three or 18 feet. The Project includes the following yard setbacks: front – 18 feet 7 inches; side (north) – nine feet; side (south) – 28 feet; and rear – 18 feet. Therefore, the Project meets the yard setback requirements.

3.3.2 Design and Architecture

The Project's height, scale and massing has been designed to be compatible with surrounding existing development and consistent with the City's goals to place new high-density housing near transit options. The Project's contemporary architecture has been designed and configured to reflect the manner in which residents live and interact with their neighboring community. Each side of the building contains windows, architectural

vertical features, and balconies. The Project's use of different textures, colors, setbacks, materials, and distinctive architectural treatments is designed to create visual interest, avoid repetitive facades, and break up the building's mass. Specifically, the Project has been designed with regard to the adjacent elementary school and smaller scale commercial uses with a large break in massing on the southern façade and expansive open space areas. Furthermore, rooftop equipment would be set back from the roof parapet edge and appropriately screened from public view. Refer to Appendix A of this SCEA for conceptual site plans and elevations.

In accordance with the Citywide Design Guidelines, the building provides a variety of architectural materials and building planes while creating a pedestrian-scaled project at the street level with glass and varietal materials. The lobby area on the ground floor is finished with tint glass panels, aluminum storefront systems, and painted stucco, differentiating the lower façade from the podium levels and articulated balconies of the apartments above. The glass provides a change in material and additional transparency at the pedestrian level to promote public safety and to add interest for the ground-floor viewer. Those portions of the ground floor that are not composed of glass are wrapped with a wire mesh vine panels for vertical growing landscaping. Thereby, differentiating the lower level area from the upper floors which contain balconies and windows, providing articulation and breaks in plane. Furthermore, the Project has been carefully arranged to capture the linear form of the Site with a simple white and salmon pink stucco finish.

3.3.3 Open Space and Landscaping

The Project's required open space was calculated pursuant to LAMC Section 12.21.G, based on the size and number of dwelling units. As shown in the Table 3.1, *Project Development Summary*, the Project proposes 405 housing units. For each unit with less than three habitable rooms, 100 square feet of open space is required, for each unit with three habitable rooms, 125 square feet of open space is required, and for each unit with more than three habitable rooms, 175 square feet of open space is required. Thus, a total of 43,750 square feet of common open space is required for this Project. As a TOC additional incentive, the Project Applicant is requesting a 25 percent reduction in open space requirement, which reduces the requirement to 32,813 square feet. As also shown in Table 3.1, *Project Development Summary*, the Project would provide approximately 32,866 square feet of common open space. In addition, in conformance with LAMC Section 12.21.G, 25 percent of the provided exterior common open space would be landscaped, or a minimum of 4,624 square feet.

The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies. Specifically, the Project's first floor would include 2,464 square feet of gym area, a 1,909 square foot lounge area, a 765 square foot recreational

room, and 1,682 square feet of coworking/amenity space. The first floor would also include a 9,924 square foot pool deck area. The fourth floor would include an 1,815 square foot deck located on the central northern boundary of the Project Site. The sixth floor includes two separate roof terraces on the west and east ends of the Project, 733 square feet and 736 square feet, respectively. The roof would include a 5,288 square foot deck that would be landscaped and include seating areas.

The Project Site is overgrown with weeds and currently contains three (3) non-protected trees.[8] The Project would remove all existing non-native/non-protected trees on the Project Site. Refer to Appendix A of this SCEA for conceptual landscape plans.

3.3.4 Access, Circulation, and Parking

Pedestrian access to the Project would be provided from the west and east sides of the Project frontage from the sidewalks along Sepulveda Boulevard and Columbus Avenue.

Vehicular access to the Project Site would be provided via one driveway on Sepulveda Boulevard with additional access for emergency purposes only from Columbus Avenue. Pursuant to the LAMC 12.21.4, the Project would be required to provide 624 vehicular parking spaces. However, with application of the TOC base incentive for reduced parking, vehicular parking would be reduced to 203 vehicular parking spaces. As shown on Table 3.1*, Project Development Summary,* the Project would include 556 vehicular parking spaces, which would meet and exceed the number of required vehicular parking spaces. Parking would be provided in three subterranean levels and ground level parking that would be buffered by the residential lobby and amenity uses from Sepulveda Boulevard. The Project would also include immediate installation of Electric Vehicle (EV) charging stations for 11.3 percent of the total code-required parking spaces and wiring for future installation of EV charging stations for 18.7 percent of the total code-required parking spaces.

The Project is designed to minimize the visual impact of trash receptacles and loading areas. These areas are located within the Project and are not visible from surrounding public streets and public view.

The Project is required to provide 176 long-term bicycle parking spaces and 18 short-term bicycle parking spaces for the Project. As shown on Table 3.1*, Project Development Summary*, the Project meets this requirement with a total of 194 bicycle parking spaces (176 long-term and 18 short-term spaces). Bike parking spaces would be provided in the P1 level of the garage comprised of four bike rooms including a workspace. The 18 short-term bicycle parking spaces are proposed to be located along sidewalks and pedestrian walkways. Specifically, 11 short-term bicycle parking spaces would be located along the

[8] City of Los Angeles, Tree Disclosure Statement, June 27, 2022. Refer to Appendix B of this SCEA.

Project frontage on Sepulveda Boulevard and seven (7) short-term bicycle parking spaces would be located along the Project frontage on Columbus Avenue.

3.3.5 Lighting and Signage

New Project signage would be used for building identification, wayfinding, and security markings. Exterior lights would be wall- or ground-mounted and shielded away from adjacent land uses in accordance with the LAMC. Lighting would include low-level exterior lights adjacent to buildings and along pathways for security and way-finding purposes. In addition, low-level lighting to accent architectural features and landscaping elements would also be incorporated throughout the Project Site. Proposed lighting would be designed to provide for efficient, effective, and aesthetically pleasing lighting solutions, which would minimize light trespass from the proposed buildings and overall Project Site, reduce sky-glow to increase night sky access, and improve nighttime visibility through glare reduction.

3.3.6 Site Security

Given the residential uses on the Project Site, the Project would operate 24 hours per day. The Project would provide security features including, but not limited to, controlled access, alarm system, and video surveillance.

3.3.7 Sustainability Features

The Project has been designed and would be constructed to incorporate environmentally sustainable building features and construction protocols required by the Los Angeles Green Building Code and the California Green Building Standards Code (CALGreen). These standards would reduce and conserve energy and water usage and waste and, thereby, reduce associated greenhouse gas emissions and help minimize the impact on natural resources and infrastructure. The sustainability features to be incorporated into the Project include, but would not be limited to the following:

- 30 percent of the parking spaces would be pre-wired for electric vehicle charging. Of these, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles;
- Material recycling stations;
- Highly efficient HVAC systems;
- Air tight and insulated envelope;
- Low-E windows;
- Energy Star-labeled appliances;
- Low-water use plumbing fixtures;
- MERV 13 air filters;
- Low-water use landscaping; and
- Solar Photovoltaic systems.

In accordance with new CAL-Green requirements, the Project includes the required 15 percent of the total roof areas as solar-ready. The Project proposes 115 trees, including seven (7) street level trees, pending Urban Forestry Division approval. Overall, the proposed landscaping plan provides a mix of ground cover and trees to complement the architecture. Plant material has been selected for temperature hardiness and low water use (i.e. the use of native and low-water plants). Overall water consumption would be minimized with the inclusion of water efficient appliances and fixtures throughout the development.

The Project would support fewer vehicle trips by locating 405 new housing units (and approximately 911 new residents[9]) in a neighborhood that is served by several Metro bus lines, which run bus lines along Sepulveda Boulevard and Vanowen Street. The Project Site is also located within one-mile of the Sepulveda Metro G Line (Orange) Station.

3.3.8 Anticipated Construction Schedule

As shown in Table 3.2, *Construction Schedule*, the Project would be constructed in approximately 28 months beginning in third quarter of 2023 with occupancy projected for the fourth quarter of 2025. Construction activities would include the demolition of the existing surface parking area, grading, excavation, and building construction. The Project would require the net export of approximately 77,277 cubic yards of soil. Truck routes are expected to utilize the most convenient access to freeway ramps. The truck routes would comply with the approved truck routes designated within the City and/or adjacent jurisdictions. Trucks traveling to and from the Project Site must travel along the designated routes.

Table 3.2
Construction Schedule

Phase Type	Start Date	End Date	Days Per Week	Work Days per Phase
Demolition	07/5/2023	08/02/2023	5	20
Site Preparation	08/03/2023	04/10/2024	5	180
Building Construction	04/11/2024	11/04/2025	5	409
Architectural Coating	08/13/2025	11/04/2025	5	60
Total	**28 months**			
Source: CalEEMod Version 2022.1. Output, available in Appendix C to this SCEA.				

3.3.9 Related Projects

The cumulative analysis in this SCEA takes into consideration the 21 Related Projects listed in Table 3.3, *List of Related Projects*, and shown in Figure 3.8, *Related Projects Location Map*. The list of Related Projects is based on information provided by LADOT and the Department of City Planning in accordance with the TAG. TAG states that the

[9] Based on rate of 2.25 persons per multi-family dwelling unit (2.25 x 405 = 911). Source: City of Los Angeles VMT Calculator Documentation Version 1.3, May 2020, Table 1, page 10.

cumulative analysis must include Related Projects within 0.5 miles of the Project Site. Although these projects serve as the primary bases for evaluation of cumulative impacts, analyses may vary among certain environmental issues due to the unique characteristics and geographic context of certain impacts. A significant impact may occur if the Project, in conjunction with the 21 Related Projects, would result in impacts that would be significant when viewed together, even if impacts would otherwise not be considered significant when projects are analyzed on an individual basis.

Table 3.3
List of Related Projects

No	Project Location	Land Use	Size
1	15225 Vanowen Street	Medical Office	79,127 sf
2	7111 N Sepulveda Boulevard	Apartments Affordable Retail	160 units 20 units 4,750 sf
3	6569 Van Nuys Boulevard	Apartments Affordable Retail	164 units 10 units 18,400 sf
4	7241 N. Sepulveda Boulevard	Gym	25,278 sf
5	7541 N. Sepulveda Boulevard	Apartments Affordable Retail	47 units 7 units 1,056 sf
6	6839 N. Haskell Avenue	Subdivision	17 units
7	7050 N. Van Nuys Boulevard	Apartments Affordable Retail	295 units 37 units 3,963 sf
8	14805 Erwin Street	Apartments Affordable	29 units 4 units
9	14606 Sylvan Street	Apartments Affordable	30 units 4 units
10	14706-12 W. Friar Street	Apartments Affordable	20 units 3 units
11	14552 Ewrin Street	Apartments Affordable	40 units 5 units
12	14400 Vanowen Street	Apartments Affordable	40 units 5 units
13	6633 N. Van Nuys Boulevard	Gym	20,050 sf
14	14203 W. Valerio Street	Middle School	330 students
15	15005 W. Oxnard Street	Self-Storage	98,458 sf
16	14552 Vanowen Street	Apartments Affordable	40 units 5 units
17	14631 W. Friar Street	Apartments Affordable	8 units 3 units
18	6705 N. Sepulveda Boulevard	Subdivision	30 units
19	14541 Gilmore Street	Apartments Affordable	28 units 3 units
20	14629 W. Erwin Street	Apartments	190 units
21	7115 N. Van Nuys Boulevard	Apartments Affordable Retail	190 units 24 units 15,804 sf
Notes:			

Table 3.3
List of Related Projects

No	Project Location	Land Use	Size

sf = square feet
du = dwelling units
Source: Transportation Assessment for Residential Project Located at 6728 Sepulveda Boulevard, prepared by Overland Traffic Consultants, Inc. dated October 2022. Refer to Appendix D to this SCEA.

3.4 REQUESTED PERMITS AND APPROVALS

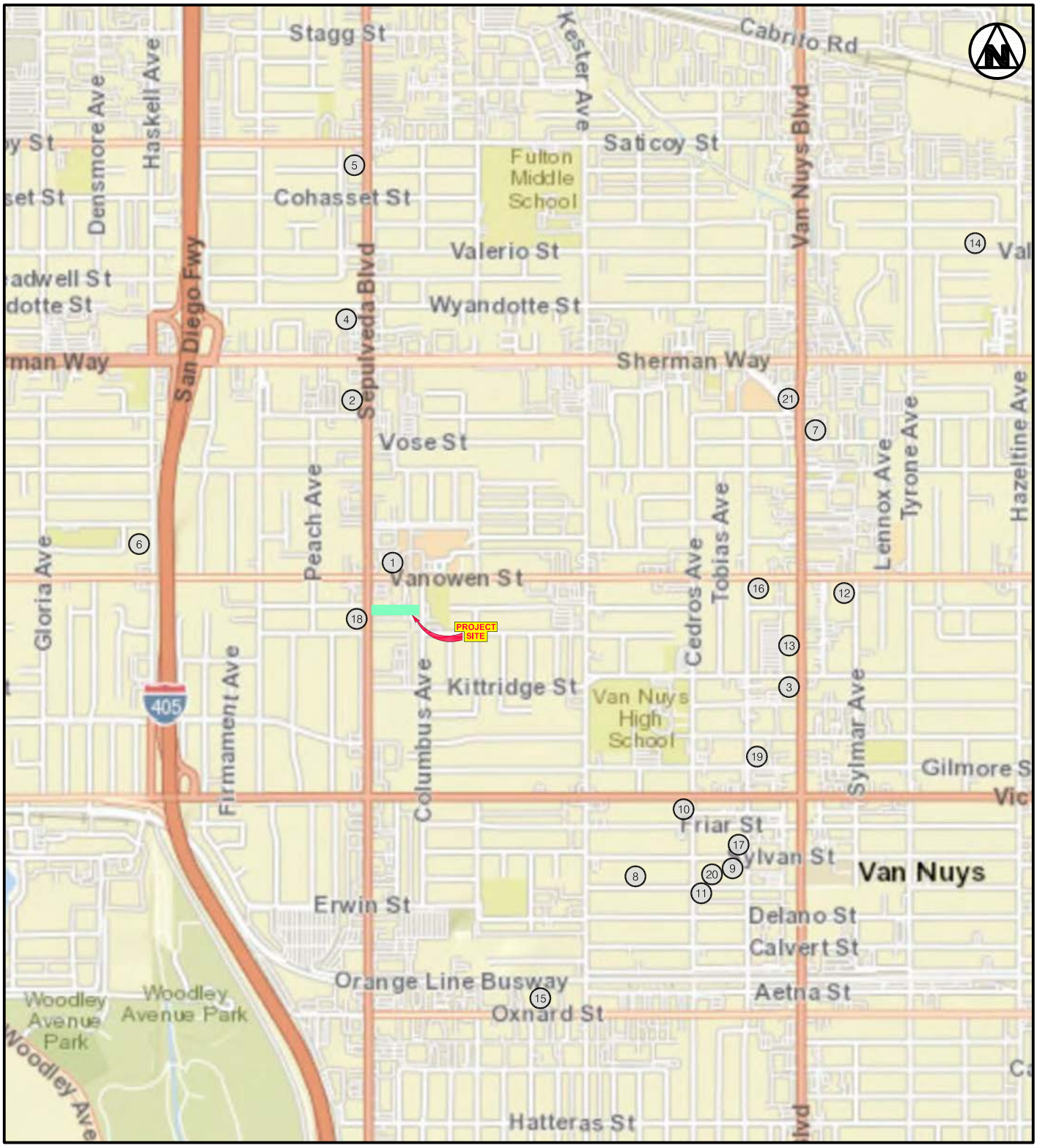
The list below includes the anticipated requests for approval of the Project. The SCEA will analyze impacts associated with the Project and will provide environmental review sufficient for all necessary entitlements and public agency actions associated with the Project. The discretionary entitlements, reviews, permits and approvals required to implement the Project include, but are not necessarily limited to, the following:

- Pursuant to LAMC Section 12.22 A.31, a Transit Oriented Communities Affordable Housing Incentives is requested. By providing 41 Extremely Low Income affordable housing units within a Tier 3 incentive area, the Project qualifies for Base Incentives to allow a 70-percent density increase from 238 to 405 units (the Project is proposing up to 405 units), a 50 percent FAR increase from 3.0:1 to 4.5:1 (the Project proposes an FAR of 3.18:1), and a reduced vehicular parking ratio of 0.5 spaces per unit (the Project proposes to provide up to 556 vehicular parking spaces). The Project also qualifies for two additional incentives including a 25 percent reduction in required open space from 43,750 square feet to 32,813 square feet (the Project proposes 32,866 square feet) and an increase of 22 feet in height from 45 feet to 67 feet (the Project proposes a height of 66 feet).
- Pursuant to LAMC Section 16.05. Site Plan Review for the development of 405 residential units.
- Sustainable Communities Environmental Assessment (SCEA), pursuant to California Public Resources Code Sections 21155 and 21155.2 to determine, based on the whole of the administrative record, that no subsequent SCEA, environmental impact report, or negative declaration is required for the Project.
- Other discretionary and ministerial permits and approvals that may be deemed necessary, including, but not limited to, temporary street closure permits, grading permits, excavation permits, foundation permits, building permits, and sign permits in order to execute and implement the Project.

3.5 RESPONSIBLE PUBLIC AGENCIES

A Responsible Agency under CEQA is a public agency with some discretionary authority over a project or a portion of it, but which has not been designated the Lead Agency (State CEQA Guidelines Section 15381). The list below identifies whether any responsible agencies have been identified for the Project.

- Regional Water Quality Board; and
- South Coast Air Quality Management District.



Source: Overland Traffic Consultants, Inc., September 2022.

Figure 3.8
Related Projects Location Map

4 SCEA CRITERIA AND CONSISTENCY ANALYSIS

4.1 CONSISTENCY WITH TRANSIT PRIORITY PROJECT CRITERIA

Senate Bill (SB) 375 provides CEQA streamlining benefits to qualifying Transit Priority Projects (TPPs). Section 21155(b) of the Public Resources Code defines a TPP for SCEA purposes as a project that meets the following three criteria:

1. Contains at least 50 percent residential use, based on total building square footage (and if the project contains between 26 and 50 percent of non-residential uses, a floor area ratio of not less than 0.75);

2. Provides a minimum net density of at least 20 dwelling units per acre; and

3. Is located within one-half mile of a "major transit stop" or "high-quality transit corridor" included in the 2020–2045 RTP/SCS.

Consistency with Criterion #1: Contains at least 50 percent residential use, based on total building square footage (and if the project contains between 26 and 50 percent of non-residential uses, a floor area ratio of not less than 0.75)

The Project would construct a 268,770 square foot 100 percent residential building on the Project Site. The entirety of the 268,770 square feet of building area would be for residential use, including dwelling units, ancillary circulation, access lobbies, and residential amenity space. Accordingly, the Project's residential floor area would comprise 100 percent of the Projects' new building square footage. ***Thus, the Project would contain at least 50 percent residential use based on total building square footage and would be consistent with Criterion #1.***

Consistency with Criterion #2: Provides a minimum net density of at least 20 units per acre.

The Project proposes 405 dwelling units on a 2.18-acre (94,951 square foot) site, resulting in an overall net residential density of 186 units per acre. ***Thus, the Project would provide a minimum net density of at least 20 units per acre and would be consistent with Criterion #2.***

Consistency with Criterion #3: Is within one-half mile of a major transit stop or high-quality transit corridor included in a regional transportation plan.

A major transit stop is defined in PRC Section 21064.3 as "[a] site containing an existing rail transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods". Pursuant to PRC Section 21155(b), a major transit stop is defined as in PRC Section 21064.3 and also includes major transit stops that are included in the applicable regional transportation plan. A high-quality transit corridor is defined in PRC Section 21155(b) as "[a] corridor with fixed route bus service with service intervals no longer

than 15 minutes during peak commute hours." SCAG defines peak hours as between 6:00 A.M. and 9:00 A.M. and between 3:00 P.M. and 7:00 P.M.

The Project Site is located on Sepulveda Boulevard and is served by several bus lines, including, Metro Bus Line 234 (which is a consolidation of Bus Lines 234 and 734) on Sepulveda Boulevard, and Metro Bus Line 165 on Vanowen Street.[10] According to the Metro schedule, effective February 20, 2022, Metro Bus Line 234, which traverses Sepulveda Boulevard between Sepulveda Metrolink Station and Mission College, provides average peak hour headways of approximately 10 minutes in both directions.[11] When Metro's NexGen Bus Plan is fully implemented, headways are expected to be 7.5 minutes during the weekday morning and evening peak commute times, and throughout the midday hours, in both directions. According to the Metro schedule, effective June 26, 2022, Metro Bus Line 165, which traverses Vanowen Street between West Hills and the Burbank Metrolink Station, provides average peak hour headways of approximately 14 minutes eastbound and 12.5 minutes westbound.[12] ***Accordingly, Sepulveda Boulevard meets the statutory definition of a high quality transit corridor and the Project is within one half mile of the intersection of two major bus routes meeting the definition of a major transit stop. The Project is consistent with Criterion #3***.

4.2 SUSTAINABLE COMMUNITIES CONSISTENCY ANALYSIS

SB 375 provides CEQA streamlining benefits to qualifying TPPs which demonstrate consistency with a Sustainable Communities Strategy (SCS), which, if implemented, would achieve the State's greenhouse gas (GHG) reduction targets. For purposes of projects in the SCAG region, a qualifying TPP must demonstrate consistency with the general use designation, density, building intensity, and applicable policies specified for the project area in the 2020–2045 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS), given the California Air Resources Board's (CARB's) acceptance of SCAG's determination dated October 30, 2020 that the 2020–2045 RTP/SCS would, if implemented, achieve the GHG emission reduction targets for year 2035.

The 2020–2045 RTP/SCS presents strategies and measures that are consistent with local jurisdictions' land use policies and incorporates best practices for achieving the state-mandated reductions in GHG emissions at the regional level through reduced per-capita vehicle miles traveled (VMT). It is important to note, however, that SCAG does not have a direct role in implementing the SCS through decisions about what type of development goes where. The role

[10] Metro's NextGen Bus Plan (approved in July 2020) includes transit improvements within the vicinity of the Project Site that are intended to increase frequency and service operation. As part of Metro's NextGen Bus Plan, Bus Line 234 and Metro Bus Line 734 were consolidated with NextGen Line 234 to operate more frequent service along Sepulveda Boulevard adjacent to the Project Site.

[11] The most recent schedule for Metro Bus Line 234, which became effective on February 20, 2022, as well as a description of the Project's consistency with SB 375's Transit Priority Project criteria, is included in Appendix D of this SCEA.

[12] The most recent schedule for Metro Bus Line 165, which became effective on June 26, 2022, as well as a description of the Project's consistency with SB 375's Transit Priority Project criteria, is included in Appendix D of this SCEA.

of the 2020–2045 RTP/SCS in guiding growth is explained in more detail in *Chapter 3, A Path to Greater Access, Mobility, and Sustainability*, of the 2020–2045 RTP/SCS.

4.2.1 Use Designation, Density, and Building Intensity

The 2020–2045 RTP/SCS incorporates center focused placemaking as a land use tool to create dynamic, connected built environments that support multimodal mobility, reduced reliance on single-occupancy vehicles, and reduced GHG. This approach supports attractive and functional places for residents of the region to live, work, and play, with priority placed on urban and suburban infill sites in existing/planned service areas. These centers are typically human-scale, compact, and pedestrian oriented with a variety and housing types and affordability options. To facilitate center focused placemaking, the 2020–2045 RTP/SCS identifies Priority Growth Areas (PGAs) across the SCAG region. PGAs are locations where many of the 2020–2045 RTP/SCS strategies can be fully realized. These PGAs include Job Centers Transit Priority Areas (TPAs), High Quality Transit Areas (HQTAs), Neighborhood Mobility Areas (NMAs), Livable Corridors, and Spheres of Influence (SOIs). According to the 2020–2045 RTP/SCS, PGAs account for only 4 percent of region's total land area, but implementation of SCAG's recommended growth strategies will help these areas accommodate 64 percent of forecasted household growth and 74 percent of forecasted employment growth between 2020 and 2045. The more compact form of regional development implemented through PGAs, if fully realized, can reduce travel distances, increase mobility options, improve access to workplaces, and conserve the regionals resources areas. PGAs do not limit any particular development project from being built in any particular location. However, they are intended to guide general growth patterns, which the City of Los Angeles accomplishes through its General Plan and Community Plans. In addition, while the 2020–2045 RTP/SCS does not require individual TPPs to be located within PGAs, the expectation is that most of the more intensive development in the region would be within one or more PGAs. The PGAs are shown in Exhibit 3.4 through Exhibit 3.10 of the of the 2020–2045 RTP/SCS.

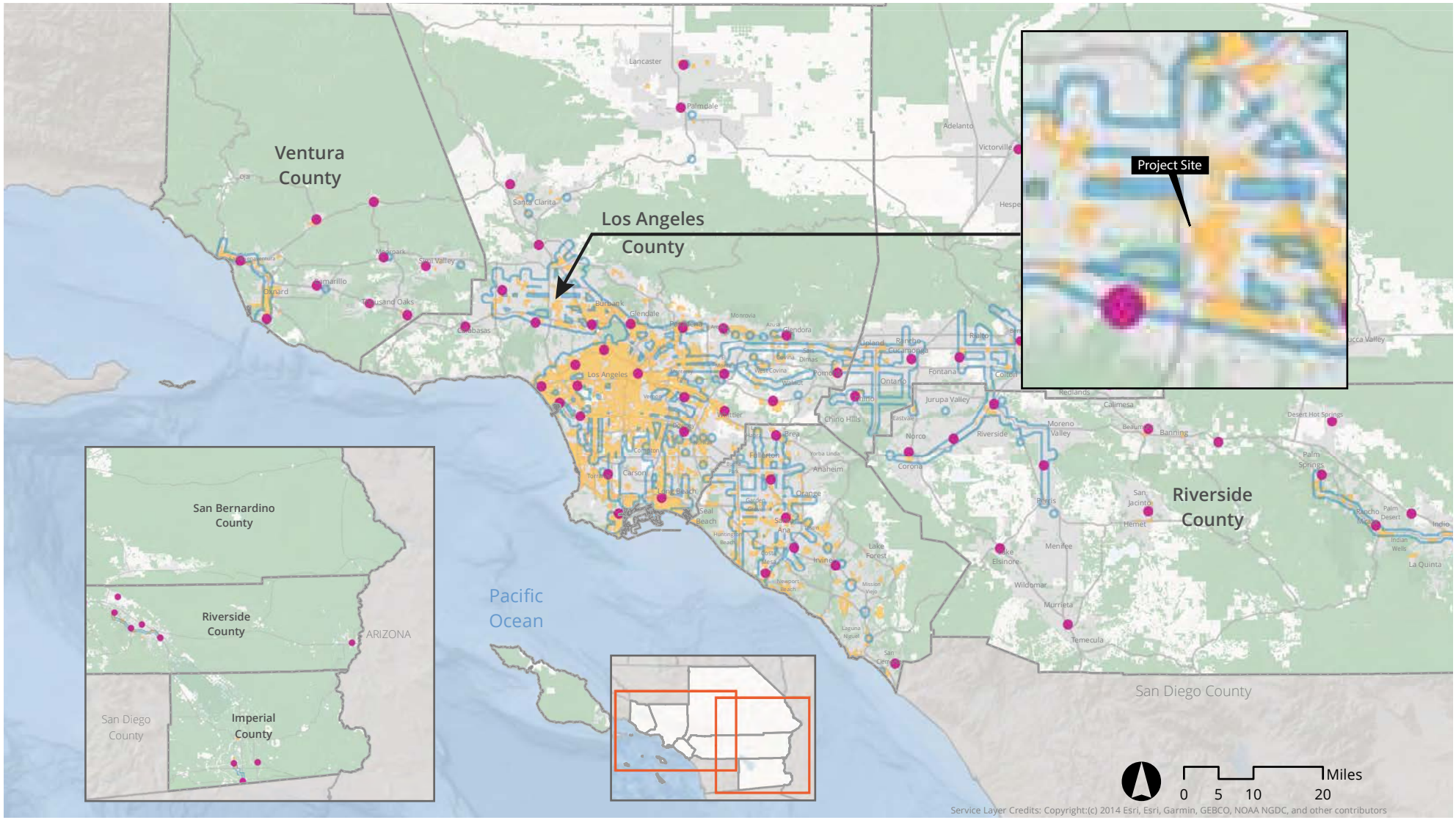
The Project's location relative to each of the PGAs is shown in Figure 4.1 through Figure 4.7. As show in Figure 4.4, Figure 4.5, Figure 4.6 and Figure 4.7, the Project Site is located within the boundaries of a TPA, HQTA and a NMA, and along a Livable Corridor, as described below:

- Transit Priority Areas: TPAs are PGAs within one-half mile of existing or planned 'major' transit stops in the region. A 'major' transit stop is defined as a site containing an existing or planned rail or bus rapid transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods. TPAs are where Transit Oriented Development can be realized – where people can live, work and play in higher density, compact communities with ready access to a multitude of safe and convenient transportation alternatives. The Project site is located within a TPA due to its proximity to Sepulveda Boulevard (a High Quality Transit Corridor with less than 15 minute peak hour bus service).

- High Quality Transit Areas: HQTAs are corridor-focused PGAs within one-half mile of an existing or planned fixed transit stop or bus transit corridor where buses operate at a frequency of at least every 15 minutes during peak commute hours. HQTAs represent under 3 percent of the region's acreage but are projected to be home to over 51 percent of new households between 2016 and 2045. New developments within HQTAs should respond to the existing physical conditions of the surrounding area, preserving existing development patterns and neighborhood character while providing a balance of modal and housing choices. The Project site is located within a HQTA due to its proximity to Sepulveda Boulevard (a High Quality Transit Corridor with less than 15 minute peak hour bus service).

- Neighborhood Mobility Areas: NMAs are PGAs with robust residential to non-residential land use connections, high roadway intersection densities, and low-to-moderate traffic speeds, with a focus on creating, improving, restoring, and enhancing safe and convenient connections to a variety of land uses (e.g., schools, shopping, services, places of worship, parks, and greenways). Safer and shorter multimodal trips are encouraged to reduce the reliance on single occupancy vehicles. This is achieved in NMAs through increased density, mixed land uses, neighborhood design, enhanced destination accessibility, and reduced distance to transit. The Project Site is located within a mapped NMA.

- Livable Corridors: Livable Corridors strategy encourages increased density at nodes along key corridors. This strategy focuses on transit improvements, which include dedicated or semi-dedicated bus lanes, enhanced bus shelters, real-time travel information, and off-bus ticketing; active transportation improvements, which would support safe bicycling and walking; and land use policies, which includes developing mixed-use retail centers at key nodes and increasing neighborhood-oriented retail at intersections. The Project site is located along Sepulveda Boulevard, a designated Livable Corridor.



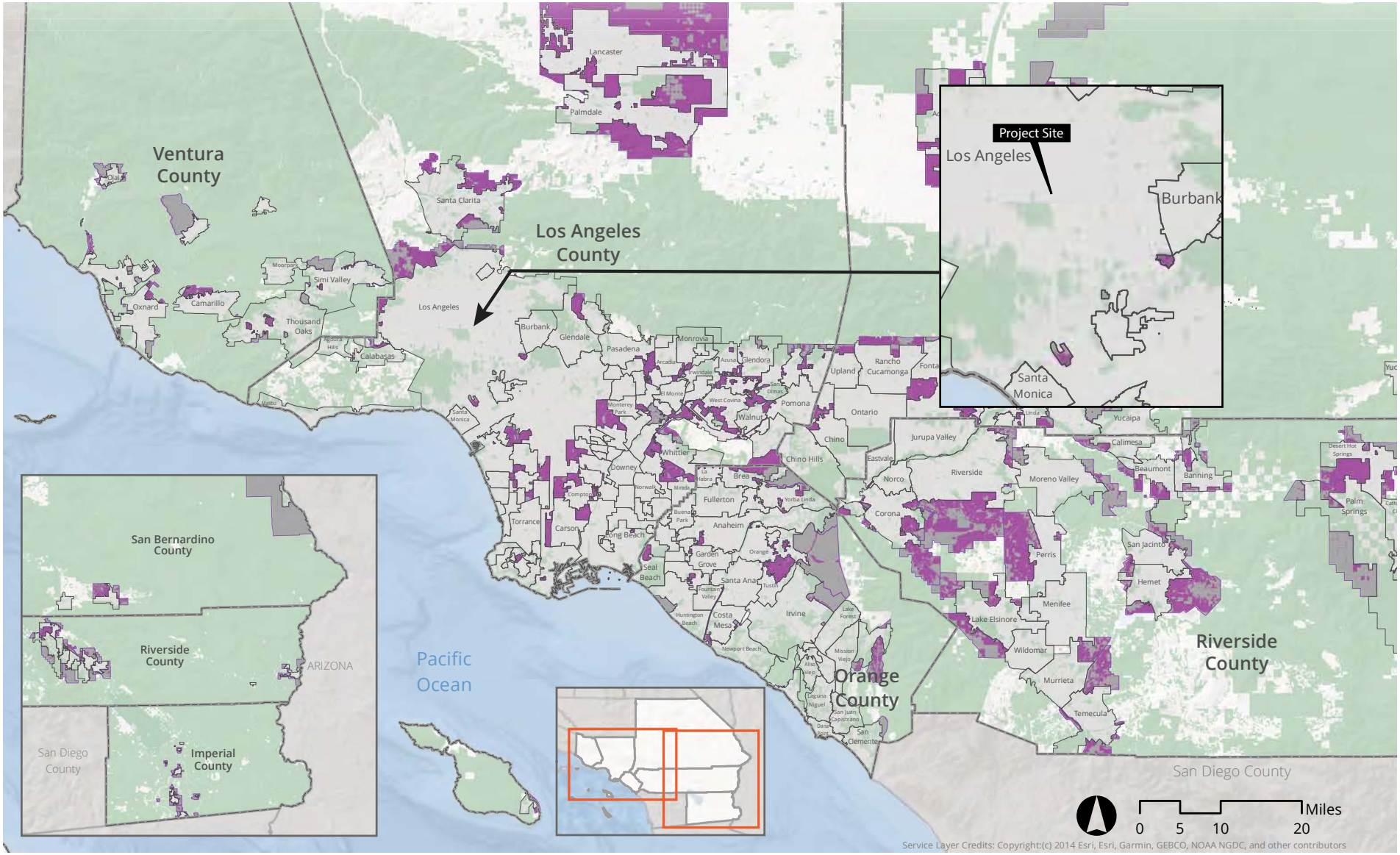
Priority Growth Areas vs. Regional Growth Constraints

- Job Center
- High Quality Transit Area
- Neighborhood Mobility Areas
- Regional Growth Constraints

Note: SCAG used locally informed data elements to determine Regional Growth Constraints including the absolute constraint areas shown in the map such as Tribal lands, Conserved Land and others. See the Sustainable Communities Strategy Technical Report for more details on these and the variable constraints used in plan development.

Source: CalBRACE, California Department of Conservation, CPAD, CCED, County Transportation Commissions, NOAA Coastal Services Center, SCAG, 2019.

Figure 4.1
Priority Growth Areas vs. Regional Growth Constraints

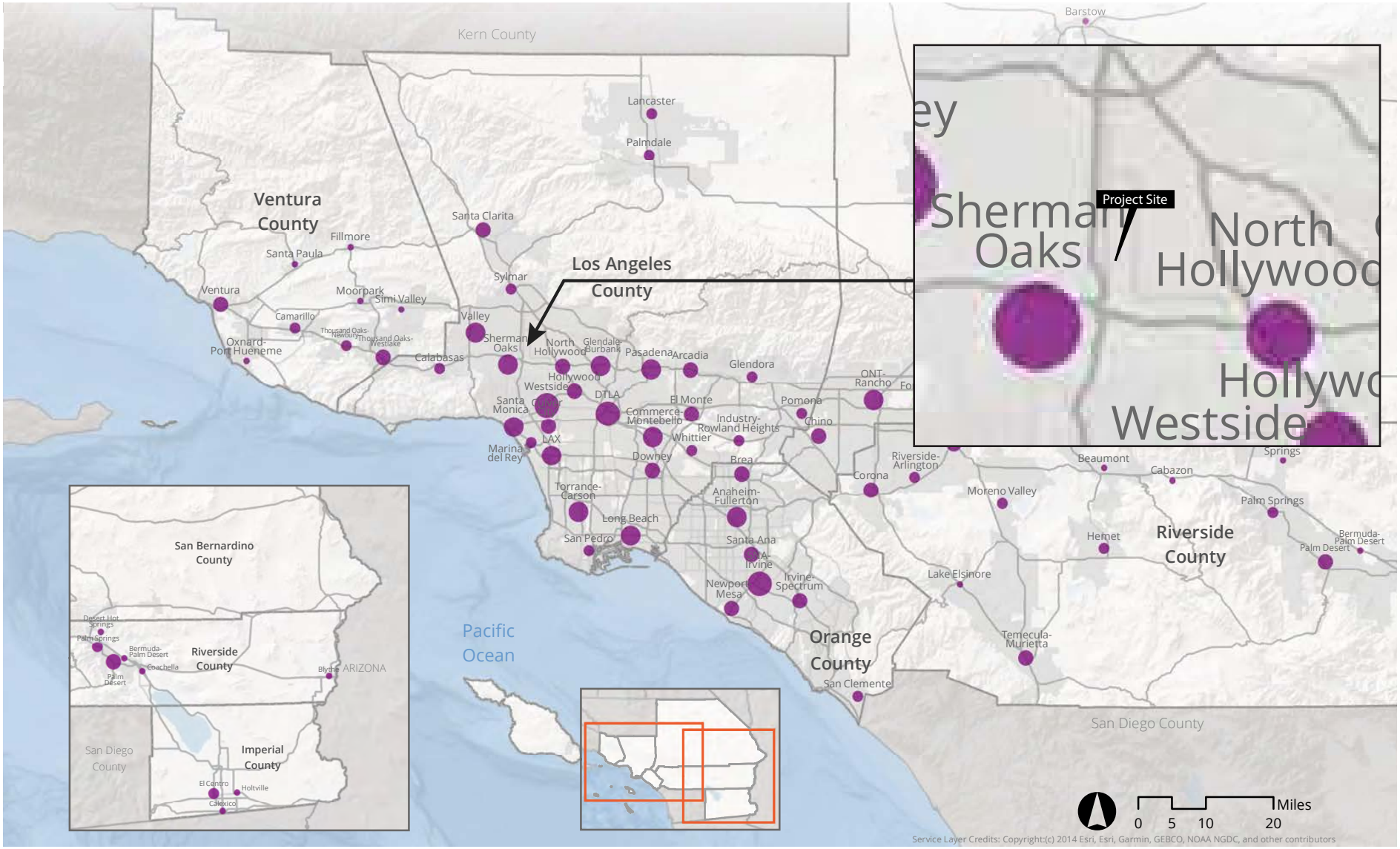


County Boundaries
City Boundaries
Sphere of Influence
Regional Growth Constraints

Source: Counties and local jurisdictions LAFCO in SCAG region, 2018.

Note: SCAG used locally informed data elements to determine Regional Growth Constraints including the absolute constraint areas shown in the map such as Tribal lands, Conserved Land and others. See the Sustainable Communities Strategy Technical Report for more details on these and the variable constraints used in plan development.

Figure 4.2
Priority Growth Area - Spheres of Influence



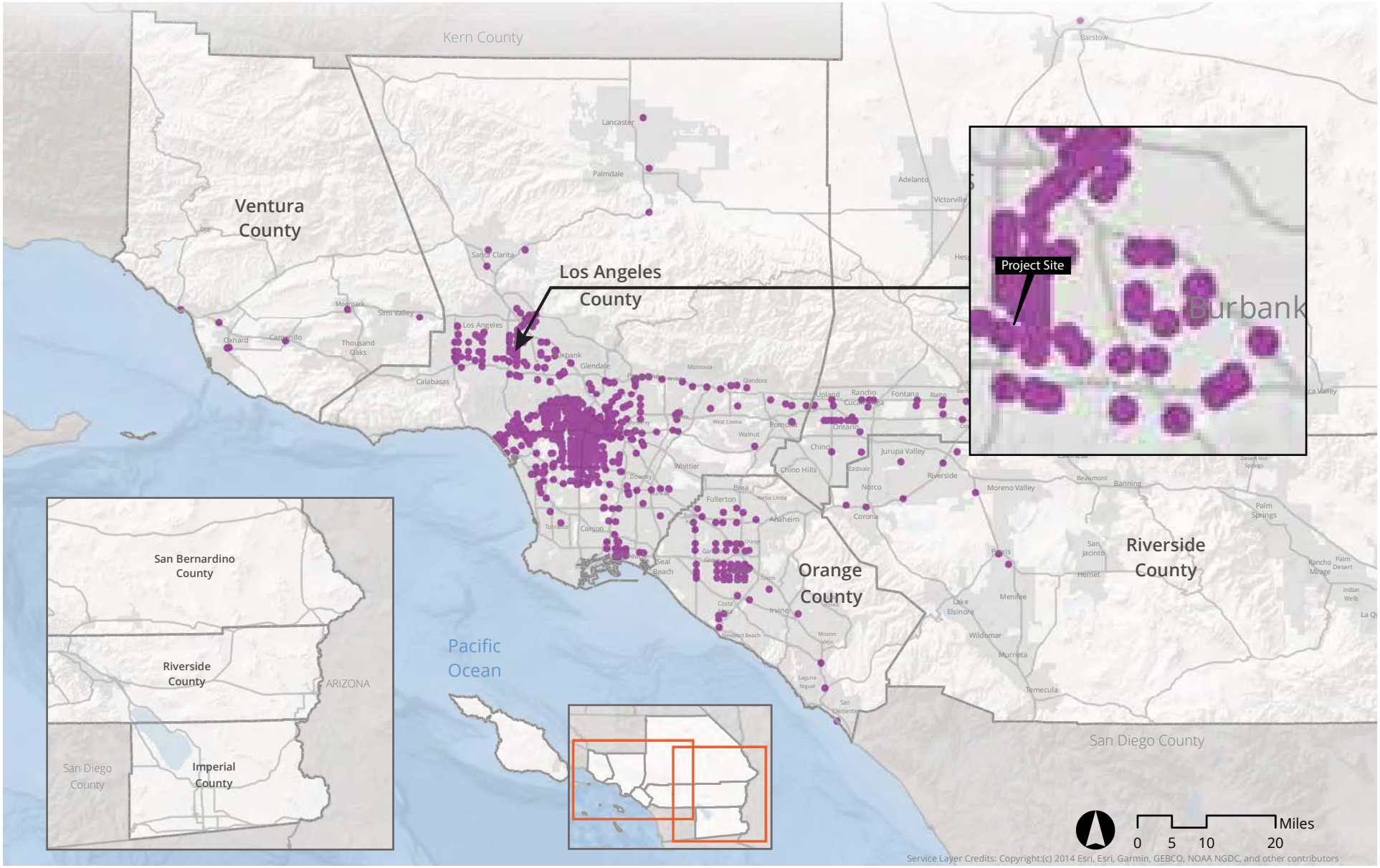
SCAG Region Proposed 2020 RTP/SCS Job Centers (Total Employment)

- Less than 10,001 (17)
- 10,001 - 25,000 (22)
- 25,001 - 50,000 (19)
- 50,001 - 150,000 (11)
- More than 150,000 (3)

Notes:
(1) Centers are areas with denser employment than their surroundings.
(2) Dots represent the total employment in each center, not center boundaries.
(3) Names are intended to be illustrative and may not reflect all the jurisdictions in which a center fully lies.

Source: SCAG, 2019.

Figure 4.3
Priority Growth Area - Job Centers



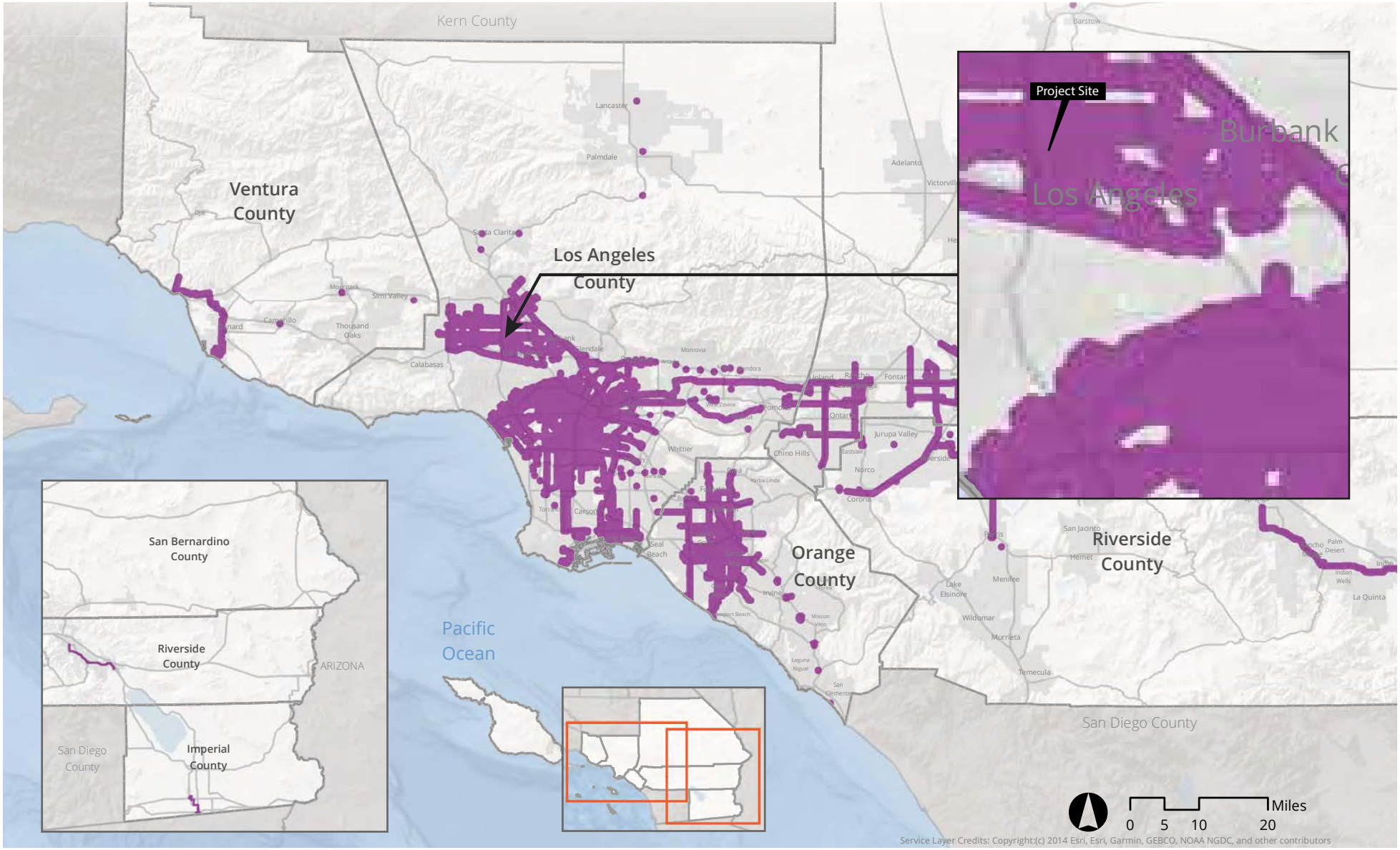
Transit Priority Areas (2045)

TPA

Source: County Transportation Commissions, SCAG, 2019.

Note: Transit priority area (TPA) refers to an area within one-half mile of a major transit stop that is existing or planned. SCAG identifies major transit stops and transit priority areas using the methodology described in the Transit Technical Report. Major transit stops are extracted from 2045 plan year data of Connect SoCal.

Figure 4.4
Priority Growth Area - Transit Priority Areas



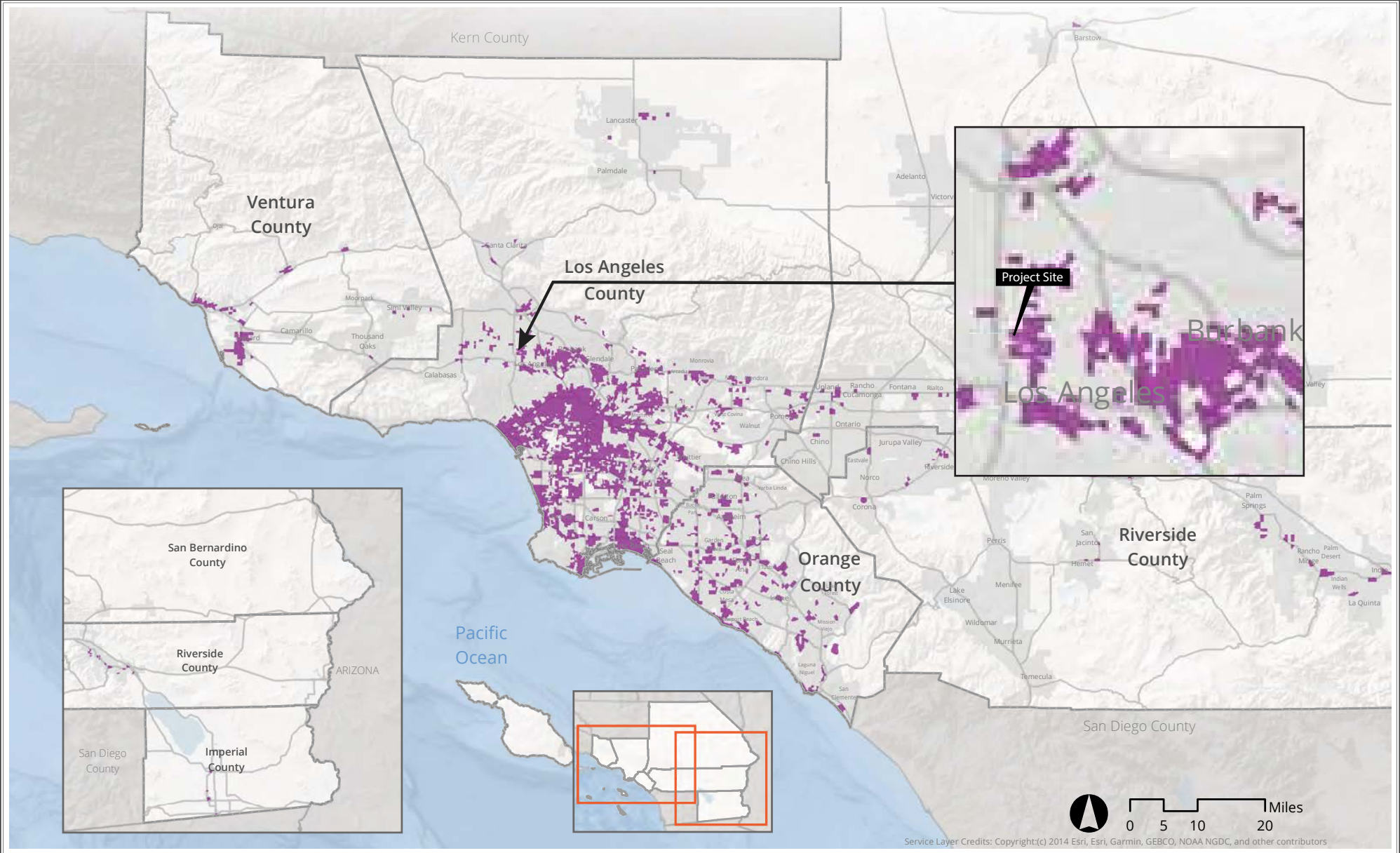
High Quality Transit Areas (2045)

HQTA

Source: County Transportation Commissions, SCAG, 2019.

Note: SCAG's High Quality Transit Area (HQTA) is within one-half mile from major transit stops and high quality transit corridors (HQTC). SCAG identifies major transit stops and HQTCs using the methodology described in the Transit Technical Report. Major transit stops and HQTCs are extracted from 2045 plan year data of Connect SoCal.

Figure 4.5
Priority Growth Area - High Quality Transit Areas



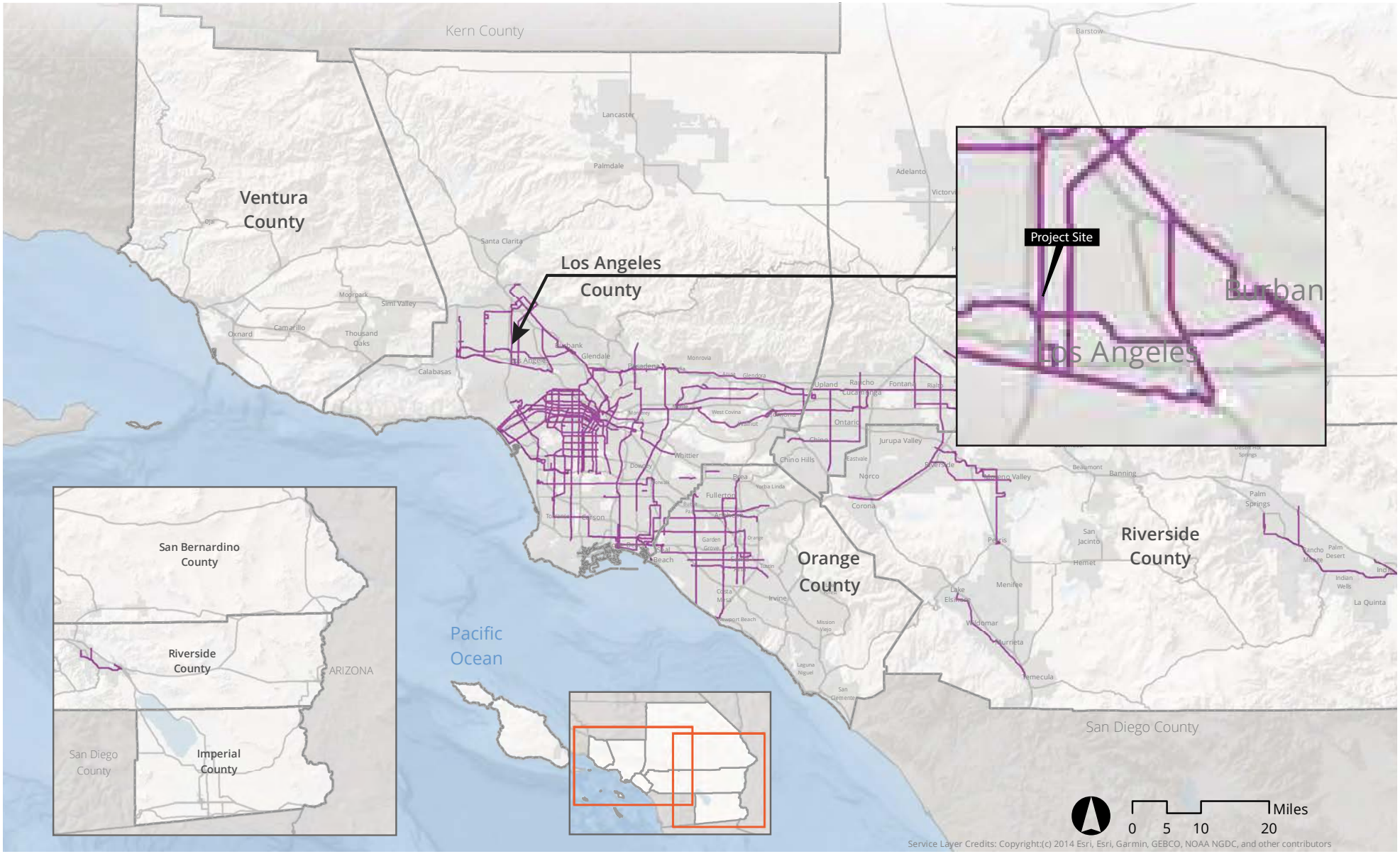
Neighborhood Mobility Areas (NMA)

NMA

Source: SCAG, 2019.

Note: Neighborhood Mobility Areas (NMA) were identified by analyzing and assigning z-scores four measures at the Tier 2 TAZ level, and subsequently summing the z-scores. TAZs that scored at the 80th percentile or higher for the composite score were considered NMAs.

Figure 4.6
Priority Growth Area - Neighborhood Mobility Areas



Livable Corridors

Livable Corridors

Source: SCAG, 2019.

Figure 4.7
Priority Growth Area - Livable Corridors

The Project's location, scale, and mixture of land uses would be consistent with its designation within these four PGAs, which, in turn, indicates consistency with the land use designations, density, and building intensity of the SCS. Specifically, the Project Site is located in an urbanized area within the Van Nuys-North Sherman Oaks Community Plan Area of the City of Los Angeles. The Project would respond to and complement the existing development pattern in the area, which is characterized by a mix of low- and high-density neighborhoods, commercial uses, and a school. The Project is a residential development that would include 405 residential units (including 41 deed restricted Extremely Low Income units, which is 10 percent of the total Project units), on a site that is well-served by transit. As noted above, the Project is 100 percent residential, with the housing consisting entirely of multi-family dwelling units. The Project would contain a total of 268,770 square feet with a total proposed floor area ratio (FAR) of 3.18:1 and an overall net residential density of 186 units per acre. The Project would significantly increase the housing supply in the Project area, as well as housing diversity and affordability in the PGAs in which the Project Site is located. Of the Project's 405 residential dwelling units, 41 would be reserved for Extremely Low-Income affordable units. In addition, the 405 residential units would include 94 studios, 195 one-bedroom units, 115 two-bedroom units, and one three-bedroom unit in varying sizes and configurations and offered at varying rental prices, thereby providing housing diversity. The Project Site is located near several bus lines, including Metro Bus Line 234, which provides average headways of 10 minutes in the morning and evening peak commute times and Metro Bus Line 165, which provides average headways of approximately 14 minutes eastbound and 12.5 minutes westbound. Thus, the residential nature of the Project in an urban area near transit would provide opportunities for Project residents to have safer and shorter multimodal trips, thereby reducing dependency on automobile travel and single occupancy trips and thus, reducing GHG emissions.

In addition, the Project would include 194 bicycle parking spaces, including 176 long-term spaces and 18 short term spaces. Bicycle amenities would encourage the use of alternative modes of travel, thereby further reducing reliance on automobile travel and resulting GHG emissions.

Overall, the nature of the Project, including the location, land uses, density, and building intensity, would be consistent with SCAG's land use strategies related to reducing dependence on automobile travel and thus, mobile-source GHG emissions, by encouraging development within PGAs. Furthermore, the Project would be consistent with the intent of the specific PGAs in which it is located (i.e., TPAs, HQTA, NMA, and Livable Corridor). ***As such, the Project would be consistent with the 2020–2045 RTP/SCS's goals, policies and benefits for land use, density, and intensity of development***.

4.2.2 Sustainable Communities Strategy Policy Consistency

Chapter 3 of the 2020–2045 RTP/SCS outlines strategies and measures included in the SCS Technical Report that are intended to be supportive of implementing the regional SCS. Several are directly tied to supporting related GHG reductions while others support the broader goals of the 2020–2045 RTP/SCS. As outlined below in Table 4.1, *Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure*, the Project would be consistent with applicable measures of

the SCS. A discussion of the Project's consistency with the applicable goals, as well as a more general discussion of the Project's consistency with the applicable strategies, of the 2020–2045 RTP/SCS is included in Part 5, Evaluation of Environmental Impacts, Section III, Air Quality, of this SCEA.

Table 4.1
Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure

Strategy/Measure	Project Consistency
Strategy: Focus Growth Near Destinations and Mobility Options	
Emphasize land use patterns that facilitate multimodal access to work, educational and other destinations.	**Consistent.** The Project would consist of a residential development that would include market rate and affordable residential units within a PGA. Consistent with the Project Site's location in a TPA, an HQTA, and NMA and along a Livable Corridor, residents of the Project would have multimodal access (e.g., transit, walking, and bicycling) to and from their jobs, school, and other destinations.
Focus on a regional jobs/housing balance to reduce commute times and distances and expand job opportunities near transit and along center-focused main streets.	**Consistent.** The Project would contribute to a balance between jobs and housing in the region by providing 405 new residential dwelling units within the Van Nuys-North Sherman Oaks Community Plan Area of the City of Los Angeles. The Project Site is located in an urban area near commercial and job centers. Furthermore, the Project Site is located on Sepulveda Boulevard, which is a primary north-south thoroughfare with access to several transit options as well as to I-405.
Plan for growth near transit investments and support implementation of first/last mile strategies.	**Consistent.** The Project Site is served by a variety of public transit options, including Metro Bus Lines 234 on Sepulveda Boulevard, and Metro Bus Line 165 on Vanowen Street; and the Sepulveda Metro G Line (Orange) Station, located approximately 1.0 mile south of the Project Site. Metro Bus Line 234 is identified as a part of Metro's NextGen Bus Plan as a bus line that would be improved with increased frequency and service operation. Thus, the Project would provide for growth near transit investments. First/last mile strategies are designed to increase transit usage by making it more convenient and safer to walk or bicycle to and from transit stations. The Project would implement a variety of first/last mile strategies, including the provision of 194 bicycle parking spaces (176 long-term spaces and 18 short term spaces). In addition, the Project would improve the pedestrian environment around the perimeter of the Project Site by providing new landscaping and improved sidewalk paving.
Promote the redevelopment of underperforming retail developments and other outmoded nonresidential uses.	**Not Applicable.** This measure is directed toward public agencies. Furthermore, the Project Site is currently vacant.
Prioritize infill and redevelopment of underutilized land to accommodate new	**Consistent.** The Project would develop a vacant Site with a residential development. The Project would

Table 4.1
Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure

Strategy/Measure	Project Consistency
growth, increase amenities and connectivity in existing neighborhoods.	include landscaped pedestrian access to each of the Project Site's public frontages. In addition, private amenities would be available to residents of the Project, including gym, lounge, recreational, and coworking/amenity rooms, deck areas, including a pool deck area, and roof terraces with landscaping and seating areas. Thus, the Project would represent infill development that would accommodate growth, increase amenities, and enhance connectivity to existing neighborhoods.
Encourage design and transportation options that reduce the reliance on and number of solo car trips (this could include mixed uses or locating and orienting close to existing destinations).	**Consistent.** The Project has been designed to incorporate a variety of strategies that would reduce the reliance on, and number of, solo car trips. The Project would include 405 residential units that would be located in an area that is well-served by transit and that has been identified by a PGA. The Project would be designed at a pedestrian scale and would incorporate amenities and improvements, including landscaping, sidewalks, and safety improvements at the Project driveways, that would contribute to the walkability of the area. In addition, the Project would provide 194 bicycle parking spaces (176 long-term spaces and 18 short-term spaces).
Identify ways to "right size" parking requirements and promote alternative parking strategies (e.g. shared parking, smart parking)	**Consistent.** The Project would develop new housing units within a TPA. The Project Site's location near transit and proximity to services, retail stores, and employment opportunities promotes a pedestrian-friendly environment. The location of the Project promotes the use of a variety of transportation options, which includes walking, biking, and the use of public transportation. The Project would improve the public sidewalks adjacent to Project Site and would provide 194 total bicycle spaces to promote travel by bicycle, thereby encouraging active transportation. The Project would also include 11.3 percent of all parking spaces as Electric Vehicle (EV) charging stations and up to 18.7 percent of the total spaces as adaptable for future EV charger installation.
Strategy: Promote Diverse Housing Choices	
Preserve and rehabilitate affordable housing and prevent displacement.	**Consistent.** The Project Site is currently vacant. Thus, the Project would not displace any housing. Rather, the Project would develop 405 new residential units, which would include 41 units set aside for Extremely Low-Income Households.
Identify funding opportunities for new workforce and affordable housing development.	**Consistent.** While this measure is directed toward public agencies, the Project would support its implementation by including 41 Extremely-Low Income units.

Table 4.1
Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure

Strategy/Measure	Project Consistency
Create incentives and reduce regulatory barriers for building context-sensitive accessory dwelling units to increase housing supply.	**Not Applicable.** This measure is directed toward public agencies. However, the Project would increase the housing supply by providing 405 new multi-family residential units.
Provide support to local jurisdictions to streamline and lessen barriers to housing development that supports reduction of greenhouse gas emissions.	**Consistent.** This measure is directed toward public agencies and does not apply to an individual projects. However, the Project would support the reduction of greenhouse gas (GHG) emissions by concentrating new residential development on an infill site with access to transit. In addition, the provision of pedestrian features and bicycle amenities would further expand multimodal transportation options, thereby reducing VMT and resulting GHG emissions. Additional sustainability features that would reduce GHG emissions would be incorporated into the Project, including but not limited to, parking spaces with electric vehicle charging equipment, lighting that meets current Title 24 Energy Standards, photovoltaic system ready, highly efficient HVAC systems, energy-efficient wall insulation and glazing units, WaterSense-labeled plumbing fixtures and weather-based controller and drip irrigation systems, and Energy Star–labeled appliances. Additionally, the Project would utilize sustainable planning and building strategies and would use environmentally friendly materials where applicable.
Strategy: Leverage Technology Innovations	
Promote low emission technologies such as neighborhood electric vehicles, shared rides hailing, car sharing, bike sharing and scooters by providing supportive and safe infrastructure such as dedicated lanes, charging and parking/drop-off space.	**Consistent.** The Project would utilize low-emission technologies, including dedicated parking spaces with electric vehicle charging equipment consistent with CalGreen and LA Green Building Code requirements. In addition, the Project would include a passenger loading within the Project, while maintaining the existing street right-of-way. The Project would also provide a total of 194 bicycle parking spaces.
Improve access to services through technology—such as telework and telemedicine as well as other incentives such as a "mobility wallet," an app-based system for storing transit and other multi-modal payments.	**Not Applicable.** This measure is directed toward public agencies as a policy strategy and does not apply to individual projects.
Identify ways to incorporate "micro-power grids" in communities, for example solar energy, hydrogen fuel cell power storage and power generation.	**Not Applicable.** This measure is directed toward public agencies as a policy strategy and does not apply to individual projects**.**
Strategy: Support Implementation of Sustainability Policies	
Pursue funding opportunities to support local sustainable development implementation projects that reduce greenhouse gas emissions.	**Consistent.** While this measure is directed toward public agencies, the Project would support its implementation. The Project would include a variety of sustainability measures that would reduce GHG

Table 4.1
Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure

Strategy/Measure	Project Consistency
	emissions, as outlined above in and Part 3, Project Description, of this SCEA.
Support statewide legislation that reduces barriers to new construction and that incentivizes development near transit corridors and stations.	**Consistent.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects. However, the Project would support its implementation. The Project would be located within a TPA, HQTA and NMA and along a Livable Corridor. Specifically, Metro Bus Line 234 is located on Sepulveda Boulevard, and Metro Bus Line 165 is located on Vanowen Street, and the Sepulveda station of the Metro G Line is located approximately 1.0 mile south of the Project Site.
Support local jurisdictions in the establishment of Enhanced Infrastructure Financing Districts (EIFDs), Community Revitalization and Investment Authorities (CRIAs), or other tax increment or value capture tools to finance sustainable infrastructure and development projects, including parks and open space.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Work with local jurisdictions/ communities to identify opportunities and assess barriers to implement sustainability strategies.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Enhance partnerships with other planning organizations to promote resources and best practices in the SCAG region.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Continue to support long range planning efforts by local jurisdictions.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Provide educational opportunities to local decisions makers and staff on new tools, best practices and policies related to implementing the Sustainable Communities Strategy.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Strategy: Promote a Green Region	
Support development of local climate adaptation and hazard mitigation plans, as well as project implementation that improves community resiliency to climate change and natural hazards.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects.
Support local policies for renewable energy production, reduction of urban heat islands and carbon sequestration.	**Consistent.** While this measure is directed toward SCAG and/or local jurisdictions as a policy strategy and does not apply to individual projects, the Project would support its implementation. With regard to on-site renewable energy sources, the Project would include the provision of conduit that is appropriate for future photovoltaic and solar thermal collectors. With regard to urban heat islands, the Project would include extensive landscaping, thereby reducing the potential for urban heat islands.

Table 4.1
Consistency of the Project With 2020-2045 RTP/SCS Strategies/Measure

Strategy/Measure	Project Consistency
Integrate local food production into the regional landscape.	**Not Applicable.** This measure is directed toward SCAG as a policy strategy and does not apply to individual projects. Furthermore, the Project area is an urbanized area, and the Project Site is not zoned, or suitable for, agricultural uses.
Promote more resource efficient development focused on conservation, recycling and reclamation.	**Consistent.** The Project is an infill development located in an urbanized area that is served by existing infrastructure. Thus, the Project would not result in the loss of previously undeveloped land or land intended for conservation. Furthermore, the Project would implement a construction waste management plan to recycle and/or salvage a minimum of 75 percent of non-hazardous demolition and construction debris. In addition, in accordance with the City of Los Angeles Space Allocation Ordinance (Ordinance No. 171,687), the Project would provide a designated recycling area for Project residents. Thus, the Project would promote resource efficient development.
Preserve, enhance, and restore regional wildlife connectivity.	**Not Applicable.** This measure is directed toward public agencies. Furthermore, the Project Site does not serve as a regional wildlife connector, and as discussed under Section IV, Biological Resources, in Part 5, Evaluation of Environmental Impacts, of this SCEA, the Project would not interfere with wildlife corridors.
Reduce consumption of resource areas, including agricultural land.	**Consistent.** The Project would be developed on a site that has been previously developed with residential uses, is currently vacant, and is zoned [Q]R4-1-RIO (Multiple Dwelling, Height District 1, River Improvement Overlay. No resource areas or agricultural lands would be impacted by the Project.
Identify ways to improve access to public park space.	**Not Applicable.** The Project is an infill development with no direct access to public park space.
Source: Southern California Association of Governments, 2020-2045 RTP/SCS, September 2022; Table Source: EcoTierra Consulting, 2022.	

5 ENVIRONMENTAL IMPACT ANALYSIS

5.1 SCOPE OF ANALYSIS

This section of the Sustainable Communities Environmental Assessment (SCEA) contains an assessment and discussion of impacts associated with issues and subject areas identified in the Initial Study Checklist (Appendix G to the State CEQA Guidelines [C.C.R. Title 14, Chapter 3, 15000-15387]). Pursuant to PRC Section 21155.2(b), the Initial Study and SCEA are required to identify all significant or potentially significant impacts of the Project, other than those that do not need to be reviewed pursuant to PRC Section 21159.28 based on substantial evidence in light of the whole record.

Pursuant to PRC Section 21155.2(a), the Project must incorporate all feasible mitigation measures, performance standards, or criteria set forth in prior applicable Environmental Impact Reports (EIRs) and adopted in findings made pursuant to PRC Section 21081. A Program Environmental Impact Report (PEIR) was prepared to evaluate the potential environmental impacts of Southern California Association of Government's (SCAG's) 2020–2045 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS).[13] As part of that PEIR, mitigation measures were included that would reduce potentially significant impacts identified in the PEIR. The complete list of the mitigation measures identified in the PEIR is included in Exhibit A, Revised Mitigation Monitoring and Reporting Program (MMRP), of the Final PEIR. The mitigation measures in the PEIR are divided into two categories: SCAG mitigation measures (referred to in the MMRP as SMM) and project-level mitigation measures (referred to in the MMRP as PMM). SCAG mitigation measures are intended to be implemented by SCAG over the lifetime of the RTP/SCS. Project-level mitigation measures are intended for projects proposing to streamline the environmental review process pursuant to SB 375, SB 743, or SB 226, such as the proposed Project. Project-level mitigation measures outlined in the PEIR should be considered and implemented by a Lead Agency and Project Applicant during project-specific environmental reviews, as applicable and feasible, where the agency has identified that a project has the potential for significant effects. However, since SCAG has no authority to impose mitigation measures, a lead agency must use its independent discretion to determine whether mitigation measures are applicable to projects in their respective jurisdictions. Lead agencies may use, amend, or not use measures identified in this PEIR as appropriate to address project-specific conditions.

In compliance with PRC Section 21151.2, the City has reviewed all of the mitigation measures in the 2020–2045 RTP/SCS PEIR MMRP and determined their potential applicability to the Project. This applicability analysis is included in the analysis below for each environmental issue identified under Appendix G of the of the State CEQA Guidelines. For each mitigation measure, the City determined whether to use: (1) the MMRP's mitigation measure; (2) an equivalent, equally

[13] SCAG, Certified Final PEIR for the 2020-2045 RTP/SCS, May 2020, https://scag.ca.gov/sites/main/files/file-attachments/fpeir_connectsocal_complete.pdf?1607981618. Accessed: September 2022.

effective City mitigation measure (consistent with the MMRP mitigation measures); (3) federal, state, regional, or City regulation; or (4) no mitigation, as there was no potential for a significant environmental effect. Where applicable, any additional project design features and/or mitigation measures are identified in this section to reduce or avoid all potentially significant impacts on the environment.

Cumulative Impacts

The Initial Study and SCEA are also required to identify any cumulative effects that have been adequately addressed and mitigated in prior applicable certified EIRs. Where a cumulative effect has been adequately addressed and mitigated in the prior applicable certified EIR, the cumulative effect shall not be treated as cumulatively considerable. CEQA defines cumulative impacts as "two or more individual effects which, when considered together, are considerable or which compound or increase other environmental impacts." The analysis of cumulative impacts need not be as in-depth as what is performed relative to the proposed project, but instead is to "be guided by the standards of practicality and reasonableness."

The analysis of cumulative impacts provided herein is based on an assessment of reasonably foreseeable growth associated with a list of past, present, and anticipated future projects. The list of Related Projects is based on information provided in September 2022 by the City of Los Angeles Department of Transportation (LADOT) and the City of Los Angeles Department of City Planning. Although these projects serve as context for the development environment in the Project vicinity, the application of the Related Projects to analyses of specific environmental impacts will vary due to the unique characteristics and geographic context of each environmental impact. The cumulative analyses for each environmental issue are provided below following the assessment of Project impacts.

I. AESTHETICS

Senate Bill (SB) 743 [Public Resources Code (PRC) §21099(d)] sets forth new guidelines for evaluating impacts of a transit priority area project under CEQA, as follows: "Aesthetic and parking impacts of a residential, mixed-use residential, or employment center project on an infill site within a transit priority area shall not be considered significant impacts on the environment." PRC Section 21099 defines a "transit priority area" as an area within 0.5 mile of a major transit stop that is "existing or planned, if the planned stop is scheduled to be completed within the planning horizon included in a Transportation Improvement Program adopted pursuant to Section 450.216 or 450.322 of Title 23 of the Code of Federal Regulations." PRC Section 21064.3 defines "major transit stop" as "a site containing an existing rail transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods." PRC Section 21099 defines an "employment center project" as "a project located on property zoned for commercial uses with a floor area ratio of no less than 0.75 and that is located within a transit priority area. PRC Section 21099 defines an "infill site" as a lot located within an urban area that has been previously developed, or on a vacant site where at least 75 percent of the

perimeter of the site adjoins, or is separated only by an improved public right-of-way from, parcels that are developed with qualified urban uses. This state law supersedes the aesthetic impact thresholds in the 2006 L.A. CEQA Thresholds Guide, including those established for aesthetics, obstruction of views, shading, and nighttime illumination.

The related City of Los Angeles Department of City Planning Zoning Information (ZI) File ZI No. 2452 provides further instruction concerning the definition of transit priority projects and that "visual resources, aesthetic character, shade and shadow, light and glare, and scenic vistas or any other aesthetic impact as defined in the City's CEQA Threshold Guide shall not be considered an impact for infill projects within TPAs pursuant to CEQA."[14]

PRC Section 21099 applies to the Project. Therefore, the Project is exempt from aesthetic impacts. The analysis in this SCEA, is for informational purposes only and not for determining whether the Project will result in significant impacts to the environment. Any aesthetic impact analysis in this SCEA is included to discuss what aesthetic impacts would occur from the Project if PRC Section 21099(d) was not in effect. As such, nothing in the aesthetic impact discussion in this initial shall trigger the need for any CEQA findings, CEQA analysis, or CEQA mitigation measures.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Except as provided in Public Resources Code Section 21099 would the project:				
a. Have a substantial adverse effect on a scenic vista?	☐	☐	☒	☐
b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?	☐	☐	☒	☐

[14] City of Los Angeles Department of City Planning, Zoning Information File ZA No. 2452, Transit Priority Areas (TPAs)/Exemptions to Aesthetics and Parking Within TPAs Pursuant to CEQA. Available at: http://zimas.lacity.org/documents/zoneinfo/ZI2452.pdf. Accessed October 2022.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
c. In nonurbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage point). If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?	☐	☐	☒	☐
d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM AES-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to address potential aesthetic impacts to scenic vistas, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency.

a) Use a palette of colors, textures, building materials that are graffiti-resistant, and/or plant materials that complement the surrounding landscape and development.

b) Use contour grading to better match surrounding terrain. Contour edges of major cut-and-fill to provide a more natural looking finished profile.

c) Design new corridor landscaping to respect existing natural and man-made features and to complement the dominant landscaping of the surrounding areas.

d) Replace and renew landscaping along corridors with road widenings, interchange projects, and related improvements.

e) Retain or replace trees bordering highways, so that clear-cutting is not evident.

f) Provide new corridor landscaping that respects and provides appropriate transition to existing natural and man-made features and is

complementary to the dominant landscaping or native habitats of surrounding areas.

g) Reduce the visibility of construction staging areas by fencing and screening these areas with low contrast materials consistent with the surrounding environment, and by revegetating graded slopes and exposed earth surfaces at the earliest opportunity.

h) Use see-through safety barrier designs (e.g. railings rather than walls).

Applicability to the Project

As analyzed below, the Project would not have a substantial adverse effect on a scenic vista and, therefore, PMM AES-1 is not applicable to the Project.

PMM AES-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to address potential aesthetic impacts that substantially degrade visual character, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Minimize contrasts in scale and massing between the projects and surrounding natural forms and development, minimize their intrusion into important viewsheds, and use contour grading to better match surrounding terrain in accordance with county and city hillside ordinances, where applicable.

b) Design landscaping along highway corridors to add significant natural elements and visual interest to soften the hard-edged, linear transportation corridors.

c) Require development of design guidelines for projects that make elements of proposed buildings/facilities visually compatible or minimize visibility of changes in visual quality or character through use of hardscape and softscape solutions. Specific measures to be addressed include setback buffers, landscaping, color, texture, signage, and lighting criteria.

d) Design projects consistent with design guidelines of applicable general plans.

e) Require that sites are kept in a blight/nuisance-free condition. Remove blight or nuisances that compromise visual character or visual quality of project areas including graffiti abatement, trash removal, landscape

management, maintenance of signage and billboards in good condition, and replace compromised native vegetation and landscape.

f) Where sound walls are proposed, require sound wall construction and design methods that account for visual impacts as follows:

   – use transparent panels to preserve views where sound walls would block views from residences;

   – use landscaped earth berm or a combination wall and berm to minimize the apparent sound wall height; and

   – construct sound walls of materials whose color and texture complements the surrounding landscape and development.

g) Design sound walls to increase visual interest, reduce apparent height, and be visually compatible with the surrounding area; and landscape the sound walls with plants that screen the sound wall, preferably with either native vegetation or landscaping that complements the dominant landscaping of surrounding areas.

Applicability to the Project

The Project is located within an urbanized area and, thus, pursuant to Aesthetics Threshold (c), the analysis included below is focused on whether the Project would conflict with applicable zoning and other regulations governing scenic quality rather than on visual character. Thus, as Mitigation Measure PMM AES-2 addresses visual character, it is not applicable to the Project.

PMM AES-3: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to address potential aesthetic impacts that substantially degrade visual character, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Use lighting fixtures that are adequately shielded to a point below the light build and reflector and that prevent unnecessary glare onto adjacent properties.

b) Restrict the operation of outdoor lighting for construction and operation activities to the hours of 7:00 a.m. to 10:00 p.m. or as otherwise required by applicable local rules or ordinances.

c) Use high pressure sodium and/or cut-off fixtures instead of typical mercury-vapor fixtures for outdoor lighting.

d) Use unidirectional lighting to avoid light trespass onto adjacent properties.

e) Design exterior lighting to confine illumination to the project site, and/or to areas which do not include light sensitive uses. Ongoing over the life of the plan Lead Agency Revised MMRP for the Connect SoCal Plan, Exhibit A Resolution No. 20-624-1 Impact Sciences, Inc. 4 Revised MMRP for the Connect SoCal Plan, Exhibit A 1329.001 September 2020 Mitigation Measure Mitigation Monitoring Timing Responsible Monitoring Entity

f) Provide structural and/or vegetative screening from light-sensitive uses.

g) Shield and direct all new street and pedestrian lighting away from light-sensitive off-site uses.

h) Use non-reflective glass or glass treated with a non-reflective coating for all exterior windows and glass used on building surfaces.

i) Architectural lighting shall be directed onto the building surfaces and have low reflectivity to minimize glare and limit light onto adjacent properties.

Applicability to the Project

As analyzed below, the Project would not create a new source of substantial light or glare that would adversely affect day or nighttime views in the area. Compliance with regulatory requirements would further ensure that impacts associated with light and glare would be less than significant. As such, Mitigation Measure PMM AES-3 is not applicable to the Project.

Impact Analysis

a. Have a substantial adverse effect on a scenic vista?

Less than Significant Impact. A significant impact would occur if a project introduces incompatible visual elements within a field of view containing a scenic vista or substantially blocks a scenic vista. Scenic vistas are generally described in two ways: panoramic views (visual access to a large geographic area, for which the field of view can be wide and extend into the distance) and focal views (visual access to a particular object, scene, or feature of interest).

The Project Site is approximately 2.18 acres (94,951 square feet) in size and is currently a vacant partially paved lot. The Project Site is relatively flat and is comprised of a rectangle parcel of land bounded by Sepulveda Boulevard on the west, Columbus Avenue on the east, and commercial development on the north and south. The existing viewshed at the Project Site is defined by

existing urban development comprised of a mix of low- and high-density neighborhoods, commercial uses, and a school.

There are no existing views of mountains, beaches or oceans, or other similar scenic vistas available from the Project Site or the streets immediately surrounding the Project Site. A significant impact occurs only when a project adversely affects the public view of a scenic vista and, therefore, impacts to private views are not considered to be significant and no further analysis is required. ***Thus, due to the urbanized nature of the area and the lack of access to scenic vistas, the Project would not block or obstruct views of visual resources. Therefore, development of the Project would not have a substantial adverse effect on a scenic vista, and impacts would be less than significant.***

b. Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within a state scenic highway?

Less Than Significant Impact. A significant impact would occur if scenic resources within a State scenic highway would be damaged and/or removed by development of a project. There are no State-designated scenic highways or highways eligible for scenic designation in the Project Site vicinity.[15] There are also no City-designated scenic highways in the Project Site vicinity.[16] ***Therefore, as the Project Site is not located along a state scenic highway, the Project would not substantially damage scenic resources within a state scenic highway, and no impacts would occur.***

c. In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage point). If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?

Less Than Significant Impact. A significant impact may occur if, in a non-urbanized area, the project would substantially degrade the existing visual character or quality of the site and its surroundings, or if, in an urbanized area, the project would conflict with applicable zoning or regulations governing scenic quality.

The Project is located in a highly urbanized area in the Van Nuys community of the City of Los Angeles; therefore, the applicable threshold with respect to the Project is consistency with applicable zoning and other regulations governing scenic quality. Local land use regulations applicable to the Project Site that include policies that address scenic quality include the Los Angeles Municipal Code (LAMC), the City of Los Angeles General Plan Framework Element (Framework Element), the Van Nuys-North Sherman Oaks Community Plan (Community Plan),

[15] California Department of Transportation, California Scenic Highway Mapping System, Officially Designated County Scenic Highways, https://dot.ca.gov/programs/design/lap-landscape-architecture-and-community-livability/lap-liv-i-scenic-highways. Accessed October 2022.

[16] City of Los Angeles Department of City Planning, Mobility Plan 2035, Citywide General Plan Circulation System, Map A2 – Valley Subarea.

and Citywide Design Guidelines. These plans, policies, and regulations are discussed in more detail below.

Los Angeles Municipal Code

Chapter 1 of the LAMC, referred to as the City of Los Angeles Planning and Zoning Code, sets forth regulations and standards regarding the allowable type, density, height, and design of new development projects. The Project Site is zoned [Q]R4-1-RIO (Multiple Dwelling, Height District 1, River Improvement Overlay District). Pursuant to the LAMC Section 12.11 A, the R4 Zone permits community/commercial uses (including churches, childcare facilities, hotels, motels, schools, museums, libraries, and retirement hotels, etc.) as well as any residential land use allowed in the R3 zone (including multiple family dwellings). The Height District 1 designation for the R4 Zone permits an FAR of 3:1 and a height limit of 45 feet. The Project Site is located within a River Improvement Overly District (RIO), which includes additional development regulations regarding landscaping, screening/fencing, and lighting.

The Project consists of the construction of a 268,770 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development comprised of a six-story structure with three subterranean parking levels. The 94,951 square foot (2.18 acre) Project Site is currently vacant. The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space in the form of gym, lounge, recreational, and coworking/amenity rooms, deck areas, including a pool deck area, and roof terraces with landscaping and seating areas. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies.

The Project would be consistent with LAMC scenic quality requirements regarding lighting and signage. The Project would include pedestrian-scale exterior lighting fixtures along pathways for security and wayfinding purposes. Project lighting would be designed to minimize light spill-over from the Project Site, reduce sky-glow, and improve nighttime visibility through glare reduction. All exterior lighting would be automatically controlled via photo sensors to illuminate only when required and would be shielded or directed toward areas to be illuminated to limit spill-over onto neighboring properties.

The Project Site is also subject to the scenic quality requirements of the RIO District. Effectuated by Ordinance No. 183,145 in August 2014, the RIO District enables the City of Los Angeles to better coordinate land use development along the 32-mile corridor of the Los Angeles River that flows within the City's boundaries. The RIO District is a Supplemental Use District that requires new development projects to meet development regulations addressing landscaping, screening and fencing, and lighting, and orientation in association with the Los Angeles River. The purposes of the RIO District are to support the goals of the Los Angeles River Revitalization Master Plan

(LARRMP);[17] contribute to the environmental and ecological health of the City's watersheds; provide native habitat and support local species; establish a positive interface between the Los Angeles River and adjacent properties; promote pedestrian, bicycle and other multi-modal connections between the river and surrounding neighborhoods; provide an aesthetically pleasing environment; provide safe, convenient access to and along the river; promote river identity; and support the City's stormwater ordinances and programs. As shown in Appendix A of this SCEA, the landscape plans show design elements included as part of the Project specifically to meet the Los Angeles RIO District regulations, including landscaping with native trees, plants and shrubs; recreational amenities, such as a swimming pool and deck, outdoor areas for lounging, and indoor amenities, such as fitness and recreational rooms. Prior to issuance of a building permit, the Project Applicant would be required to obtain an Administrative Clearance from the Department of City Planning confirming compliance with all of the applicable regulations of the Los Angeles RIO District.

General Plan Framework Element

The Framework Element, adopted in December 1996 and readopted in August 2001, sets forth general guidance regarding land use issues for the City and defines citywide policies regarding land use that influence the Community Plans and most of the City's General Plan Elements. Although the Framework Element does not directly address the design of individual neighborhoods or communities, it embodies general neighborhood design policies and implementation programs that guide local planning efforts. Specifically with regard to aesthetics, the Framework Element includes goals, policies, and objectives regarding the scale and character of neighborhoods (Objective 4.3), the quality of development and public realm (Chapter 5), and topics related to lighting (Chapter 9). The Project's consistency with each of the relevant goals, policies, and objectives is outlined in Table 5.10, *Applicable Goals, Objectives, and Policies of the General Plan Framework Element*, in Section XI, Land Use and Planning of this SCEA.

The Project Site is located in an urbanized setting of the Van Nuys community. The Project Site, which is currently vacant, is surrounded by a mix of low- and high-density neighborhoods, commercial uses, and a school. Building structures near the Project Site vary in height from one to five-stories.

The Project would be a maximum of 66 feet (six stories) and has been designed to be sensitive to existing surrounding development. Currently, there are several buildings with generally similar heights in the Project area, including:

- 15243 Vanowen Street, 6-story medical office building, located approximately 528 feet north of the Project Site, along Vanowen Street;

[17] County of Los Angeles, Los Angeles River Revitalization Master Plan, June 2022, https://pw.lacounty.gov/uploads/swp/LARiverMasterPlan-FINAL-DIGITAL-COMPRESSED.pdf. Accessed October 2022.

- 15166 Vanowen Street, 6-story hospital, located approximately 600 feet northeast of the Project Site, along Vanowen Street; and
- 6717 Sepulveda Boulevard, 3-story multi-family townhomes, located directly west of the Project Site, along Vanowen Street.

Considering the existing building heights in the area, the height of the Project would not introduce an incompatible element to the existing visual character of the area. The proposed design is compatible with the design elements of surrounding buildings. Therefore, the visual quality and character impacts associated with the proposed building's height would be less than significant and no mitigation measures are required.

The Project includes mid-rise building which fronts on Sepulveda Boulevard. The massing has been thoughtfully designed to take into account the adjacency of the elementary school and smaller scale commercial uses by including a large break in massing on the southern façade and expansive open space areas, further breaking up the massing of the building from all perspectives. Specifically, the Project includes a large courtyard at the second floor which breaks up the building's overall scale providing visual interest at the southern façade and a roof deck. The overall building façade, with a simple white and salmon stucco finish, steps back from the street to visually lessen the scale of the Project from the street and sidewalk and includes extensive landscaping.

The Project would not be out of character with the Van Nuys area, or with other development surrounding the Project Site. It would replace the existing underutilized vacant site with an urban-scale, transit-oriented project that would be reflective of the expected visual character of the area as it develops in the future in accordance with adopted land use plans, including regional plans, the General Plan Framework, and the Van Nuys-North Sherman Oaks Community Plan, all of which envision further development concentration in transit station areas in general, and in this area of the City in particular.

The Project's design is high quality, contemporary architecture with articulated walls and varied colors that is compatible with the more contemporary designs that have been incorporated in buildings constructed in the area over the recent decade. The Project has been designed to create a vibrant community and pedestrian-oriented streetscape along a primary transit corridor.

Overall, the Project design would contribute to the overall quality of the visual environment and would not contrast with the varying design elements of the uses adjacent to the Project Site. The Project would be generally consistent with the applicable goals, policies, and objectives set forth in the Framework Element's regarding scenic quality.

Van Nuys-North Sherman Oaks Community Plan

The Urban Design Chapter (Chapter 5) of the Community Plan includes general policies for individual multi-family residential projects and outlines specific standards, designs, and guidelines that carry out the policies for individual projects. The intent of the policies and standards in the

Urban Design Chapter for commercial corridors is to provide and maintain the visual continuity of streetscapes and to create an environment that encourages pedestrian and economic activity. In multi-family residential areas, the emphasis is to promote architectural design that enhances the quality of life, living conditions, and neighborhood pride of the residents. As the Project is a residential development, not all of the policies are applicable, particularly those related to site planning for commercial uses. However, as outlined further in Table 5.12, *Applicable Goals, Objectives, and Policies of the Van Nuys-North Sherman Oaks Community Plan*, in Section XI. Land Use and Planning of this SCEA, the Project would be consistent with the relevant design policies for individual projects included in the Community Plan.

The design of the building would include a large break in massing on the southern façade and expansive open space areas, further breaking up the massing of the building from all perspectives. In addition, building façades would be articulated through inset residential balconies, light wells, and landscaping and would incorporate a variety of complementary buildings materials that would serve to break up the façades. Consistent with the Community Plan, rooftop equipment and trash collection areas would be screened from view and all of the parking would be provided in subterranean levels, thereby integrating the parking structure into the design of the buildings.

Thus, the Project would be generally consistent with the applicable goals, policies, and objectives set forth in the Community Plan regarding scenic quality.

Citywide Design Guidelines

The Citywide Design Guidelines serve to implement the Framework Element's urban design principles and are intended to be used by City staff, developers, architects, engineers, and community members in evaluating project applications, along with relevant policies from the Framework Element and Community Plans. By offering more direction for proceeding with the design of a project, the Citywide Design Guidelines illustrate options, solutions, and techniques to achieve the goal of excellence in new design. The Citywide Design Guidelines, which were initially adopted by the City Planning Commission in July 2013 and updated in October 2019, are intended as performance goals and not zoning regulations or development standards and, therefore, do not supersede regulations in the LAMC. The guidelines are intended to "carry out the common design objectives that maintain neighborhood form and character while promoting quality design and creative infill development solutions" and are organized around Pedestrian-First Design, 360 Degree Design, and Climate-Adapted Design. The Project conforms to the Citywide Design Guidelines (adopted by City Planning Commission October 24, 2019), as shown in Table 5.1, *Citywide Design Guidelines.*

Table 5.1
Citywide Design Guidelines

Guideline	Would the Project Conflict?
Guideline 1: Promote a safe, comfortable and accessible pedestrian experience for all.	**No conflict.** The Project would include design elements that reinforce orientation to the street, such as a glass façade with well-defined pedestrian entrances on Sepulveda Boulevard and Columbus Avenue. The entrances would include signage so that pedestrians can safely and comfortably enter and exit. Glass facades and ample landscaping would further create a transparent and welcoming environment for pedestrians as they either enter or walk around the Project Site. The Project would also comply with Americans with Disabilities Act (ADA) requirements.
Guideline 2: Carefully incorporate vehicular access such that it does not degrade the pedestrian experience.	**No conflict.** Pedestrian spaces would be separated from vehicular circulation to enhance safety. Vehicle access to the three subterranean parking levels and internal loading area, would be provided with one 28 foot wide driveway at the south of the Project Site. The proposed parking driveway would be designed to meet all applicable City Building Code and Fire Code requirements regarding site access and would incorporate pedestrian warning systems, as appropriate.
Guideline 3: Design projects to actively engage with streets and public space and maintain human scale.	**No conflict.** The Project has been designed to create a vibrant community and pedestrian-oriented streetscape along a primary transit corridor. The lobby and residential amenities at the ground level incorporate large glass windows and doors offering views into building to create variety along the pedestrian level. The overall building façade steps back from the street to visually lessen the scale of the Project from the street and sidewalk.
Guideline 4: Organize and shape projects to recognize and respect surrounding context.	**No conflict.** The Project has been designed with a pedestrian-oriented streetscape along a primary transit corridor. The façade of the Project is designed with varying materials and treatments to create a unique street frontage while maintaining the pedestrian experience at street level with high ground-floor façade transparency.
Guideline 5: Express a clear and coherent architectural idea.	**No conflict.** The Project's design is high quality, contemporary architecture with articulated walls and distinctive architectural features. The Project's façade provides a variety of architectural materials and building planes while creating a pedestrian-scaled project at the street level with glass and varietal materials.
Guideline 6: Provide amenities that support community building and provide an inviting, comfortable user experience.	**No conflict.** The Project would provide 20,711 square feet of landscaping and 32,866 square feet of open space and amenities, which would include gym, lounge, recreational, and coworking/amenity rooms, deck areas, including a pool deck area, and roof terraces with landscaping, seating areas, and BBQs. The Project also enhances the area with ample

Table 5.1
Citywide Design Guidelines

Guideline	Would the Project Conflict?
	landscaping along the perimeter of the Project, and 115 trees throughout the Project Site and sidewalks.
Guideline 7: Carefully arrange design elements and uses to protect site users.	**No conflict.** Project proposes to include clearly delineated and safely accessible entrances along Sepulveda Boulevard and Columbus Avenue for pedestrians. Vehicular access would be safely provided via one driveway on Sepulveda Boulevard.
Guideline 8: Protect the site's unique natural resources and features.	**No conflict.** The Project Site is currently vacant and partially paved. No unique natural features are present.
Guideline 9: Configure the site layout, building massing and orientation to lower energy demand and increase the comfort and well-being of users.	**No conflict.** The Project's infill location would promote the concentration of development in an urban location with extensive infrastructure and access to public transit facilities, which would reduce vehicle miles traveled for the office space. Further, compliance with Title 24 of the California Administrative Code and the L.A. Green Building Code would reduce the Project's energy consumption.
Guideline 10: Enhance green features to increase opportunities to capture stormwater and promote habitat.	**No conflict.** The Project proposes to include ample landscaping with a variety of trees and shrubs that promote opportunities for stormwater capture. Landscaping will conform to City requirements for native and drought tolerant plants where feasible.
Source: City of Los Angeles, Citywide Design Guidelines, October 24, 2019. EcoTierra Consulting, 2022.	

Based on the above, the Project would not conflict with applicable regulations governing scenic quality, including those contained in the LAMC, General Plan Framework Element, Community Plan, and Citywide Design Guidelines. Therefore, impacts would be less than significant. ***Furthermore, PRC Section 21099, enacted by Senate Bill 743, provides that "aesthetic and parking impacts of a residential, mixed-use residential, or employment center project on an infill site within a transit priority area shall not be considered significant impacts on the environment." Therefore, Project impacts related to scenic quality would not be significant.***

d. Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?

Less Than Significant Impact. A significant impact may occur if the development introduces new sources of light or glare on or from a project site which adversely affect day or nighttime views in the area.

Construction

Construction could include nighttime activities involving the use of on-site lighting during demolition, excavation, framing, and building construction. Lighting would include floodlights focused on the work area that would be shielded to focus the light on-site and preclude light trespass onto nearby properties. The principal effect of nighttime construction lighting would be

to increase the overall ambient glow emanating from the Project Site. Per the requirements of the LAMC, construction hours would be limited to 7:00 AM to 9:00 PM Monday through Friday, and 8:00 AM to 6:00 PM on Saturday. As such, Project construction lighting would not result in substantial changes to existing artificial light conditions or interfere with off-site activities. Therefore, less than significant impacts would occur related to construction lighting.

Operation

Light

The Project is located in a well-lit area of the City where there are moderate to high levels of ambient nighttime lighting, including street lighting, vehicle headlights, architectural and security lighting, and indoor building illumination (light emanating from structures which passes through windows), all of which are common to densely populated areas. Sepulveda Boulevard is a major thoroughfare with six lanes of traffic and includes lighted streets along its length in this area. Columbus Avenue is a thoroughfare with two lanes and includes lighted streets along its length in this area.

The streets in these areas are lit using city standard streetlights. The Project Site is located within an urban environment, thus, light emanating from any one source contributes to the overall lighting impacts rather than being solely responsible for lighting impacts on a particular use. As land uses surrounding the Project Site are already lit from existing development in the area, any additional amount of new light sources must be noticeably visible to light-sensitive uses to have any notable effect.

The Project would increase lighting effects compared to the existing vacant Project Site. There are several sensitive use receptors near the Project Site that could be susceptible to light impacts created by the Project. Sensitive uses are defined by Los Angeles Municipal Code Chapter IX, Article 3, Section 93.0117 as any exterior glazed window or sliding glass door on any other property containing a residential unit or units, elevated habitable porch, deck, or balcony on any other property containing a residential unit or units, or any ground surface intended for uses such as recreation, barbecue, or lawn areas on any other property containing a residential unit or units.

The light-sensitive uses in the vicinity include the three-story multi-family residential development, Midvale Village, located across Sepulveda Boulevard, the Beverly Manor Convalescent Center, located directly south of the Project Site, and the single-family residential uses located along Columbus Avenue, southeast of the Project Site.

The Project is designed with windows and residential lighting. The exterior lighting would include soffit downlights in the ground floor covered area, as well as low-level landscape lighting and limited façade up-lighting to highlight key architectural features. All exterior lighting would meet all applicable LAMC standards and be shielded or directed toward the areas to be illuminated. With compliance with all applicable LAMC standards, exterior lighting on the Project Site would not illuminate adjacent properties.

The Project would include building address signage. Project signage would be illuminated by means of low-level external lighting, internal halo lighting, or ambient light. The Project would not include electronic signage or signs with flashing, mechanical, or strobe lights. In accordance with LAMC Section 14.4.4-E, illumination used for Project signage would be limited to a light intensity of 3-foot candles above ambient lighting, as measured at the property line of the nearest residentially zoned property.

It is anticipated that the amount of light emanating from the Project would represent an increase over current light levels. However, with compliance with all applicable LAMC standards, exterior lighting on the Project Site would not illuminate adjacent properties, nor would they represent a substantial change in the lighting environment of the Project Site and surrounding area. As such, Project lighting would not result in substantial changes to existing artificial light conditions and would not interfere with off-site activities. Therefore, impacts related to Project interior and exterior light sources would be less than significant.

Glare

The Project would incorporate both solid and glass surfaces. The Project building would be prohibited from the using highly reflective building materials such as mirrored glass on exterior façades. Examples of commonly used non-reflective building materials include cement, plaster, concrete, metal, and non-mirrored glass, and would likely include additional materials as technology advances in the future. As such, the Project would not include elements that incorporate substantial amounts of reflective building materials in areas that are highly visible to off-site glare-sensitive uses. Exterior building materials would use various non-reflective material designed to minimize the transmission of glare from building. Therefore, impacts related to daytime glare would be less than significant.

The Project would adhere to existing regulatory requirements regarding light and glare, including those contained in the LAMC, the City's Green Building Code, and CALGreen (e.g., LAMC Section 93.0117(b), LAMC Section 99.05.106.8, CALGreen Section 5.106.8). ***Thus, based on the above, construction and operation of the Project would not create a new source of substantial light or glare that would adversely affect day or nighttime views in the area, and impacts would be less than significant. Furthermore, PRC Section 21099, enacted by Senate Bill 743, provides that "aesthetic and parking impacts of a residential, mixed-use residential, or employment center project on an infill site within a transit priority area shall not be considered significant impacts on the environment."***

Cumulative Impacts

Less Than Significant Impact. The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the aesthetics analysis above.

The nearest related project to the Project Site is No. 18, located at 6705 N. Sepulveda Boulevard, which is comprised of 30 multi-family residential units (see Figure 3.8, *Related Projects Location*

Map). This project is directly west of the Project and is currently under construction and is almost complete. The other 20 Related Projects in the vicinity are visually obstructed from the Project Site by existing built environment and are not located within the same viewshed as the Project Site. Therefore, the Related Projects would not combine with the Project to result in a cumulative aesthetic impact.

The Related Projects are reasonably anticipated to include landscape, lighting, building materials, and signage that would be visually compatible with the surrounding neighborhood, based on City requirements. As discussed above, the Project would result in less than significant impacts to aesthetics and would improve the existing visual character and quality of the Project Site. ***Furthermore, PRC Section 21099, enacted by Senate Bill 743, provides that "aesthetic and parking impacts of a residential, mixed-use residential, or employment center project on an infill site within a transit priority area shall not be considered significant impacts on the environment." Therefore, the Project's contribution to cumulative impacts regarding aesthetics would not be cumulatively considerable and cumulative impacts would be less than significant***.

II. AGRICULTURE AND FORESTRY RESOURCES

In determining whether impacts to agricultural resources are significant environmental effects, lead agencies may refer to the California Agricultural Land Evaluation and Site Assessment Model (1997) prepared by the California Department of Conservation as an optional model to use in assessing impacts on agriculture and farmland. In determining whether impacts to forest resources, including timberland, are significant environmental effects, lead agencies may refer to information compiled by the California Department of Forestry and Fire Protection regarding the state's inventory of forest land, including the Forest and Range Assessment Project and the Forest Legacy Assessment Project; and forest carbon measurement methodology provided in Forest Protocols adopted by the California Air Resources Board.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	☐	☐	☐	☒
b. Conflict with existing zoning for agricultural use, or a Williamson Act contract?	☐	☐	☐	☒

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
c. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g))?	☐	☐	☐	☒
d. Result in the loss of forest land or conversion of forest land to non-forest use?	☐	☐	☐	☒
e. Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland, to non-agricultural use or conversion of forest land to non-forest use?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM AG-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to address potential adverse effects on agricultural resources, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Require project sponsors to mitigate for loss of farmland by providing permanent protection of in-kind farmland in the form of easements, fees, or elimination of development rights/potential.

b) Project relocation or corridor realignment to avoid Prime Farmland, Unique Farmland, or Farmland of Local or Statewide Importance.

c) Maintain and expand agricultural land protections such as urban growth boundaries.

d) Provide for mitigation fees to support a mitigation bank[18] that invests in farmer education, agricultural infrastructure, water supply, marketing, etc. that enhance the commercial viability of retained agricultural lands.

[18] The California Department of Fish and Wildlife provides a definition for conservation or mitigation banks, https://www.wildlife.ca.gov/Conservation/Planning/Banking. Accessed October 2022.

e) Minimize severance and fragmentation of agricultural land by constructing underpasses and overpasses at reasonable intervals to provide property access.

f) Use berms, buffer zones, setbacks, and fencing to reduce conflicts between new development and farming uses and protect the functions of farmland.

Applicability to the Project

As analyzed below, the Project would not convert farmland to a non-agricultural use, and therefore, PMM AG-1 is not applicable to the Project.

PMM AG-2: Project level mitigation measures can and should be considered by Lead Agencies as applicable and feasible. Measures to reduce substantial adverse effects on Williamson Act contracts to the maximum extent practicable, as determined appropriate by each Lead Agency, may include the following, or other comparable measures:

a) Project relocation or corridor realignment to avoid lands in Williamson Act contracts.

b) Establish conservation easements consistent with the recommendations of the Department of Conservation, or 20-year Farmland Security Zone contracts (Government Code Section 51296 et seq.), 10-year Williamson Act contracts (Government Code Section 51200 et seq.), or use of other conservation tools available from the California Department of Conservation Division of Land Resource Protection.

Applicability to the Project

The Project Site is not zoned for agricultural production, there is no farmland on the Project Site, and there are no Williamson Act Contracts in effect for the Project Site. Thus, PMM AG-2 is not applicable to the Project.

PMM AG-3: Project level mitigation measures can and should be considered by Lead Agencies as applicable and feasible. Measures to reduce substantial adverse effects, through the conversion of Farmland to maximum extent practicable, as determined appropriate by each Lead Agency, may include the following, or other comparable measures:

a) Minimize construction related impacts to agricultural and forestry resources by locating materials and stationary equipment in such a way as to prevent conflict with agriculture and forestry resources.

Applicability to the Project

The Project Site does not contain forest land or timberland and therefore, PMM AG-3 is not applicable to the Project.

PMM AG-4: Project level mitigation measures can and should be considered by Lead Agencies as applicable and feasible. Measures to reduce substantial adverse effects, through the conversion of Farmland, to the maximum extent practicable, as determined appropriate by each Lead Agency, may include the following, or other comparable measures:

a) Design proposed projects to minimize, to the greatest extent feasible, the loss of the highest valued agricultural land.

b) Redesign project features to minimize fragmenting or isolating Farmland. Where a project involves acquiring land or easements, ensure that the remaining non-project area is of a size sufficient to allow economically viable farming operations. The project proponents shall be responsible for acquiring easements, making lot line adjustments, and merging affected land parcels into units suitable for continued commercial agricultural management.

c) Reconnect utilities or infrastructure that serve agricultural uses if these are disturbed by project construction. If a project temporarily or permanently cuts off roadway access or removes utility lines, irrigation features, or other infrastructure, the project proponents shall be responsible for restoring access as necessary to ensure that economically viable farming operations are not interrupted.

Applicability to the Project

The Project Site is not zoned for agricultural uses and there is no farmland on the Project Site. Thus, PMM AG-4 is not applicable to the Project.

PMM AG-5: Project level mitigation measures can and should be considered by Lead Agencies as applicable and feasible. Measures to reduce substantial adverse effects, through the conversion of Farmland, to the maximum extent practicable, as determined appropriate by each Lead Agency, may include the following, or other comparable measures:

a) Manage project operations to minimize the introduction of invasive species or weeds that may affect agricultural production on adjacent agricultural land. Where a project has the potential to introduce sensitive species or habitats or have other spill-over effects on nearby agricultural lands, the project proponents shall be responsible for

acquiring easements on nearby agricultural land and/or financially compensating for indirect effects on nearby agricultural land. Easements (e.g., flowage easements) shall be required for temporary or intermittent interruption in farming activities (e.g., because of seasonal flooding or groundwater seepage). Acquisition or compensation would be required for permanent or significant loss of economically viable operations.

Applicability to the Project

The Project Site is not zoned for agricultural uses and is not located adjacent to agricultural uses. Thus, PMM AG-5 is not applicable to the Project.

Impact Analysis

a. Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?

No Impact. A significant impact may occur if a project were to result in the conversion of Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland) to non-agricultural use. The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half and is located in a developed area of the City. According to the State Farmland Mapping and Monitoring Program's most recent Farmland mapping data for Los Angeles County, neither the Project Site nor the surrounding area are designated as Prime Farmland, Unique Farmland, or Farmland of Statewide Importance.[19] Thus, the Project would not result in the loss of State-designated Farmland. ***Therefore, the Project would not convert farmland to a non-agricultural use and no impacts would occur***.

b. Conflict with existing zoning for agricultural use, or a Williamson Act contract?

No Impact. A significant impact may occur if a project were to result in the conversion of land zoned for agricultural use or under a Williamson Act contract from agricultural use to another non-agricultural use. The Project Site is zoned [Q]R4-1-RIO and has a General Plan land use designation of General Commercial. Thus, the Project Site is not zoned for agricultural use, nor are there any agricultural uses currently occurring at the Project Site or within the surrounding area. The Site is located within an Urban Agriculture Incentive Zone; however, the Project does not involve a contract to use vacant property for agricultural purposes in exchange for reduced property taxes. Additionally, according to the State's most recent Williamson Act land data, neither the Project Site nor surrounding area are under a Williamson Act contract. ***Therefore, the Project would not conflict with any existing zoning for agricultural uses or a Williamson Act Contract and no impact would occur.***

[19] State of California Department of Conservation, Division of Land Resource Protection, Farmland Mapping and Monitoring Program, Los Angeles County Important Farmland 2016, published 2018.

c. Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104(g))?

No Impact. A significant impact may occur if a project results in the conversion of farmland to another, non-agricultural use, and/or if a project results in the conversion of forest land to another, non-forest use. There are no forest or timberland resources on this fully developed site that is in an urbanized part of the City.

In the City, forest land is a permitted use in areas zoned OS (Open Space); however, the City does not have specific zoning for timberland or timberland production. The Project Site is zoned [Q]R4-1-RIO and has a General Plan land use designation of General Commercial. The Project Site is not zoned for forest land, timberland, or timberland production land uses. ***Thus, the Project would not conflict with existing zoning for, or cause rezoning of, forest land or timberland as defined by Public Resources Code section 12220(g), Public Resources Code section 4526, and Government Code section 51104(g) and no impact would occur.***

d. Result in the loss of forest land or conversion of forest land to non-forest use?

No Impact. A significant impact may occur if a project results in the conversion of forest land to another, non-forest use. The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half and is located in a developed area of the City. No forest land exists on or in the vicinity of the Project Site, and Project implementation would not result in the loss or conversion of forest land. ***Therefore, the Project would not result in the loss of forest land or conversion of forest land to non-forest use and no impact would occur***.

e. Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use?

No Impact. A significant impact may occur if a project results in the conversion of farmland to another, non-agricultural use, and/or if a project results in the conversion of forest land to another, non-forest use. The Project Site is previously developed and located in an urbanized area of the City. No agricultural uses, designated Farmland, or forest land uses occur at the Project Site or within the surrounding area. As such, implementation of the Project would not result in the conversion of existing Farmland, agricultural uses, or forest land on- or off-site. ***Therefore, the Project would not result in the conversion of farmland to non-agricultural use or forest land use and no impact would occur***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the analysis above. The cumulative impacts study area for agriculture and forestry resources is the

extent of the Related Projects (see Figure 3.8, *Related Projects Location Map*). The Project Site and Related Projects are located in a developed area of the City, and none of these respective sites contain State-designated farmland.[20] Neither the Project Site nor the Related Projects are located on land currently used as agriculture or forest land, or on land zoned for agricultural uses or forest land, timberland, or Timberland Production. Thus, neither the Project nor the Related Projects would result in the conversion of existing agricultural uses or zoning to a non-agricultural use, nor result in the loss of forest land, timberland, Timberland Production or zoning, or the conversion of forest land to non-forest use. ***Therefore, the Project's contribution to cumulative impacts regarding agricultural resources would not be cumulatively considerable and no cumulative impacts would occur***.

III. AIR QUALITY

Where available, the significance criteria established by the South Coast Air Quality Management District (SCAQMD) may be relied upon to make the following determinations.

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Conflict with or obstruct implementation of the applicable air quality plan?	☐	☐	☒	☐
b. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?	☐	☐	☒	☐
c. Expose sensitive receptors to substantial pollutant concentrations?	☐	☐	☒	☐
d. Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM AQ-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to violating air quality standards. Such measures may include the following or other comparable measures identified by the

[20] State of California Department of Conservation, Division of Land Resource Protection, Farmland Mapping and Monitoring Program, Los Angeles County Important Farmland 2012, published January 2015.

Lead Agency:

a) Minimize land disturbance.

b) Suspend grading and earth moving when wind gusts exceed 25 miles per hour unless the soil is wet enough to prevent dust plumes.

c) Cover trucks when hauling dirt.

d) Stabilize the surface of dirt piles if not removed immediately.

e) Limit vehicular paths on unpaved surfaces and stabilize any temporary roads

f) Minimize unnecessary vehicular and machinery activities.

g) Sweep paved streets at least once per day where there is evidence of dirt that has been carried on to the roadway.

h) Revegetate disturbed land, including vehicular paths created during construction to avoid future off-road vehicular activities.

i) On Caltrans projects, Caltrans Standard Specifications 10—Dust Control, 17—Watering, and 18—Dust Palliative shall be incorporated into project specifications.

j) Require contractors to assemble a comprehensive inventory list (i.e., make, model, engine year, horsepower, emission rates) of all heavy-duty off-road (portable and mobile) equipment (50 horsepower and greater) that could be used an aggregate of 40 or more hours for the construction project. Prepare a plan for approval by the applicable air district demonstrating achievement of the applicable percent reduction for a CARB-approved fleet. Daily logging of the operating hours of the equipment should also be required.

k) Ensure that all construction equipment is properly tuned and maintained.

l) Minimize idling time to 5 minutes or beyond regulatory requirements—saves fuel and reduces emissions.

m) Provide an operational water truck on-site at all times. Use watering trucks to minimize dust; watering should be sufficient to confine dust plumes to the project work areas. Sweep paved streets at least once per day where there is evidence of dirt that has been carried on to the

roadway.

n) Utilize existing power sources (e.g., power poles) or clean fuel generators rather than temporary power generators.

o) Develop a traffic plan to minimize community impacts as a result of traffic flow interference from construction activities. The plan may include advance public notice of routing, use of public transportation, and satellite parking areas with a shuttle service. Schedule operations affecting traffic for off-peak hours. Minimize obstruction of through-traffic lanes. Provide a flag person to guide traffic properly and ensure safety at construction sites. Project sponsors should consider developing a goal for the minimization of community impacts.

p) As appropriate require that portable engines and portable engine-driven equipment units used at the project work site, with the exception of on-road and off-road motor vehicles, obtain CARB Portable Equipment Registration with the state or a local district permit. Arrange appropriate consultations with the CARB or the District to determine registration and permitting requirements prior to equipment operation at the site.

q) Require projects to use Tier 4 Final equipment or better for all engines above 50 horsepower (hp). In the event that construction equipment cannot meet to Tier 4 Final engine certification, the Project representative or contractor must demonstrate through future study with written findings supported by substantial evidence that is approved by SCAG before using other technologies/strategies. Alternative applicable strategies may include, but would not be limited to, construction equipment with Tier 4 Interim or reduction in the number and/or horsepower rating of construction equipment and/or limiting the number of construction equipment operating at the same time. All equipment must be tuned and maintained in compliance with the manufacturer's recommended maintenance schedule and specifications. All maintenance records for each equipment and their contractor(s) should make available for inspection and remain on-site for a period of at least two years from completion of construction, unless the individual project can demonstrate that Tier 4 engines would not be required to mitigate emissions below significance thresholds. Project sponsors should also consider including ZE/ZNE technologies where appropriate and feasible.

r) Projects located within the South Coast Air Basin should consider applying for South Coast AQMD "SOON" funds which provides funds

to applicable fleets for the purchase of commercially available low-emission heavy-duty engines to achieve near-term reduction of NOx emissions from in-use off-road diesel vehicles.

s) Projects located within AB 617 communities should review the applicable Community Emissions Reduction Plan (CERP) for additional mitigation that can be applied to individual projects.

t) Where applicable, projects should provide information about air quality related programs to schools, including the Environmental Justice Community Partnerships (EJCP), Clean Air Ranger Education (CARE), and Why Air Quality Matters programs.

u) Projects should work with local cities and counties to install adequate signage that prohibits truck idling in certain locations (e.g., near schools and sensitive receptors).

v) As applicable for airport projects, the following measures should be considered:

    a. Considering operational improvements to reduce taxi time and auxiliary power unit usage, where feasible. Additionally, consider single engine taxing, if feasible as allowed per Federal Aviation Administration guidelines.

    b. Set goals to achieve a reduction in emissions from aircraft operations over the lifetime of the proposed project.

    c. Require the use of ground service equipment (GSE) that can operate on battery-power. If electric equipment cannot be obtained, require the use of alternative fuel, the cleanest gasoline equipment, or Tier 4, at a minimum.

w) As applicable for port projects, the following measures should be considered:

    a. Develop specific timelines for transitioning to zero emission cargo handling equipment (CHE).

    b. Develop interim performance standards with a minimum amount of CHE replacement each year to ensure adequate progress.

    c. Use short side electric power for ships, which may include tugboats and other ocean-going vessels or develop incentives to gradually ramp up the usage of shore power.

d. Install the appropriate infrastructure to provide shore power to operate the ships. Electrical hookups should be appropriately sized.

e. Maximize participation in the Port of Los Angeles' Vessel Speed Reduction Program or the Port of Long Beach's Green Flag Initiation Program in order to reduce the speed of vessel transiting within 40 nautical miles of Point Fermin.

f. Encourage the participation in the Green Ship Incentives.

g. Offer incentives to encourage the use of on-dock rail.

x) As applicable for rail projects, the following measures should be considered:

a. Provide the highest incentives for electric locomotives and then locomotives that meet Tier 5 emission standards with a floor on the incentives for locomotives that meet Tier 4 emission standards.

y) Projects that will introduce sensitive receptors within 500 feet of freeways and other sources should consider installing high efficiency of enhanced filtration units, such as Minimum Efficiency Reporting Value (MERV) 13 or better. Installation of enhanced filtration units can be verified during occupancy inspection prior to the issuance of an occupancy permit.

z) Develop an ongoing monitoring, inspection, and maintenance program for the MERV filters.

a. Disclose potential health impacts to prospective sensitive receptors from living in close proximity to freeways or other sources of air pollution and the reduced effectiveness of air filtration systems when windows are open or residents are outside.

b. Identify the responsible implementing and enforcement agency to ensure that enhanced filtration units are installed on-site before a permit of occupancy is issued.

c. Disclose the potential increase in energy costs for running the HVAC system to prospective residents.

d. Provide information to residents on where MERV filters can be purchased.

e. Provide recommended schedule (e.g., every year or every six

months) for replacing the enhanced filtration units.

f. Identify the responsible entity such as future residents themselves, Homeowner's Association, or property managers for ensuring enhanced filtration units are replaced on time.

g. Identify, provide, and disclose ongoing cost-sharing strategies, if any, for replacing the enhanced filtration units.

h. Set criteria for assessing progress in installing and replacing the enhanced filtration units; and

i. Develop a process for evaluating the effectiveness of the enhanced filtration units.

    aa) Consult the SCAG Environmental Justice Toolbox for potential measures to address impacts to low-income and/or minority communities

    bb) The following criteria related to diesel emissions shall be implemented on by individual project sponsor as appropriate and feasible:

        – Diesel nonroad vehicles on site for more than 10 total days shall have either (1) engines that meet EPA on road emissions standards or (2) emission control technology verified by EPA or CARB to reduce PM emissions by a minimum of 85%.

        – Diesel generators on site for more than 10 total days shall be equipped with emission control technology verified by EPA or CARB to reduce PM emissions by a minimum of 85% diesel engines on site shall be Tier 2 or higher.

        – Diesel nonroad construction equipment on site for more than 10 total days shall have either (1) engines meeting EPA Tier 4 nonroad emissions standards or (2) emission control technology verified by EPA or CARB for use with nonroad engines to reduce PM emissions by a minimum of 85%for engines for 50 hp and greater and by a minimum of 20% for engines less than 50 hp.

        – Emission control technology shall be operated, maintained, and serviced as recommended by the

emission control technology manufacturer.

- Diesel vehicles, construction equipment, and generators on site shall be fueled with ultra-low sulfur diesel fuel (ULSD) or a biodiesel blend approved by the original engine manufacturer with sulfur content of 15 ppm or less

- The construction contractor shall maintain a list of all diesel vehicles, construction equipment, and generators to be used on site. The list shall include the following:

    i. Contractor and subcontractor name and address, plus contact person responsible for the vehicles or equipment.

    ii. Equipment type, equipment manufacturer, equipment serial number, engine manufacturer, engine model year, engine certification (Tier rating), horsepower, engine serial number, and expected fuel usage and hours of operation.

    iii. For the emission control technology installed: technology type, serial number, make, model, manufacturer, EPA/CARB verification number/level, and installation date and hour-meter reading on installation date.

- The contractor shall establish generator sites and truck-staging zones for vehicles waiting to load or unload material on site. Such zones shall be located where diesel emissions have the least impact on abutters, the general public, and especially sensitive receptors such as hospitals, schools, daycare facilities, elderly housing, and convalescent facilities.

- The contractor shall maintain a monthly report that, for each on road diesel vehicle, nonroad construction equipment, or generator on-site, includes:

    i. Hour-meter readings on arrival on-site, the first and last day of every month, and on off-site date.

    ii. Any problems with the equipment or emission controls.

iii. Certified copies of fuel deliveries for the time period that identify:

1. Source of supply

2. Quantity of fuel

3. Quantity of fuel, including sulfur content (percent by weight)

cc) Project should exceed Title-24 Building Envelope Energy Efficiency Standards (California Building Standards Code). The following measures can be used to increase energy efficiency:

– Install programmable thermostat timers

– Obtain Third-party HVAC commissioning and verification of energy savings (to be grouped with exceedance of Title 24).

– Install energy efficient appliances (Typical reductions for energy-efficient appliances can be found in the Energy Star and Other Climate Protection Partnerships Annual Reports.)

– Install higher efficacy public street and area lighting

– Limit outdoor lighting requirements

– Replace traffic lights with LED traffic lights

– Establish on-site renewable or carbon neutral energy systems—generic, solar power and wind power

– Utilize a combined heat and power system

– Establish methane recovery in Landfills and Wastewater Treatment Plants.

– Locate project near bike path/bike lane

– Provide pedestrian network improvements, such as interconnected street network, narrower roadways and shorter block lengths, sidewalks, accessibility to transit and transit shelters, traffic calming measures, parks and

public spaces, minimize pedestrian barriers.

- Provide traffic calming measures, such as:
    i. Marked crosswalks
    ii. Count-down signal timers
    iii. Curb extensions
    iv. Speed tables
    v. Raised crosswalks
    vi. Raised intersections
    vii. Median islands
    viii. Tight corner radii
    ix. Roundabouts or mini-circles
    x. On-street parking
    xi. Chicanes/chokers
- Create urban non-motorized zones
- Provide bike parking in non-residential and multi-unit residential projects
- Dedicate land for bike trails
- Limit parking supply through:
    i. Elimination (or reduction) of minimum parking requirements
    ii. Creation of maximum parking requirements
    iii. Provision of shared parking
- Require residential area parking permit.
- Provide ride-sharing programs
    i. Designate a certain percentage of parking spacing

for ride sharing vehicles

ii. Designating adequate passenger loading and unloading and waiting areas for ride-sharing vehicles

iii. Providing a web site or messaging board for coordinating rides

iv. Permanent transportation management association membership and finding requirement.

Applicability to the Project

The measures included in PMM AQ-1 are not applicable to the Project. As shown below, none of the Project's emissions exceed SCAQMD thresholds and existing regulatory measures that would apply to the Project, including those identified by the California Air Resources Board (CARB) and SCAG to facilitate consistency with applicable air quality plans, as discussed below, are equal to or more effective than the measures of PMM AQ-1.

Impact Analysis

a. Conflict with or obstruct implementation of the applicable air quality plan?

Less than Significant Impact. A significant air quality impact may occur if a project is not consistent with the applicable Air Quality Management Plan (AQMP) or would in some way represent a substantial hindrance to employing the policies or obtaining the goals of that plan.

The South Coast Air Quality Management District (SCAQMD) is required, pursuant to the Clean Air Act (CAA), to reduce emissions of criteria pollutants for which the Air Basin is in non-attainment of the National Ambient Air Quality Standard (NAAQS) (e.g., ozone, particulate matter ($PM_{2.5}$), and PM_{10}). The SCAQMD's 2016 AQMP contains a comprehensive list of pollution control strategies directed at reducing emissions and achieving five NAAQS related to these pollutants, including transportation control strategies from Southern California Association of Governments' (SCAG's) 2020 Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS) designed to focus growth near High Quality Transit Areas (HQTAs) and to reduce vehicle miles traveled (VMT).

SCAG is the regional planning agency for Los Angeles, Orange, Ventura, Riverside, San Bernardino, and Imperial Counties, and addresses regional issues relating to transportation, the economy, community development and the environment. SCAG coordinates with various air quality and transportation stakeholders in Southern California to ensure compliance with the federal and State air quality requirements, including the Transportation Conformity Rule and other applicable federal, State, and air district laws and regulations. As the federally designated Metropolitan Planning Organization (MPO) for the six-county Southern California region, SCAG is required by law to ensure that transportation activities "conform" to, and are supportive of, the

goals of regional and state air quality plans to attain the NAAQS. In addition, SCAG is a co-producer, with SCAQMD, of the transportation strategy and transportation control measure sections of the AQMP for the Air Basin.

On September 3, 2020, SCAG's Regional Council adopted the 2020-2045 RTP/SCS. The 2020-2045 RTP/SCS was determined to conform to the federally-mandated state implementation plan (SIP), for the attainment and maintenance of NAAQS standards. The California Air Resources Board (CARB) is the lead agency for climate change programs and oversees all air pollution control efforts in California to attain and maintain health-based air quality standards. On October 30, 2020, CARB also accepted SCAG's determination that the SCS met the applicable State greenhouse gas emissions targets. The 2020-2045 RTP/SCS was incorporated into the 2022 AQMP. Therefore, this analysis considers the Project's consistency with the 2022 AQMP.

Every three (3) years the SCAQMD prepares a new AQMP, updating the previous plan and having a 20-year horizon. In May 2022, the SCAQMD completed the 2022 Draft AQMP. The 2022 Draft AQMP is focused on attaining the 2015 8-hour ozone standard (70 ppb) for the South Coast Air Basin and Coachella Valley. The Draft 2022 AQMP builds upon measures already in place from previous AQMPs. It also includes a variety of additional strategies such as regulation, accelerated deployment of available cleaner technologies (e.g., zero emission technologies, when cost-effective and feasible, and low NOx technologies in other applications), best management practices, co-benefits from existing programs (e.g., climate and energy efficiency), incentives, and other CAA measures to achieve the 2015 8-hour ozone standard. The 2022 AQMP was adopted December 2, 2022, by SCAQMD Governing Board. The 2022 AQMP strategy includes the following:[21]

- Wide adoption of zero emissions technologies anywhere available.
- Low NOx technologies where zero emissions aren't feasible.
- Federal Action.
- Zero emissions technologies for residential and industrial sources such as water and space heaters in buildings and homes regionwide.
- Incentive funding in environmental justice areas.
- Prioritize benefits on the most disadvantaged communities.

The 2022 AQMP was approved and adopted by CARB on January 26, 2023.The 2022 AQMP was prepared to accommodate growth, to reduce the high levels of pollutants within the areas under the jurisdiction of SCAQMD, to return clean air to the region, and to minimize the impact of pollution control on the economy. Projects that are considered to be consistent with the AQMP would not interfere with attainment of the AQMP's goals. Therefore, projects, uses, and activities

[21] SCAQMD 2022 AQMP Infographic. http://www.aqmd.gov/home/air-quality/clean-air-plans/air-quality-mgt-plan/2022-aqmp-infographic. Accessed: April 2023.

that are consistent with the applicable assumptions used in the development of the AQMP would not jeopardize attainment of the air quality levels identified in the AQMP. The Project will not result in an increase in the frequency or severity of existing air quality violations or cause or contribute to new violations, or delay the timely attainment of air quality standards or the interim emissions reductions specified in the AQMP.

Consistency with the AQMP assumptions is determined by performing an analysis of the Project with the assumptions in the AQMP. The emphasis of this criterion is to ensure that the analyses conducted for the Project are based on the same forecasts as the AQMP.

As discussed earlier, the 2022 AQMP's projections for achieving state and federal air quality goals are based on population, housing, and employment trend assumptions in the 2020-2045 RTP/SCS that are themselves largely based on growth forecasts from local governments like the City. Thus, a project is consistent with the 2022 AQMP, in part, if the project is consistent with the population, housing, and employment assumptions and smart growth policies that were used in the formation of the AQMP. The Project's development would not exceed the growth assumptions of the 2020-2045 RTP/SCS. The Project Site is designated "General Commercial" by the General Plan and zoned R4-1-RIO, which permits the site's proposed land use with state-mandate density bonuses. As such, 2020-2045 RTP/SCS assumptions about population and employment growth in the City accommodate the Project's land use on this site.

The 2020-2045 RTP/SCS presumes an increase in multi-family housing built in infill locations near bus corridors and other transit infrastructure, in some cases even outpacing what is currently anticipated by local general plans. Development of the Project would be consistent with this land use pattern and smart growth policies to increase housing density within HQTAs given that the Project Site is located within a Transit Priority Area and an HQTA. The Project would contribute to the 2020-2045 RTP/SCS's goal of encouraging growth of walkable and mixed-use communities with ready access to transit infrastructure. By developing dense residential housing in close proximity to transit, the Project would contribute directly to the goals of the 2020-2045 RTP/SCS. Therefore, the Project would be consistent with the 2020-2045 RTP/SCS and, by extension, the 2022 AQMP.

The Project would include up to 405 multi-family residential units, which could generate approximately 984 residents. According to SCAG data, the City of Los Angeles subregion had a total population of 3,933,800 persons in 2016. Extrapolations of SCAG projections estimate that the subregional population is expected to increase by 288,790 between 2016 and 2026, and by 548,710 persons between 2026 and 2045. The addition of these new residents would be within the SCAG growth projection, representing approximately 0.34 percent of the Citywide total growth for the period of 2016 to 2026, and approximately 0.18 percent of the Citywide total growth for the period of 2026 to 2045. This increase would not be considered a substantial increase for the area and is within the anticipated SCAG forecast for population. Therefore, the Project's residents would be well within SCAG's population projection for the City of Los Angeles Subregion. The Project's estimated employment growth projections would not conflict with SCAG's future growth projections for the City of Los Angeles.

The Project would support fewer vehicle trips by locating 405 new housing units (and approximately 984 new residents) in a neighborhood that is served by several Metro bus lines, which run bus lines along Sepulveda Boulevard and Vanowen Street. The Project Site is also located within one-mile of the Sepulveda Metro G Line (Orange) Station. SCAG's 2020-2045 RTP/SCS land use goals and policies focus on the reduction of vehicle trips and VMT. Per the City's Traffic Assessment Guidelines (TAG), projects that are consistent with the RTP/SCS plan in terms of development location and density are part of the regional solution for meeting air pollution and greenhouse gases (GHG) goals. Projects that have less than a significant VMT impact are deemed to be consistent with the SCAG's 2020-2045 RTP/SCS and would have a less-than-significant cumulative impact on VMT. As a project design feature (see TR-PDF-1, in Section XVII Transportation), the Project proposes to reduce parking and provide a sufficient number of bicycle parking to meet City of Los Angeles bicycle parking requirements per LAMC Section 12.21 A.16 with 18 short-term bicycle parking spaces, 176 long-term bicycles spaces. With the project design of reduced parking through permissible reductions and bicycle parking per LAMC, the household VMT per capita is 7.3, which does not exceed the VMT threshold and would be a less than significant VMT impact.

In conclusion, the Project is an infill development near transit within an existing urbanized area that would provide 405 dwelling units, including 41 affordable housing units, within a Transit Priority Area (TPA), thus reducing VMT. The Project would not have a significant long-term impact on the region's ability to meet State and federal air quality standards. As discussed above, the Project would be consistent with the growth assumptions, goals, and policies of the AQMP and, therefore, would not conflict with or obstruct implementation of the SCAQMD's AQMP. ***Therefore, this impact would be less than significant and no mitigation measures are required*.**

b. Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?

Less than Significant Impact. A significant impact may occur if the project would add a considerable cumulative contribution to federal or State non-attainment pollutants.

The Project has been evaluated to determine if it will violate an air quality standard or contribute to an existing or projected air quality violation. Additionally, the Project has been evaluated to determine if it will result in a cumulatively considerable net increase of a criteria pollutant for which the South Coast Air Basin (SCAB) is non-attainment under an applicable federal or State ambient air quality standard. The significance of these potential impacts is described below.

Standards of Significance

The SCAQMD has developed significance thresholds for regulated pollutants, as summarized in Table 5.2, *SCAQMD Air Quality Significance Thresholds*. The SCAQMD's CEQA Air Quality Significance Thresholds (April 2019) indicate that any projects in the SCAB with daily emissions that exceed any of the indicated thresholds should be considered as having an individually and cumulatively significant air quality impact. It should be noted that the SCAQMD provides a

threshold for emissions of lead, however for purposes of this analysis no lead emissions are calculated as there are no substantive sources of lead emissions. Additionally, the air quality modeling program (discussed below) does not calculate any emissions of lead from typical construction or operational activities.

Construction Emissions

Emissions are estimated using the California Emissions Estimator Model (CalEEMod) (Version 2022.1) software, which is a statewide land use emissions computer model designed to provide a uniform platform for government agencies, land use planners, and environmental professionals to quantify potential criteria pollutant emissions from a variety of land use projects. CalEEMod was developed in collaboration with the air districts of California. Regional data (e.g., emission factors, trip lengths, meteorology, source inventory, etc.) have been provided by the various California air districts to account for local requirements and conditions. CalEEMod is considered to be an accurate and comprehensive tool for quantifying air quality impacts from land use projects throughout California and is recommended by the SCAQMD.[22]

Daily regional emissions during construction are forecasted by assuming a conservative estimate of construction activities (i.e., assuming all construction occurs at the earliest feasible date) and applying the mobile source and fugitive dust emissions factors. The input values used in this analysis were adjusted to be project-specific for the construction schedule and the equipment used was based on CalEEMod defaults. The program uses the Emission Factor (EMFAC2021) computer program to calculate the emission rates specific for Los Angeles County for construction-related employee vehicle trips and the Off Road (OFFROAD2017) computer program to calculate emission rates for heavy truck operations. EMFAC2021 and OFFROAD2017 are computer programs generated by CARB that calculates composite emission rates for vehicles. Emission rates are reported by the program in grams per trip and grams per mile or grams per running hour. Daily truck trips and CalEEMod default trip length data were used to assess roadway emissions from truck exhaust. The maximum daily emissions are estimated values for the worst-case day and do not represent the emissions that would occur for every day of Project construction. The maximum daily emissions are compared to the SCAQMD daily regional numeric indicators. Detailed construction equipment lists, construction scheduling, and emission calculations are available in the CalEEMod Output provided in Appendix C of this SCEA document.

[22] South Coast Air Quality Management District, California Emissions Estimator Model, website: http://www.aqmd.gov/caleemod/. Accessed December 2022.

Table 5.2
SCAQMD Air Quality Significance Thresholds

Mass Daily Thresholds [a]		
Pollutant	**Construction**	**Operation**
NO_x	100 pounds/day	55 pounds/day
VOC [b]	75 pounds/day	55 pounds/day
PM_{10}	150 pounds/day	150 pounds/day
$PM_{2.5}$	55 pounds/day	55 pounds/day
SO_x	150 pounds/day	150 pounds/day
CO	550 pounds/day	550 pounds/day
Lead	3 pounds/day	3 pounds/day
Toxic Air Contaminants and Odor Thresholds		
Toxic Air Contaminants (including carcinogens and non-carcinogens)	Maximum Incremental Cancer Risk ≥ 10 in 1 million Cancer Burden > 0.5 excess cancer cases (in areas ≥ 1 in 1 million) Hazard Index ≥ 1.0 (project increment)	
Odor	Project creates an odor nuisance pursuant to SCAQMD Rule 402	
GHG	10,000 MT/yr CO2eq for industrial facilities	
Ambient Air Quality for Criteria Pollutants [c]		
NO_2 1-hour average Annual arithmetic mean	SCAQMD is in attainment; project is significant if it causes or contributes to an exceedance of the following attainment standards: 0.18 ppm (state) 0.03 ppm (state) and 0.0534 ppm (federal)	
PM_{10} 24-hour average Annual average	 10.4 µg/m^3 (construction) [d] & 2.5 µg/m^3 (operation) 1.0 µg/m^3	
$PM_{2.5}$ 24-hour average	 10.4 µg/m^3 (construction)[d] & 2.5 µg/m^3 (operation)	
Sulfate 24-hour average	 25 µg/m^3 (state)	
CO 1-hour average 8-hour average	SCAQMD is in attainment; project is significant if it causes or contributes to an exceedance of the following attainment standards: 20 ppm (state) and 35 ppm (federal) 9.0 ppm (state/federal)	

Notes: ppm = parts per million by volume; µg/m^3 = micrograms per cubic meter

[a] *Source: SCAQMD CEQA Handbook (SCAQMD, 1993).*

[b] *The definition of volatile organic compounds (VOC) includes reactive organic gas (ROG) compounds and additional organic compounds not included in the definition of ROG. However, for the purposes of this evaluation, VOC and ROG will be considered synonymous.*

[c] *Ambient air quality thresholds for criteria pollutants based on SCAQMD Rule 1303, table A-2 unless otherwise stated.*

[d] *Ambient air quality threshold based on SCAQMD Rule 403.*

Source: SCAQMD CEQA Handbook (SCAQMD, 1993), SCAQMD Air Quality Significance Thresholds, website: http://aqmd.gov/docs/default-source/ceqa/handbook/scaqmd-air-quality-significance-thresholds.pdf?sfvrsn=2, revised April 2019 and accessed: December 2022.

Construction activities associated with the Project will result in emissions of VOCs, nitrogen oxide (NO_X), sulfur oxide (SO_X), carbon monoxide (CO), PM_{10}, and $PM_{2.5}$. Construction related emissions are expected from the following construction activities:

- Demolition
- Foundation/Excavation
- Building Construction

- Architectural Coating

Construction is expected to start no sooner than the third quarter of 2023 and take approximately 28 months. The construction schedule utilized in the analysis represents a "worst-case" analysis scenario even if construction was to occur any time after the respective dates since emission factors for construction decrease as time passes and the analysis year increases due to emission regulations becoming more stringent.[23] The construction activities for the Project are anticipated to include: demolition of an existing approximately 38,900 square-foot surface parking lot, excavation and foundation work, construction of an approximately 6-story building (313,236 square feet gross floor area) that includes: 405 apartments, 20,711 square feet of landscaping, and a 556-space (207,406 gross floor area), 3-level subterranean parking structure, and application of architectural coatings. The Project's footprint is 69,441 square feet. During foundation/excavation work, there would be approximately 77,277 cubic yards of export.

Dust is typically a major concern during demolition and excavation/grading activities. Because such emissions are not amenable to collection and discharge through a controlled source, they are called "fugitive emissions". Fugitive dust emissions rates vary as a function of many parameters (soil silt, soil moisture, wind speed, area disturbed, number of vehicles, depth of disturbance or excavation, etc.). CalEEMod was utilized to calculate fugitive dust emissions resulting from this phase of activity. The Project will be required to comply with existing SCAQMD rules for the reduction of fugitive dust emissions. SCAQMD Rule 403 establishes these procedures. Compliance with this rule is achieved through application of standard best management practices in construction and operation activities, such as application of water or chemical stabilizers to disturbed soils, managing haul road dust by application of water, covering haul vehicles, restricting vehicle speeds on unpaved roads to 15 mile per hour (mph), sweeping loose dirt from paved site access roadways, cessation of construction activity when winds exceed 25 mph and establishing a permanent, stabilizing ground cover on finished sites. In addition, projects that disturb 50 acres or more of soil or move 5,000 cubic yards of materials per day are required to submit a Fugitive Dust Control Plan or a Large Operation Notification Form to SCAQMD. Based on the size of the Project area (approximately 2.18 acres) a Fugitive Dust Control Plan or Large Operation Notification would not be required.

SCAQMD's Rule 403 minimum requirements require that the application of the best available dust control measures is used for all grading operations and include the application of water or other soil stabilizers in sufficient quantity to prevent the generation of visible dust plumes. Compliance with Rule 403 would require the use of water trucks during all phases where earth moving operations would occur and is incorporated into the emissions modeling for the Project.

Construction emissions for construction worker vehicles traveling to and from the Project Site, as well as vendor trips (construction materials delivered to the Project Site) were estimated based

[23] As shown in the California Emissions Estimator Model (CalEEMod) User's Guide Version 2020.4.0, Section 4.3.2 "Off-Road Equipment" as the analysis year increases, emission factors for the same equipment pieces decrease due to the natural turnover of older equipment being replaced by newer less polluting equipment and new regulatory requirements.

on CalEEMod. SCAQMD Rules that are currently applicable during construction activity for this Project include but are not limited to: Rule 1113 (Architectural Coatings) and Rule 403 (Fugitive Dust). Best Available Control Measures (BACMs) are considered standard regulatory requirements. As such, credit for Rule 403 and Rule 1113 have been taken.

The estimated maximum daily construction emissions are summarized in Table 5.3, *Construction-Related Regional Pollutant Emissions*. Detailed construction model outputs are presented in Appendix C to this SCEA.

Table 5.3
Construction-Related Regional Pollutant Emissions

Activity	Pollutant Emissions (pounds/day)					
	ROG	**NOx**	**CO**	**SO_2**	**PM_{10}**	**$PM_{2.5}$**
Maximum Daily Emissions[1,2]	37.0	25.6	46.6	0.05	7.07	2.55
SCAQMD Thresholds	75	100	550	150	150	55
Exceeds Thresholds?	**No**	**No**	**No**	**No**	**No**	**No**

[1] *Includes both on-site and off-site emissions. On-site emissions from equipment operated on-site that is not operated on public roads. Demolition and site preparation PM_{10} and $PM_{2.5}$ emissions include compliance with SCAQMD Rule 403.*
[2] *Construction and painting phases may overlap.*
Source: CalEEMod Version 2022.1. Output, available in Appendix C to this SCEA.

As shown in Table 5.3, emissions resulting from the Project construction would not exceed regional criteria pollutant thresholds established by the SCAQMD for emissions of any criteria pollutant. **Thus, a less than significant impact would occur for Project-related construction-source regional emissions and no mitigation measures are required**.

Operational Emissions

Operational activities associated with the Project will result in emissions of VOCs, NO_X, SO_X, CO, PM_{10}, and $PM_{2.5}$. Operational emissions would be expected from the following primary sources:

- Area Source Emissions
- Energy Source Emissions
- Mobile Source Emissions

Area Source Emissions

Architectural Coatings

Over a period of time the buildings that are part of this Project will be subject to emissions resulting from the evaporation of solvents contained in paints, varnishes, primers, and other surface coatings as part of Project maintenance. Rule 1113 (Architectural Coatings) limits paints applied to buildings to 50g/L VOC content.

Consumer Products

Consumer products include, but are not limited to detergents, cleaning compounds, polishes, personal care products, and lawn and garden products. Many of these products contain organic compounds which when released in the atmosphere can react to form ozone and other photochemically reactive pollutants.

Fireplaces

The Project is not proposing to install any fireplaces and therefore would not result in any emissions associated with hearths/fireplaces.

Landscape Maintenance Equipment

Landscape maintenance equipment would generate emissions from fuel combustion and evaporation of unburned fuel. Equipment in this category would include lawnmowers, shredders/grinders, blowers, trimmers, chain saws, and hedge trimmers used to maintain the landscaping of the Project.

Energy Source Emissions

Combustion Emissions Associated with Natural Gas and Electricity

Electricity and natural gas are used by almost every project. Criteria pollutant emissions are emitted through the generation of electricity and consumption of natural gas. However, because electrical generating facilities for the Project area are located either outside the region (State) or offset through the use of pollution credits (RECLAIM) for generation within the SCAB, criteria pollutant emissions from offsite generation of electricity are generally excluded from the evaluation of significance and only natural gas use is considered. Please see Section VI Energy, for additional details on energy use.

Mobile Source Emissions

Vehicles

Project mobile source air quality impacts are dependent on both overall daily vehicle trip generation and the effect of the Project on peak hour traffic volumes and traffic operations in the vicinity of the Project. The Project-related operational air quality impacts are derived primarily from vehicle trips generated by the Project.

On July 30, 2019, the City of Los Angeles updated its travel demand model, impact evaluation methodology, and transportation impact thresholds based on VMT. In accordance with the new CEQA Section 15064.3, although the City considers the Level of Service (LOS) which measures vehicle delay during the Site Plan Review process, the Significance of Transportation Impacts for the purposes of CEQA are now determined using the VMT metric.

CalEEMod uses trip generation rates to determine mobile source emissions from Project-generated vehicle trips. The Traffic Study[24] VMT analysis showed that the Project would generate 1,717 daily vehicle trips and 13,356 daily VMT (with incorporation of the TDM strategies reduced parking supply and bicycle infrastructure, which are incorporated as a project design feature TR-PDF-2). The CalEEMod program then applies the emission factors for each trip, which is provided by the EMFAC2021 model, to determine the vehicular traffic pollutant emissions. Please see the CalEEMod output in Appendix C of this SCEA for details.

Fugitive Dust Related to Vehicular Travel

Vehicles traveling on paved roads would be a source of fugitive emissions due to the generation of road dust inclusive of tire wear particulates.

Operational Emissions Summary

The potential operations-related air emissions have been analyzed below for the criteria pollutants and cumulative impacts. The worst-case summer or winter criteria pollutant emissions created from the Project's long-term operations have been calculated and are shown below in Table 5.4, *Regional Operational Pollutant Emissions*.

Table 5.4
Regional Operational Pollutant Emissions

Operational Activities	Pollutant Emissions (pounds/day)					
	VOC	NOx	CO	SOx	PM_{10}	$PM_{2.5}$
Maximum Daily Emissions	**16.7**	**5.97**	**79.4**	**0.12**	**3.92**	**0.87**
SCAQMD Regional Threshold	55	55	550	150	150	55
Threshold Exceeded?	**No**	**No**	**No**	**No**	**No**	**No**
Source: CalEEMod Version 2022.1 the higher of either summer or winter emissions, available in Appendix C of this SCEA.						

The results from Table 5.4 show that none of the SCAQMD regional thresholds would be exceeded. ***Thus, a less than significant impact would occur for Project-related operational-source regional emissions and no mitigation measures are required****.*

Therefore, the Project's contribution to cumulative regional emissions would not be cumulatively considerable and, thus, would be less than significant. No mitigation measures are required.

c. Expose sensitive receptors to substantial pollutant concentrations?

Less than Significant Impact. A significant impact may occur if a project were to generate pollutant concentrations to a degree that would significantly affect sensitive receptors.

[24] Overland Traffic Consultants, Inc. Transportation Assessment for Residential Project Located at 6728 Sepulveda Boulevard in the City of Los Angeles. October 2022.

Some people are especially sensitive to air pollution and are given special consideration when evaluating air quality impacts from projects. These groups of people include children, the elderly, individuals with pre-existing respiratory or cardiovascular illness, and athletes and others who engage in frequent exercise. Structures that house these persons or places where they gather to exercise are defined as "sensitive receptors;" they are also known to be locations where an individual can remain for 24 hours.

The Project Site is located within an urbanized setting in the Van Nuys community of the City of Los Angeles. Property in the surrounding area is characterized by a mix of low- and high-density neighborhoods, commercial uses, and a school. Specifically, the properties to the west, across Sepulveda Boulevard are zoned [Q]RD1.5-1-RIO and are improved with Midvale Village, comprised of three-story residential townhomes. The properties immediately to the north are zoned C2-1CL-RIO and are improved with one-story uses, including a commercial shopping center. The property to the east is zoned PF-1XL-RIO and is improved with the Columbus Avenue Elementary School. The property immediately to the south is zoned [Q]R4-1-RIO and is improved with the one-story Beverly Manor Convalescent Center.

Construction

Localized Significance – Construction

The SCAQMD has established that impacts to air quality are significant if there is a potential to contribute or cause localized exceedances of the federal and/or state ambient air quality standards (NAAQS/CAAQS). Collectively, these are referred to as localized significance thresholds (LSTs).

The significance of localized emissions impacts depends on whether ambient levels in the vicinity of any given project are above or below State standards. In the case of CO and NO_2, if ambient levels are below the standards, a project is considered to have a significant impact if project emissions result in an exceedance of one or more of these standards. If ambient levels already exceed a state or federal standard, then project emissions are considered significant if they increase ambient concentrations by a measurable amount. This would apply to PM_{10} and $PM_{2.5}$; both of which are non-attainment pollutants.

The SCAQMD established LSTs in response to the SCAQMD Governing Board's Environmental Justice Initiative I-4. LSTs represent the maximum emissions from a project that will not cause or contribute to an exceedance of the most stringent applicable federal or state ambient air quality standard at the nearest residence or sensitive receptor. The SCAQMD states that lead agencies can use the LSTs as another indicator of significance in its air quality impact analyses.

The local air quality emissions from construction were analyzed using the SCAQMD's Mass Rate Localized Significant Threshold Look-up Tables and the methodology described in LST Methodology prepared by SCAQMD (revised July 2008). The Look-up Tables were developed by the SCAQMD in order to readily determine if the daily emissions of CO, NOx, PM_{10}, and $PM_{2.5}$ from the Project could result in a significant impact to the local air quality. The emission thresholds

were calculated based on the West San Fernando Valley source receptor area (SRA) 6 and a screening disturbance value of 2 acre per day (as the Project Site is approximately 2.18 acres).

According to LST Methodology, any receptor located closer than 25 meters (82 feet) shall be based on the 25-meter thresholds. The nearest sensitive receptors to the Project Site include: the Center for Healthy Living Senior Citizen Center located adjacent to the northern boundary of the eastern portion of the Project Site, the Beverly Manor Convalescent Center located 25 feet to the south of the Project's southern boundary; the multi-family residential use located west of Sepulveda Boulevard and south of Archwood Street, approximately 110 feet from the Site; the single-family uses located on the western side of Columbus Avenue at Lemay Street, approximately 170 feet from the Project's southern boundary; and the Columbus Avenue Elementary School located on the eastern side of Columbus Avenue, approximately 65 feet east of the Site. Other air quality sensitive land uses are located further from the Project Site and would experience lower impacts. Table 5.5, *Local Construction Emissions at the Nearest Receptors*, shows the on-site emissions from the CalEEMod model for the different construction phases and the LST emissions thresholds.

Table 5.5
Local Construction Emissions at the Nearest Receptors

	On-Site Pollutant Emissions (pounds/day)			
Activity	**NO_x**	**CO**	**PM_{10}**	**$PM_{2.5}$**
Demolition	15.4	15.0	0.72	0.66
Foundation/Excavation	20.3	18.9	3.46	2.14
Building Construction	11.2	11.9	0.46	0.42
Architectural Coating	1.42	1.72	0.03	0.03
SCAQMD Thresholds [a]	**147**	**644**	**6**	**4**
Exceeds Threshold?	**No**	**No**	**No**	**No**

[a] *The nearest sensitive receptors to the Project Site include: the Center for Healthy Living Senior Citizen Center located adjacent to the northern boundary of the eastern portion of the Project Site, the Beverly Manor Convalescent Center located 25 feet to the south of the Project's southern boundary; the multi-family residential use located west of Sepulveda Boulevard and south of Archwood Street, approximately 110 feet from the Site; the single-family uses located on the western side of Columbus Avenue at Lemay Street, approximately 170 feet from the Project's southern boundary; and the Columbus Avenue Elementary School located on the eastern side of Columbus Avenue, approximately 65 feet east of the Site; therefore, the 25 meter threshold was used.*

Source: Calculated from CalEEMod and SCAQMD's Mass Rate Look-up Tables for 2 acres at a distance of 25 m in SRA 6 West San Fernando Valley.

The data provided in Table 5.5, shows that none of the analyzed criteria pollutants would exceed the local emissions thresholds at the nearest sensitive receptors.

Construction-Related Toxic Air Contaminants

With respect to TACs, the greatest potential for TAC emissions resulting from construction of the Project would involve diesel particulate emissions associated with trucks and heavy equipment. Based on SCAQMD guidance, health effects from TACs are usually described in terms of individual cancer risk, which is the likelihood that a person exposed to TACs over a 70-year lifetime will contract cancer. Project construction activity would not result in long-term substantial sources of TAC emissions (i.e., 30 or 70 years) and would not generate ongoing construction

TAC emissions. Given the temporary and short-term construction schedule (approximately 28 months), the Project would not result in a long-term (i.e., lifetime or 30-year) exposure as a result of Project construction. Furthermore, as shown above, none of the Project's emissions exceed any local or regional thresholds.

In addition, the construction activities associated with the Project would be similar to other development projects in the City, and would be subject to the regulations and laws relating to toxic air pollutants at the regional, State, and Federal level that would protect sensitive receptors from substantial concentrations of these emissions. The Project would be consistent with applicable AQMP requirements for control strategies intended to reduce emissions from construction equipment and activities. The Project would comply with the CARB Air Toxic Control Measure that limits diesel powered equipment and vehicle idling to no more than five (5) minutes at a location, and the CARB In-Use Off-Road Diesel Vehicle Regulation; compliance with these would minimize emissions of TACs during construction. The Project would also comply with the requirements of SCAQMD Rule 1403 if asbestos is found during the demolition activities.

Therefore, a less than significant local air quality impact would occur from construction of the Project and no mitigation measures are required.

Operation

Localized Significance – Operation

Project-related air emissions from on-site sources such as architectural coatings, landscaping equipment, on-site usage of natural gas appliances as well as the operation of vehicles on-site may have the potential to exceed the State and federal air quality standards in the Project vicinity, even though these pollutant emissions may not be significant enough to create a regional impact to the Air Basin. The nearest sensitive receptors to the Project Site include: the Beverly Manor Convalescent Center located 25 feet to the south of the Project's southern boundary; the multi-family residential use located west of Sepulveda Boulevard and south of Archwood Street, approximately 110 feet from the Site; the single-family uses located on the western side of Columbus Avenue at Lemay Street, approximately 170 feet from the Project's southern boundary; and the Columbus Avenue Elementary School located on the eastern side of Columbus Avenue, approximately 65 feet east of the Site.

According to SCAQMD LST methodology, LSTs would apply to the operational phase of a project, if the project includes stationary sources, or attracts mobile sources (such as heavy-duty trucks) that may spend long periods queuing and idling at the Site; such as industrial warehouse/transfer facilities. The Project includes the operation of a residential apartment building. Due the lack of on-site/stationary source emissions, no long-term localized significance threshold analysis is warranted.

CO Hot Spots Analysis

CO is the pollutant of major concern along roadways because the most notable source of CO is motor vehicles. For this reason, CO concentrations are usually indicative of the local air quality

generated by a roadway network and are used as an indicator of potential local air quality impacts. Local air quality impacts can be assessed by comparing future without and with Project CO levels to the State and federal CO standards, which were presented above.

To determine if the Project could cause emission levels in excess of the CO standards discussed above, a sensitivity analysis is typically conducted to determine the potential for CO "hot spots" at a number of intersections in the general Project vicinity. Because of reduced speeds and vehicle queuing, "hot spots" potentially can occur at high traffic volume intersections with a Level of Service E or worse.

The analysis prepared for CO attainment in the South Coast Air Basin by the SCAQMD can be used to assist in evaluating the potential for CO exceedances in the South Coast Air Basin. CO attainment was thoroughly analyzed as part of the SCAQMD's 2003 Air Quality Management Plan (2003 AQMP) and the 1992 Federal Attainment Plan for Carbon Monoxide (1992 CO Plan). As discussed in the 1992 CO Plan, peak carbon monoxide concentrations in the South Coast Air Basin are due to unusual meteorological and topographical conditions, and not due to the impact of particular intersections. Considering the region's unique meteorological conditions and the increasingly stringent CO emissions standards, CO modeling was performed as part of 1992 CO Plan and subsequent plan updates and air quality management plans. In the 1992 CO Plan, a CO hot spot analysis was conducted for four busy intersections in Los Angeles at the peak morning and afternoon time periods. The intersections evaluated included: South Long Beach Boulevard and Imperial Highway (Lynwood); Wilshire Boulevard and Veteran Avenue (Westwood); Sunset Boulevard and Highland Avenue (Hollywood); and La Cienega Boulevard and Century Boulevard (Inglewood). These analyses did not predict a violation of CO standards. The busiest intersection evaluated was that at Wilshire Boulevard and Veteran Avenue, which has a daily traffic volume of approximately 100,000 vehicles per day. The Los Angeles City Department of Transportation evaluated the LOS in the vicinity of the Wilshire Boulevard/Veteran Avenue intersection and found it to be Level of Service E during the morning peak hour and Level of Service F during the afternoon peak hour.

Per the Traffic Study in Appendix D of this SCEA, the Project would generate a total of 1,717 daily trips with incorporation of project design features. Figure 5 in the Traffic Study (found in Appendix D of this SCEA) showed that intersection with the highest peak hour volumes in the Project vicinity is located at Sepulveda Boulevard and Kittridge Street. The Future with Project Traffic Volumes PM Peak hour volume is 1,570, which would contribute to an average daily traffic (ADT) volume of 16,990. Therefore, as the intersection with the highest volume falls far short of 100,000 vehicles a day, no CO "hot spot" modeling was performed and no significant long-term air quality impact is anticipated to local air quality with the ongoing use of the Project.

As discussed above, the Project would not exceed any of thresholds of significance recommended by the SCAQMD; therefore, the Project would not expose sensitive receptors to substantial pollutant concentrations and impacts would be less than significant.

d. Result in other emissions (such as those leading to odors) adversely affecting a substantial number of people?

Less than Significant Impact. A significant impact may occur if objectionable odors occur which would adversely impact sensitive receptors. Odors are typically associated with the use of chemicals, solvents, petroleum products, and other strong-smelling elements used in manufacturing processes.

According to the SCAQMD *CEQA Air Quality Handbook*, an odor impact would occur if the proposed project creates an odor nuisance pursuant to SCAQMD Rule 402, which states:

> "A person shall not discharge from any source whatsoever such quantities of air contaminants or other material which cause injury, detriment, nuisance, or annoyance to any considerable number of persons to the public, or which endanger the comfort, repose, health, or safety of any such persons or the public, or which cause, or have a natural tendency to cause, injury or damage to business or property.
>
> The provisions of this rule shall not apply to odors emanating from agricultural operations necessary for the growing of crops or the raising of fowl or animals."

If the Project results in a violation of Rule 402 with regards to odor impacts, then the proposed project would create a significant odor impact. Land uses and industrial operations that are associated with odor complaints include agricultural uses, wastewater treatment plants, food processing plants, chemical plants, composting, refineries, landfills, dairies, and fiberglass molding. The Project involves the construction and operation of mixed residential/commercial uses; which are not typically associated with odor complaints.

Potential sources that may emit odors during construction activities include the application of materials such as architectural coatings. The objectionable odors that may be produced during the construction process are short-term in nature and the odor emissions are expected to cease upon the drying or hardening of the odor producing materials. Due to the short-term nature and limited amounts of odor producing materials being utilized, no significant impact related to odors would occur during construction of the Project. Diesel exhaust and VOCs would be emitted during construction of the Project, which are objectionable to some; however, emissions would disperse rapidly from the Project Site and therefore should not reach an objectionable level at the nearest sensitive receptors. As the Project involves no operational elements related to industrial projects, no long-term operational objectionable odors are anticipated. Trash receptacles for the Project would be covered, and odors from trash would be contained within the trash area. Therefore, as the Project is required to comply with SCAQMD Rule 402, the Project would not create objectionable odors affecting a substantial number of people. ***Potential impacts associated with objectionable odors would be less than significant and no mitigation is required***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the air quality analysis above**.** SCAQMD recommends that any construction-related emissions and operational emissions from individual development projects that exceed the project-specific mass daily emissions thresholds identified above also be considered cumulatively considerable. Individual projects that generate emissions not in excess of SCAQMD's significance thresholds would not contribute considerably to any potential cumulative impact. SCAQMD neither recommends quantified analyses of the emissions generated by a set of cumulative development projects nor provides thresholds of significance to be used to assess the impacts associated with these emissions. ***As described above, the Project does not generate any regional or localized emissions that exceed SCAQMD's thresholds; therefore, the Project would not contribute a cumulatively considerable increase in emissions for the pollutants which the Basin is in nonattainment, and cumulative air quality impacts would be less than significant.***

IV. BIOLOGICAL RESOURCES

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service?	☐	☐	☒	☐
b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Wildlife or US Fish and Wildlife Service?	☐	☐	☐	☒
c. Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	☐	☐	☐	☒

d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	☐	☐	☒	☐
e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	☐	☐	☒	☐
f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM BIO-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to threatened and endangered species, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Require project design to avoid occupied habitat, potentially suitable habitat, and designated critical habitat, wherever practicable and feasible.

b) Where avoidance is determined to be infeasible, provide conservation measures to fulfill the requirements of the applicable authorization for incidental take pursuant to Section 7 or 10(a) of the federal ESA, Section 2081 of the California ESA to support issuance of an incidental take permit, and/or as identified in local or regional plans. Conservation strategies to protect the survival and recovery of federally and state-listed endangered and local special status species may include: i. Impact minimization strategies ii. Contribution of in-lieu fees for in-kind conservation and mitigation efforts iii. Use of in-kind mitigation bank credits iv. Funding of research and recovery efforts v. Habitat restoration vi. Establishment of conservation easements vii. Permanent dedication of in-kind habitat.

c) Design projects to avoid desert native plants protected under the California Desert Native Plants Act, salvage and relocate desert native plants, and/or pay in lieu fees to support off-site long-term conservation strategies.

d) Temporary access roads and staging areas will not be located within areas containing sensitive plants, wildlife species or native habitat wherever feasible, so as to avoid or minimize impacts to these species.

e) Develop and implement a Worker Environmental Awareness Program (environmental education) to inform project workers of their responsibilities to avoid and minimize impacts on sensitive biological resources.

f) Retain a qualified botanist to document the presence or absence of special status plants before project implementation.

g) Appoint a qualified biologist to monitor construction activities that may occur in or adjacent to occupied sensitive species' habitat to facilitate avoidance of resources not permitted for impact.

h) Appoint a qualified biologist to monitor implementation of mitigation measures.

i) Schedule construction activities to avoid sensitive times for biological resources (e.g. steelhead spawning periods during the winter and spring nesting bird season) and to avoid the rainy season when erosion and sediment transport is increased.

j) Develop an invasive species control plan associated with project construction.

k) If construction occurs during breeding seasons in or adjacent to suitable habitat, include appropriate sound attenuation measures required for sensitive avian species and other best management practices appropriate for potential local sensitive wildlife.

l) Conduct pre-construction surveys to delineate occupied sensitive species' habitat to facilitate avoidance.

m) Where projects are determined to be within suitable habitat and may impact listed or sensitive species that have specific field survey protocols or guidelines outlined by the USFWS, CDFW, or other local agency, conduct preconstruction surveys that follow applicable protocols and guidelines and are conducted by qualified and/or certified personnel.

n) Project design should address the protection of habitat on both sides of a freeway to improve effectiveness of the crossings.

o) Project sponsors shall consider the impacts of nitrogen deposition on sensitive species.

Applicability to the Project

The Project would remove three non-protected trees which could potentially provide nesting sites for migratory birds. Thus, as discussed below, the Project would be required to comply with the Migratory Bird Treaty Act and Section 3503 of the California Department of Fish and Wildlife Code which regulate vegetation removal during the nesting season (February 1st to August 30th) to ensure that significant impacts to migratory birds would not occur. Compliance with these existing regulations which are equivalent to or more effective than PMM BIO-1, would ensure that no significant impacts to nesting birds would occur. Thus, PMM-BIO-1 is not applicable to the Project.

PMM BIO-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to riparian habitats and other sensitive natural communities, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Consult with the USFWS and NMFS where such state-designated sensitive or riparian habitats provide potential or occupied habitat for federally listed rare, threatened, and endangered species afforded protection pursuant to the federal ESA.

b) Consult with the USFS where such state-designated sensitive or riparian habitats provide potential or occupied habitat for federally listed rare, threatened, and endangered species afforded protection pursuant to the federal ESA and any additional species afforded protection by an adopted Forest Land Management Plan or Resource Management Plan for the four national forests in the six-county area: Angeles, Cleveland, Los Padres, and San Bernardino.

c) Consult with the CDFW where such state-designated sensitive or riparian habitats provide potential or occupied habitat for state-listed rare, threatened, and endangered species afforded protection pursuant to the California ESA, or Fully Protected Species afforded protection pursuant to the State Fish and Game Code.

d) Consult with the CDFW pursuant to the provisions of Section 1600 of the State Fish and Game Code as they relate to Lakes and Streambeds.

e) Consult with the USFWS, USFS, CDFW, and counties and cities in the SCAG region, where state-designated sensitive or riparian habitats are

occupied by birds afforded protection pursuant to the MBTA during the breeding season.

f) Consult with the CDFW for state-designated sensitive or riparian habitats where furbearing mammals, afforded protection pursuant to the provisions of the State Fish and Game Code for fur-beaming mammals, are actively using the areas in conjunction with breeding activities.

g) Require project design to avoid sensitive natural communities and riparian habitats, wherever practicable and feasible. Where practicable and feasible, require upland buffers that sufficiently minimize impacts to riparian corridors.

h) Where avoidance is determined to be infeasible, develop sufficient conservation measures through coordination with local agencies and the regulatory agency (i.e., USFWS or CDFW) to protect sensitive natural communities and riparian habitats and develop appropriate compensatory mitigation, where required.

i) Appoint a qualified wetland biologist to monitor construction activities that may occur in or adjacent to sensitive communities.

j) Appoint a qualified wetland biologist to monitor implementation of mitigation measures.

k) Schedule construction activities to avoid sensitive times for biological resources and to avoid the rainy season when erosion and sediment transport is increased.

l) When construction activities require stream crossings, schedule work during dry conditions and use rubber-wheeled vehicles, when feasible. Have a qualified wetland scientist determine if potential project impacts require a Notification of Lake or Streambed Alteration to CDFW during the planning phase of projects.

m) Consult with local agencies, jurisdictions, and landowners where such state-designated sensitive or riparian habitats are afforded protection pursuant an adopted regional conservation plan.

n) Install fencing and/or mark sensitive habitat to be avoided during construction activities.

o) Salvage and stockpile topsoil (the surface material from 6 to 12 inches deep) and perennial native plants, when recommended by the qualified

wetland biologist, for use in restoring native vegetation to areas of temporary disturbance within the project area. Salvage of soils containing invasive species, seeds and/or rhizomes will be avoided as identified by the qualified wetland biologist.

p) Revegetate with appropriate native vegetation following the completion of construction activities, as identified by the qualified wetland biologist

q) Complete habitat enhancement (e.g., through removal of non-native invasive wetland species and replacement with more ecologically valuable native species).

r) Use Best Management Practices (BMPs) at construction sites to minimize erosion and sediment transport from the area. BMPs include encouraging growth of native vegetation in disturbed areas, using straw bales or other silt-catching devices, and using settling basins to minimize soil transport.

Applicability to the Project

As discussed below, no riparian or other sensitive natural community exists on the Project Site or in the surrounding area. Therefore, Mitigation Measure PMM BIO-2 is not applicable to the Project.

PMM BIO-3: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to wetlands, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Require project design to avoid federally protected aquatic resources consistent with the provisions of Sections 404 and 401 of the CWA, wherever practicable and feasible.

b) Where the lead agency has identified that a project, or other regionally significant project, has the potential to impact other wetlands or waters, such as those considered Waters Of the State of California under the State Wetland Definition and Procedures for Dischargers of Dredged or Fill Material to Waters of the State, not protected under Section 404 or 401 of the CWA, seek comparable coverage for these wetlands and waters in consultation with the SWRCB, applicable RWQCB, and CDFW.

c) Where avoidance is determined to be infeasible, develop sufficient conservation measures to fulfill the requirements of the applicable authorization for impacts to federal and state protected aquatic resource to support issuance of a permit under Section 404 of the CWA as administered by the USACE. The use of an authorized Nationwide Permit or issuance of an individual permit requires the project applicant to demonstrate compliance with the USACE's Final Compensatory Mitigation Rule. The USACE reviews projects to ensure environmental impacts to aquatic resources are avoided or minimized as much as possible. Consistent with the administration's performance standard of "no net loss of wetlands" a USACE permit may require a project proponent to restore, establish, enhance or preserve other aquatic resources in order to replace those affected by the proposed project. This compensatory mitigation process seeks to replace the loss of existing aquatic resource functions and area. Project proponents required to complete mitigation are encouraged to use a watershed approach and watershed planning information. The new rule establishes performance standards, sets timeframes for decision making, and to the extent possible, establishes equivalent requirements and standards for the three sources of compensatory mitigation:

   – Permittee-responsible mitigation

   – Contribution of in-kind in-lieu fees

   – Use of in-kind mitigation bank credits

   – Where avoidance is determined to be infeasible and

d) Where avoidance is determined to be infeasible and proposed projects' impacts exceed an existing Nationwide Permit (NWP) and/or California SWRCB-certified NWP, or applicable County Special Area Management Plan (SAMP), the lead agency should provide USACE and SWRCB (where applicable) an alternative analysis consistent with the Least Environmentally Damaging Practicable Alternatives in this order of priorities:

   – Avoidance

   – Impact Minimization On-site alternatives

   – On-site alternatives

   – Off-site alternatives

e) Require review of construction drawings by a certified wetland delineator as part of each project-specific environmental analysis to determine whether aquatic resources will be affected and, if necessary, perform formal wetland delineation.

Applicability to the Project

As analyzed below, no water bodies or state and federally protected wetlands exist on the Project Site. Adherence to regulatory requirements during construction and operation; and compliance with City grading permit regulations, would ensure that construction and operation of the Project would not result in the removal, filling, or other means of hydrological interruption of the nearest body of water, the Sepulveda Basin Wildlife Area, located over 1.09 miles southwest of the Project Site. These measures are equal to or more effective than the measures included in PMM BIO-3. Therefore, the measures included in Mitigation Measure PMM BIO-3 are not applicable to the Project.

PMM BIO-4: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to wildlife movement, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Consult with the USFS where impacts to migratory wildlife corridors may occur in an area afforded protection by an adopted Forest Land Management Plan or Resource Management Plan for the four national forests in the six-County area: Angeles, Cleveland, Los Padres, and San Bernardino.

b) Consult with counties, cities, and other local organizations when impacts may occur to open space areas that have been designated as important for wildlife movement related to local ordinances or conservation plans.

c) Prohibit construction activities within 500 feet of occupied breeding areas for wildlife afforded protection pursuant to Title 14 § 460 of the California Code of Regulations protecting fur-bearing mammals, during the breeding season.

d) Conduct a survey to identify active raptor and other migratory nongame bird nests by a qualified biologist at least two weeks before the start of construction at project sites from February 1 through August 31.

e) Prohibit construction activities with 300 feet of occupied nest of birds afforded protection pursuant to the Migratory Bird Treaty Act, during the breeding season.

f) Ensure that suitable nesting sites for migratory nongame native bird species protected under the Migratory Bird Treaty Act and/or trees with unoccupied raptor nests should only be removed prior to February 1, or following the nesting season.

g) When feasible and practicable, proposed projects will be designed to minimize impacts to wildlife movement and habitat connectivity and preserve existing and functional wildlife corridors.

h) Conduct site-specific analyses of opportunities to preserve or improve habitat linkages with areas on- and off-site.

i) Long linear projects with the possibility of impacting wildlife movement should analyze habitat linkages/wildlife movement corridors on a broad scale to avoid critical narrow choke points that could reduce function of recognized movement corridor.

j) Require review of construction drawings and habitat connectivity mapping by a qualified biologist to determine the risk of habitat fragmentation.

k) Pursue mitigation banking to preserve habitat linkages and corridors (opportunities to purchase, maintain, and/or restore off-site habitat).

l) When practicable and feasible design projects to promote wildlife corridor redundancy by including multiple connections between habitat patches.

m) Evaluate the potential for installation of overpasses, underpasses, and culverts to create wildlife crossings in cases where a roadway or other transportation project may interrupt the flow of species through their habitat. Retrofitting of existing infrastructure in project areas should also be considered for wildlife crossings for purposes of mitigation.

n) Install wildlife fencing where appropriate to minimize the probability of wildlife injury due to direct interaction between wildlife and roads or construction.

o) Where avoidance is determined to be infeasible, design sufficient conservation measures through coordination with local agencies and the regulatory agency (i.e., USFWS or CDFW) and in accordance with

the respective counties and cities general plans to establish plans to mitigate for the loss of fish and wildlife movement corridors and/or wildlife nursery sites. The consideration of conservation measures may include the following measures, in addition to the measures outlined in PMM-BIO-1(b), where applicable:

- Wildlife movement buffer zones
- Corridor realignment
- Appropriately spaced breaks in center barriers
- Stream rerouting
- Culverts
- Creation of artificial movement corridors such as freeway under or overpasses
- Other comparable measures

p) Where the lead agency has identified that a RTP/SCS project, or other regionally significant project, has the potential to impact other open space or nursery site areas, seek comparable coverage for these areas in consultation with the USFWS, CDFW, NMFS, or other local jurisdictions.

q) Incorporate applicable and appropriate guidance (e.g. FHWA-HEP-16-059), as well as best management practices, to benefit pollinators with a focus on native plants.

r) Implement berms and sound/sight barriers at all wildlife crossings to encourage wildlife to utilize crossings. Sound and lighting should also be minimized in developed areas, particularly those that are adjacent to or go through natural habitats.

s) Reduce lighting impacts on sensitive species through implementation of mitigation measures such as, but not limited to:

- Use high pressure sodium and/or cut-off fixtures instead of typical mercury-vapor fixtures for outdoor lighting.
- Design exterior lighting to confine illumination to the project site
- Provide structural and/or vegetative screening from light-sensitive uses.

- Use non-reflective glass or glass treated with a non-reflective coating for all exterior windows and glass used on building surfaces.
- Architectural lighting shall be directed onto the building surfaces and have low reflectivity to minimize glare and limit light onto adjacent properties.

t) Reduce noise impacts to sensitive species through implementation of mitigation measures such as, but not limited to:

- Install temporary noise barriers during construction.
- Include permanent noise barriers and sound-attenuating features as part of the project design. Barriers could be in the form of outdoor barriers, sound walls, buildings, or earth berms to attenuate noise at adjacent sensitive uses.
- Ensure that construction equipment are properly maintained per manufacturers' specifications and fitted with the best available noise suppression devices (e.g., improved mufflers, equipment redesign, use of intake silencers, ducts, engine enclosures, and acoustically attenuating shields or shrouds silencers, wraps). All intake and exhaust ports on power equipment shall be muffled or shielded.
- Use hydraulically or electrically powered tools (e.g., jack hammers, pavement breakers, and rock drills) for project construction to avoid noise associated with compressed air exhaust from pneumatically powered tools. However, where use of pneumatic tools is unavoidable, an exhaust muffler on the compressed air exhaust should be used; this muffler can lower noise levels from the exhaust by up to about 10 dBA. External jackets on the tools themselves should be used, if such jackets are commercially available, and this could achieve a further reduction of 5 dBA. Quieter procedures should be used, such as drills rather than impact equipment, whenever such procedures are available and consistent with construction procedures.
- Use hydraulically or electrically powered tools (e.g., jack hammers, pavement breakers, and rock drills) for project construction to avoid noise associated with compressed air exhaust from pneumatically powered tools. However, where use of pneumatic tools is unavoidable, an exhaust muffler on the compressed air exhaust should be used; this muffler can lower noise levels from the exhaust by up to about 10 dBA. External jackets on the tools themselves

should be used, if such jackets are commercially available, and this could achieve a further reduction of 5 dBA. Quieter procedures should be used, such as drills rather than impact equipment, whenever such procedures are available and consistent with construction procedures.

– Using rubberized asphalt or "quiet pavement" to reduce road noise for new roadway segments, roadways in which widening or other modifications require re-pavement, or normal reconstruction of roadways where re-pavement is planned.

– Use equipment and trucks with the best available noise control techniques (e.g., improved mufflers, equipment redesign, use of intake silencers, ducts, engine enclosures, and acoustically attenuating shields or shrouds, wherever feasible) for project construction.

– Use techniques such as grade separation, buffer zones, landscaped berms, dense plantings, sound walls, reduced-noise paving materials, and traffic calming measures.

u) Require large buffers between sensitive uses and freeways.

v) Create corridor redundancy to help retain functional connectivity and resilience.

Applicability to the Project

As discussed below, there are no established wildlife corridors or nursery sites on the Project Site. The Project would be required to comply with the Migratory Bird Treaty Act and California Fish and Game Code, which regulate vegetation removal during the nesting season (February 15th to August 15th) to ensure that significant impacts to resident and migratory birds would not occur. These regulatory compliance measures are equal to or more effective than relevant measures under PMM BIO-4. Thus, PMM BIO-4 is not applicable to the Project.

PMM BIO-5: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce conflicts with local policies and ordinances protecting biological resources, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Consult with the appropriate local agency responsible for the administration of the policy or ordinance protecting biological resources.

b) Prioritize retention of trees on-site consistent with local regulations. Provide adequate protection during the construction period for any trees that are to remain standing, as recommended by an International Society of Arboriculture (ISA) certified arborist.

c) If specific project area trees are designated as “Protected Trees,” “Landmark Trees,” or “Heritage Trees,” obtain approval for encroachment or removals through the appropriate entity, and develop appropriate mitigation measures at that time, to ensure that the trees are replaced. Mitigation trees shall be locally collected native species, as directed by a qualified biologist.

d) Appoint an ISA certified arborist to monitor construction activities that may occur in areas with trees are designated as “Protected Trees,” “Landmark Trees,” or “Heritage Trees,” to facilitate avoidance of resources not permitted for impact. Before the start of any clearing, excavation, construction or other work on the site, securely fence off every protected tree deemed to be potentially endangered by said site work. Keep such fences in place for duration of all such work. Clearly mark all trees to be removed.

e) Establish a scheme for the removal and disposal of logs, brush, earth and other debris that will avoid injury to any protected tree. Where proposed development or other site work could encroach upon the protected perimeter of any protected tree, incorporate special measures to allow the roots to breathe and obtain water and nutrients. Minimize any excavation, cutting, filing, or compaction of the existing ground surface within the protected perimeter. Require that no change in existing ground level occur from the base of any protected tree at any time. Require that no burning or use of equipment with an open flame occur near or within the protected perimeter of any protected tree.

f) Require that no storage or dumping of oil, gas, chemicals, or other substances that may be harmful to trees occur from the base of any protected trees, or any other location on the site from which such substances might enter the protected perimeter. Require that no heavy construction equipment or construction materials be operated or stored within a distance from the base of any protected trees. Require that wires, ropes, or other devices not be attached to any protected tree, except as needed for support of the tree. Require that no sign, other than a tag showing the botanical classification, be attached to any protected tree.

g) Thoroughly spray the leaves of protected trees with water periodically during construction to prevent buildup of dust and other pollution that would inhibit leaf transpiration, as directed by the certified arborist.

h) If any damage to a protected tree should occur during or as a result of work on the site, the appropriate local agency will be immediately notified of such damage. If, such tree cannot be preserved in a healthy state, as determined by the certified arborist, require replacement of any tree removed with another tree or trees. Remove all debris created as a result of any tree removal work from the property within two weeks of debris creation, and such debris shall be properly disposed of in accordance with all applicable laws, ordinances, and regulations. Design projects to avoid conflicts with local policies and ordinances protecting biological resources.

i) Where avoidance is determined to be infeasible, sufficient conservation measures to fulfill the requirements of the applicable policy or ordinance shall be developed, such as to support issuance of a tree removal permit. The consideration of conservation measures may include:

   – Avoidance strategies

   – Contribution of in-lieu fees

   – Planting of replacement trees

   – Re-landscaping areas with native vegetation post-construction

   – Other comparable measures developed in consultation with local agency and certified arborist.

Applicability to the Project

There are no trees of "protected" status as defined under City Ordinance 177,404. Furthermore, No Habitat Conservation Plan, Natural Community Conservation Plan, or other approved habitat conservation plans apply to the Project Site. Thus, PMM BIO-5 is not applicable to the Project.

PMM BIO-6: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects on HCPs and NCCPs, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Consult with the appropriate federal, state, and/or local agency responsible for the administration of HCPs or NCCPs.

b) Wherever practicable and feasible, the project shall be designed to avoid lands preserved under the conditions of an HCP or NCCP.

c) Where avoidance is determined to be infeasible, sufficient conservation measures to fulfill the requirements of the HCP and/or NCCP, which would include but not be limited to applicable authorization for incidental take pursuant to Section 7 or 10(a) of the federal Endangered Species Act or Section 2081 of the California ESA, shall be developed to support issuance of an incidental take permit or any other permissions required for development within the HCP/NCCP boundaries. The consideration of additional conservation measures would include the measures outlined in SMM-BIO-2, where applicable.

Applicability to the Project

No Habitat Conservation Plan, Natural Community Conservation Plan, or other approved habitat conservation plans apply to the Project Site. Thus, PMM BIO-6 is not applicable to the Project.

Impact Analysis

a. Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service?

Less Than Significant Impact. A significant impact may occur if a project were to remove or modify habitat for any species identified or designated as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the State or federal regulatory agencies cited. The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half and is located in a developed area of the City. The Project Site and immediately surrounding area are not within or near a designated Significant Ecological Area.[25] The Project Site does not contain any habitat capable of sustaining any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service. Additionally, there are no known locally designated natural communities at the Project Site or in the immediate vicinity, nor is the Project Site located immediately adjacent to undeveloped natural open space or a natural water source that may otherwise serve as habitat for State- or federally-listed species.

[25] Los Angeles County Department of Regional Planning, Planning & Zoning Information, GIS-NET3 online database, https://rpgis.isd.lacounty.gov/Html5Viewer/index.html?viewer=GISNET_Public.GIS-NET_Public. Accessed October 2022.

However, the Project would remove all of the existing on-site landscaping, including the three non-native trees on the Project Site. The Project would incorporate extensive landscaping on the Project Site that would include approximately 115 trees, as well as a mix of shrubs and groundcover. Due to the urbanized and disturbed nature of the Project Site and the surrounding areas, and lack of large expanses of open space areas, species likely to occur on-site are limited to small terrestrial and avian species typically found in urbanized developed settings. However, birds protected by the Migratory Bird Treaty Act may nest within the trees that would be removed as part of the Project.

The Migratory Bird Treaty Act prohibits the take, possession, import, export, transport, sell, purchase, barter, or offer for sale, purchase, or barter, of any migratory bird, or the parts, nests, or eggs of such a bird except under the terms of a valid permit issued pursuant to federal regulations. Additionally, California Fish & Game Code Section 3503 states that "[i]t is unlawful to take, possess, or needlessly destroy the nest or eggs of any bird, except as otherwise provided by this code or any regulation made pursuant thereto." In accordance with the Migratory Bird Treaty Act and California Fish and Game Code, the Project Applicant would be required to conduct tree removal activities associated with the Project outside of the nesting season (February 1–August 31), to the extent feasible. Should vegetation removal activities occur during the nesting season, a biological monitor would be present during the removal activities to ensure that no active nests would be impacted. If active nests are found, a buffer would be established until the fledglings have left the nest.

Compliance with the Migratory Bird Treaty Act and California Fish and Game Code, would ensure that the Project would not have a substantial adverse effect, either directly or through habitat modification, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations by the CDFW or USFWS. Thus, impacts would be less than significant.

b. Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service?

No Impact. A significant impact may occur if riparian habitat or any other sensitive natural community identified locally, regionally, or by the State and federal regulatory agencies cited were to be adversely modified without adequate mitigation. The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half and is located in a developed area of the City. No riparian or other sensitive habitat areas are located on or adjacent to the Project Site. As discussed above, neither the Project Site nor adjacent areas are within a biological resource area or Significant Ecological Area. Implementation of the Project would not result in any adverse impacts to riparian habitat or other sensitive natural communities. ***The Project would not have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations or by the California Department of Fish and Wildlife or U.S. Fish and Wildlife Service and impacts would be less than significant***.

c. Have a substantial adverse effect on state or federally protected wetlands (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?

No Impact. A significant impact may occur if state or federally protected wetlands are modified or removed without adequate mitigation. The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half and is located in an urbanized area of the City. Review of the National Wetlands Inventory identified no protected wetlands in the vicinity of the Project Site.[26] Furthermore, the Project Site is fully developed and does not support any riparian or wetland habitat, as defined by Section 404 of the Clean Water Act. ***Therefore, the Project would not have a substantial adverse effect on state or federally protected wetlands, and no impact would occur***.

d. Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?

Less Than Significant Impact. A significant impact may occur if a project would interfere or remove access to a migratory wildlife corridor or impede the use of native wildlife nursery sites. As discussed above, the Project Site is located in an urbanized area and is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half. In addition, the areas surrounding the Project Site are fully developed or undergoing construction, and there are no large expanses of open space areas within and surrounding the Project Site that provide linkages to natural open spaces areas and that may serve as wildlife corridors. Furthermore, the Project Site is not located in or adjacent to a Biological Resource Area or Significant Ecological Area as defined by the City of Los Angeles or County of Los Angeles.[27]

There are a total of three (3) on-site trees, California palms (*Washingtonia filifera*), and 4 street trees adjacent to the Project in the public right-of-way. The Applicant would remove the three (3) on-site trees, and new trees would be planted in place in accordance with the City's requirements. Although unlikely, the existing trees to be removed could potentially provide nesting sites for migratory birds. The Project would be required to comply with the Migratory Bird Treaty Act, which prohibits the take, possession, import, export, transport, sell, purchase, barter, or offer for sale, purchase, or barter, any migratory bird, or the parts, nests, or eggs of such a bird except under the terms of a valid permit issued pursuant to federal regulations. Additionally, California Fish and Game Code Section 3503 states that "[i]t is unlawful to take, possess, or needlessly destroy the nest or eggs of any bird, except as otherwise provided by this code or any regulation made pursuant thereto." No exceptions are provided in the California Fish and Game Code and

[26] U.S. Fish and Wildlife Service, National Wetlands Inventory, Wetlands Mapper, http://www.fws.gov/wetlands/Data/Mapper.html. Accessed October 2022.

[27] Los Angeles County Department of Regional Planning, Planning & Zoning Information, GIS-NET3 online database, https://rpgis.isd.lacounty.gov/Html5Viewer/index.html?viewer=GISNET_Public.GIS-NET_Public. Accessed October 2022.

California Department of Fish and Wildlife has never promulgated any regulations interpreting these provisions.

As discussed above, to ensure regulatory compliance with the Migratory Bird Treaty Act and California Fish and Game Code, tree removal activities associated with the Project would take place outside of the nesting season (February 1–August 31), to the extent required by applicable law. Should vegetation removal activities occur during the nesting season, a biological monitor would be present during the removal activities to ensure that no active nests would be impacted. If active nests are found, a buffer would be established until the fledglings have left the nest. The size of the buffer area varies with species and local circumstances (e.g., presence of busy roads) and would be based on the professional judgment of the monitoring biologist, in coordination with the California Department of Fish and Wildlife. ***Compliance with the Migratory Bird Treaty Act and the California Fish and Game Code would ensure that the Project would not interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors or impede the use of native wildlife nursery sites. Impacts would be less than significant.***

e. Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance (e.g., oak trees or California walnut woodlands)?

Less Than Significant Impact. A project-related significant adverse effect could occur if a project is inconsistent with local regulations pertaining to biological resources, such as the City of Los Angeles Protected Tree Ordinance No. 177,404. As set forth in Ordinance No. 177,404, any of the following Southern California native tree species, which measures four inches or more in cumulative diameter, four and one-half feet above the ground level at the base of the tree, is a protected tree:

- Oak tree including Valley Oak (Quercus lobata), California Live Oak (Quercus agrifolia), or any other tree of the oak genus indigenous to California but excluding the Scrub Oak (Quercus dumosa);
- Southern California Black Walnut (Juglans californica var. californica);
- Western Sycamore (Platanus racemose); and
- California Bay (Umbellularia californica).

There are currently four street trees located along Columbus Avenue. No street trees would be removed. However, the Project application proposes to remove three (3) non-protected trees located in the eastern portion of the Project Site.

Furthermore, the applicant would be required to improve the right-of-way. Prior to any work on the right-of-way, the applicant would be required to obtain approved plans from the Department of Public Works. Note, no street tree or protected tree may be removed without prior approval of the Board of Public Works/Urban Forestry (BPW) under LAMC Sections 62.161 - 62.171. At the time of preparation of this document, no approvals have been given for any tree removals on-site.

Pursuant to the LAMC, the existing trees would be replaced at a ratio of 2:1 with a minimum 24" box replacement tree for a total of six (6) trees. In addition, per LAMC 12.21 G 2, one 24" box tree for every four (4) dwelling units would be required, for a total of 102 required trees. The Project proposes 115 trees, including seven (7) street level trees and 108 trees on-site, pending Department of Urban Forestry approval.

The Project Site does not contain locally-protected biological resources, such as oak trees, Southern California black walnut, western sycamore, and California bay trees. Additionally, there is limited vegetation landscaping on and adjacent to the Project Site. Construction of the Project would not affect any protected trees. ***Therefore, the Project would not conflict with any local policies or ordinances protecting biological resources and impacts would be less than significant***.

f. Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?

No Impact. A significant impact may occur if a project is inconsistent with resource policies of any conservation plans of the types cited above. The Project Site and its vicinity are not part of any draft or adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or State habitat conservation plan.[28] ***Therefore, the Project would not conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan, and no impact would occur.***

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the biological resources analysis above. The cumulative impacts biological resources study area is the extent of the Related Projects.

The Project Site and the Related Projects are located in a developed area in the City. However, it is unknown whether or not any of the properties on which the Related Projects are located contain biological resources, such as sensitive species or protected trees, but each Related Project would be required to comply with local, state and federal regulations to protect sensitive species and protected trees. Further, as the Project would have no potentially significant impacts to biological resources (see analysis above), there is no potential for the Project to contribute to a cumulative impact. ***Therefore, cumulative impacts to biological resources would be less than significant.***

[28] California Department of Fish and Wildlife, California State Wildlife Action Plan, September 2015.

V. CULTURAL RESOURCES

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Cause a substantial adverse change in the significance of a historical resource pursuant to § 15064.5?	☐	☐	☐	☒
b. Cause a substantial adverse change in the significance of an archaeological resource pursuant to § 15064.5?	☐	☐	☒	☐
c. Disturb any human remains, including those interred outside of dedicated cemeteries?	☐	☐	☒	☐

SCAG 2020–2045 RTP/SCS PEIR Mitigation Measures

PMM CULT-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to historical resources, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Pursuant to CEQA Guidelines Section 15064.5, conduct a record search during the project planning phase at the appropriate Information Center to determine whether the project area has been previously surveyed and whether historical resources were identified.

b) During the project planning phase, retain a qualified architectural historian, defined as an individual who meets the Secretary of the Interior's (SOI) Professional Qualification Standards (PQS) in Architectural History, to conduct historic architectural surveys if a built environment resource greater than 45 years in age may be affected by the project or if recommended by the Information Center.

c) Comply with Section 106 of the National Historic Preservation Act (NHPA) including, but not limited to, projects for which federal funding or approval is required for the individual project. This law requires federal agencies to evaluate the impact of their actions on resources included in or eligible for listing in the National Register. Federal agencies must coordinate with the State Historic Preservation Officer

in evaluating impacts and developing mitigation. These mitigation measures may include, but are not limited to the following:

- Employ design measures to avoid historical resources and undertake adaptive reuse where appropriate and feasible. If resources are to be preserved, as feasible, carry out the maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation or reconstruction in a manner consistent with the Secretary of the Interior's Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings. If resources would be impacted, impacts should be minimized to the extent feasible.

- Where feasible, noise buffers/walls and/or visual buffers/landscaping should be constructed to preserve the contextual setting of significant built resources.

d) If a project requires the relocation, rehabilitation, or alteration of an eligible historical resource, the Secretary of the Interior's Standards for the Treatment of Historic Properties should be used to the maximum extent possible to ensure the historical significance of the resource is not impaired. The application of the standards should be overseen by an architectural historian or historic architect meeting the SOI PQS. Prior to any construction activities that may affect the historical resource, a report, meeting industry standards, should identify and specify the treatment of character-defining features and construction activities and be provided to the Lead Agency for review and approval.

e) If a project would result in the demolition or significant alteration of a historical resource eligible for or listed in the National Register of Historic Places (NRHP), California Register of Historical Resources (CRHR), or local register, recordation should take the form of Historic American Buildings Survey (HABS), Historic American Engineering Record (HAER), or Historic American Landscape Survey (HALS) documentation, and should be performed by an architectural historian or historian who meets the SOI PQS. Recordation should meet the SOI Standards and Guidelines for Architectural and Engineering, which defines the products acceptable for inclusion in the HABS/HAER/HALS collection at the Library of Congress. The specific scope and details of documentation should be developed at the project level in coordination with the Lead Agency.

f) During the project planning phase, obtain a qualified archaeologist, defined as one who meets the SOI PQS for archaeology, to conduct a

record search at the appropriate Information Center of the California Historical Resources Information System (CHRIS) to determine whether the project area has been previously surveyed and whether resources were identified.

g) Contact the NAHC to request a Sacred Lands File search and a list of relevant Native American contacts who may have additional information.

h) During the project planning phase, obtain a qualified archaeologist or architectural historian (depending on applicability) to conduct archaeological and/or historic architectural surveys as recommended by the qualified professional, the Lead Agency, or the Information Center. In the event the qualified professional or Information Center will make a recommendation on whether a survey is warranted based on the sensitivity of the project area for archaeological resources. Survey shall be conducted where the records indicate that no previous survey has been conducted, or if survey has not been conducted within the past 10 years. If tribal resources are identified during tribal outreach, consultation, or the record search, a Native American representative traditionally affiliated with the project area, as identified by the NAHC, shall be given the opportunity to provide a representative or monitor to assist with archaeological surveys.

i) If potentially significant archaeological resources are identified through survey, and impacts to these resources cannot be avoided, a Phase II Testing and Evaluation investigation should be performed by a qualified archaeologist prior to any construction-related ground-disturbing activities to determine significance. If resources determined significant or unique through Phase II testing, and avoidance is not possible, appropriate resource-specific mitigation measures should be established by the lead agency, in consultation with consulting tribes, where appropriate, and undertaken by qualified personnel. These might include a Phase III data recovery program implemented by a qualified archaeologist and performed in accordance with the OHP's Archaeological Resource Management Reports (ARMR): Recommended Contents and Format and Guidelines for Archaeological Research Designs.

   Additional options can include 1) interpretative signage, or 2) educational outreach that helps inform the public of the past activities that occurred in this area. Should the project require extended Phase I testing, Phase II evaluation, or Phase III data recovery, a Native American representative traditionally affiliated with the project area, as

indicated by the NAHC, shall be given the opportunity to provide a representative or monitor to assist with the archaeological assessments. The long-term disposition of archaeological materials collected from a significant resource should be determined in consultation with the affiliated tribe(s), where relevant; this could include curation with a recognized scientific or educational repository, transfer to the tribe, or respectful reinternment in an area designated by the tribe.

j) In cases where the project area is developed and no natural ground surface is exposed, sensitivity for subsurface resources should be assessed based on review of literature, geology, site development history, and consultation with tribal parties. If this archaeological desktop assessment indicates that the project is located in an area sensitive for archaeological resources, as determined by the Lead Agency in consultation with a qualified archaeologist, the project should retain an archaeological monitor and, in the case of sensitivity for tribal resources, a tribal monitor, to observe ground disturbing operations, including but not limited to grading, excavation, trenching, or removal of existing features of the subject property. The archaeological monitor should be supervised by an archaeologist meeting the SOI PQS

k) Conduct construction activities and excavation to avoid cultural resources (if identified). If avoidance is not feasible, further work may be needed to determine the importance of a resource. Retain a qualified archaeologist, and/or as appropriate, a qualified architectural historian who should make recommendations regarding the work necessary to assess significance. If the cultural resource is determined to be significant under state or federal guidelines, impacts to the cultural resource will need to be mitigated.

l) Stop construction activities and excavation in the area where cultural resources are found until a qualified archaeologist can determine whether these resources are significant, and tribal consultation can be conducted, in the case of tribal resources. If the archaeologist determines that the discovery is significant, its long-term disposition should be determined in consultation with the affiliated tribe(s); this could include curation with a recognized scientific or educational repository, transfer to the tribe, or respectful reinternment in an area designated by the tribe.

Applicability to the Project

As discussed below, there are no structures or other potentially historic resources on the Project Site. Consistent with PMM CULT-1(f), a CHRIS record search was conducted through the South Central Coastal Information Center (SCCIC), which did not identify any archaeological resources. Because no resources have been identified, no specific avoidance measures are warranted. Nevertheless, the Project would be required to adhere to mitigation regarding the inadvertent discovery of archaeological resources, as outlined in MM-CUL-1, below. MM-CUL-1 is a standard City mitigation measure which is equivalent to or more effective than PMM CULT-1 and would ensure that no significant impacts to archeological resources would occur. Thus, the PMM CULT-1 is not applicable to the Project.

PMM CULT-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to human remains, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) In the event of discovery or recognition of any human remains during construction or excavation activities associated with the project, in any location other than a dedicated cemetery, cease further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent human remains until the coroner of the county in which the remains are discovered has been informed and has determined that no investigation of the cause of death is required.

b) If any discovered remains are of Native American origin, as determined by the county Coroner, an experienced osteologist, or another qualified professional:

– Contact the County Coroner to contact the NAHC to designate a Native American Most Likely Descendant (MLD). The MLD should make a recommendation to the landowner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains and any associated grave goods. This may include obtaining a qualified archaeologist or team of archaeologists to properly excavate the human remains. In some cases, it is necessary for the Lead Agency, qualified archaeologist, or developer to also reach out to the NAHC to coordinate and ensure notification in the event the Coroner is not available.

– If the NAHC is unable to identify a MLD, or the MLD fails to make a

recommendation within 48 hours after being notified by the commission, or the landowner or his representative rejects the recommendation of the MLD and the mediation by the NAHC fails to provide measures acceptable to the landowner, obtain a culturally affiliated Native American monitor, and an archaeologist, if recommended by the Native American monitor, and rebury the Native American human remains and any associated grave goods, with appropriate dignity, on the property and in a location that is not subject to further subsurface disturbance.

Applicability to the Project

In the event human remains are encountered during grading or construction activities, State Health and Safety Code Section 7050.5 requires that no further disturbance shall occur until the County Coroner has made the necessary findings as to origin and disposition pursuant to PRC Section 5097.91 and 5097.98. If the human remains are of Native American origin, compliance with State laws, which fall within the jurisdiction of the Native American Heritage Commission (PRC Section 5097), relating to the disposition of Native American burials would be required. Compliance with these state laws, which are equivalent to or more effective than PMM CULT-2, would ensure that no significant impacts to Native American remains would occur. Thus, the PMM CULT-2 is not applicable to the Project.

Impact Analysis

a. Cause a substantial adverse change in the significance of a historical resource pursuant to State CEQA Guidelines §15064.5?

No Impact. Based upon the criteria established in the *L.A. CEQA Thresholds Guide*, a significant impact may occur if a project would disturb historic resources which presently exist within the project site. Section 15064.5 of the *State CEQA Guidelines* defines an historical resource as:

1) a resource listed in or determined to be eligible by the State Historical Resources Commission, for listing in the California Register of Historical Resources;

2) a resource listed in a local register of historical resources or identified as significant in an historical resource survey meeting certain state guidelines; or

3) an object, building, structure, site, area, place, record or manuscript which a lead agency determines to be significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California, provided that the lead agency's determination is supported by substantial evidence in light of the whole record.

A significant impact would occur if a project were to adversely affect an historical resource meeting one of the above definitions. A substantial adverse change in the significance of a historic

resource means demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of a historical resource would be materially impaired.

The Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half, and therefore contains no historical resources. The Project Site does not require historic preservation review and is not within a historic preservation overlay zone.[29] ***Therefore, the Project would not cause a substantial adverse change in the significance of a historical resource (on-site or off-site) pursuant to CEQA Guidelines Section 15064.5 and no impact would occur***.

b. Cause a substantial adverse change in the significance of an archaeological resource pursuant to State CEQA Guidelines §15064.5?

Less Than Significant Impact. Section 15064.5 of the State CEQA Guidelines defines significant archaeological resources as resources which meet the criteria for historical resources, as discussed above, or resources which constitute unique archaeological resources. A project-related significant adverse effect could occur if the project were to affect archaeological resources which fall under either of these categories.

The Project Site and surrounding area are not within proximity of a known archaeological site.[30] Furthermore, a records search prepared by the SCCIC did not reveal any prior evaluations of the property. The SCCIC records search revealed that there have been six recorded archaeological resources within half-mile radius of the of the property and none within the Project Site boundaries.[31] Nonetheless, should archaeological resources be discovered during grading or construction activities, work would cease in the area of the find until a qualified archaeologist has evaluated the find in accordance with federal, State, and local guidelines, including those set forth in Public Resources Code (PRC) Section 21083.2. The required compliance would ensure any found deposits are treated in accordance with federal, State, and local guidelines, including those set forth in PRC Section 21083.2.

In addition, the City has established a standard mitigation measure to address any inadvertent discovery of archaeological resources, and which would be imposed on the Project as part of its land use approvals.

MM-CUL-1 Inadvertent Discovery of Archaeological Resources

If any archaeological materials are encountered during the course of Project development, all further development activity in the vicinity of the materials shall halt and:

[29] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org. Accessed October 2022.

[30] City of Los Angeles, Citywide General Plan Framework Final Environmental Impact Report, certified August 2001, Figure CR-1 – Prehistoric and Historic Archaeological Sites and Survey Areas in the City of Los Angeles.

[31] Letter Correspondence from Stacy St. James, South Central Coastal Information Center, December 1, 2022. Refer to Appendix E to this SCEA.

- The services of an archaeologist shall then be secured by contacting the South Central Coastal Information Center (657-278-5395) located at California State University Fullerton, or a member of the Society of Professional Archaeologist (SOPA) or a SOPA-qualified archaeologist, who shall assess the discovered material(s) and prepare a survey, study, or report evaluating the impact;
    - The archaeologist's survey, study or report shall contain a recommendation(s), if necessary, for the preservation, conservation, or relocation of the resource; and
    - The Project Applicant shall comply with the recommendations of the evaluating archaeologist, as contained in the survey, study, or report. • Project development activities may resume once copies of the archaeological survey, study or report are submitted to: SCCIC Department of Anthropology, McCarthy Hall 477 CSU Fullerton, 800 North State College Boulevard, Fullerton, CA 92834.
- Prior to the issuance of any building permit, the Project Applicant shall submit a letter to the case file indicating what, if any, archaeological reports have been submitted, or a statement indicating that no material was discovered.
- A covenant and agreement binding the Project Applicant to this condition shall be recorded prior to the issuance of a grading permit.

With adherence to MM-CUL-1 regarding the inadvertent discovery of archaeological resources, the Project would not cause a substantial adverse change in the significance of an archaeological resource pursuant to State CEQA Guidelines Section 15064.5. Impacts would be less than significant.

c. Disturb any human remains, including those interred outside of dedicated cemeteries?

Less Than Significant Impact. A significant adverse effect may occur if grading or excavation activities associated with a project were to disturb previously interred human remains. It is unknown whether human remains are located at the Project Site. As the Project Site has been previously developed, any human remains that may have existed near the site surface are likely to have been disturbed or previously removed. Even so, should human remains be encountered unexpectedly during grading or construction activities, State Health and Safety Code Section 7050.5 requires that no further disturbance shall occur until the County Coroner has made the necessary findings as to origin and disposition pursuant to PRC Section 5097.91 and 5097.98. If human remains of Native American origin are discovered during Project construction, compliance with State laws, which fall within the jurisdiction of the Native American Heritage Commission (PRC Section 5097), relating to the disposition of Native American burials would be required. ***Considering the low potential for any human remains to be located on the Project Site and that compliance with regulatory standards described above would ensure appropriate treatment of any human remains unexpectedly encountered during grading activities, the Project's impact on human remains would be less than significant***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the cultural resources analysis above. The cumulative impacts cultural resources study area is the extent of the Related Projects.

As discussed above, the Project would not result in a significant impact to cultural resources. The Project Site does not contain any known cultural resources. It is unknown whether or not any of the properties on which the Related Projects are located contain cultural resources. Any related project sites that contain historical, archaeological, or paleontological resources, or human remains would be required to comply with State regulations and measures similar to those that would be required for the Project. Nonetheless, as there are no known cultural resources on the Project Site (see analysis above), there is no potential for the Project to contribute to a cumulative impact. ***Overall, based on the above, cumulative impacts associated with cultural and archaeological resources, tribal cultural resources, and human remains would be less than significant and would not be cumulatively considerable***.

VI. ENERGY

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?	☐	☐	☒	☐
b. Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?	☐	☐	☐	☒

SCAG 2020–2045 RTP/SCS PEIR Mitigation Measures

The 2020–2045 RTP/SCS PEIR MMRP did not identify any mitigation measures required to address impacts associated with Energy.

Impact Analysis

a. Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction or operation?

Less Than Significant Impact. A significant impact may occur if a project were to consume energy resources in a wasteful, inefficient, or unnecessary way during construction or operation.

In order to determine if the Project would result in a potentially significant environmental impact due to the wasteful, inefficient, or unnecessary consumption of energy resources during the construction or operation of the Project, an analysis of the Project's energy use for all stages of the Project has been provided. Section 15126.2(b) of the CEQA Guidelines refers to Appendix F of the CEQA Guidelines as guidance for the information to be provided in the analysis. Appendix F provides the following factors that a lead agency may consider in the discussion of energy use:

1. *The project's energy requirements and its energy use efficiencies by amount and fuel type for each stage of the project including construction, operation, maintenance, and/or removal (If appropriate, the energy intensiveness of materials may be discussed);*

2. *The effects of the project on local and regional energy supplies and on requirements for additional capacity;*

3. *The effects of the project on peak and base period demands for electricity and other forms of energy;*

4. *The degree to which the project complies with existing energy standards;*

5. *The effects of the project on energy resources; and*

6. *The project's projected transportation energy use requirements and its overall use of efficient transportation alternatives.*

In accordance with the considerations above, the following analysis evaluates the potential energy impacts of the Project with a particular emphasis on whether the Project would result in the inefficient, wasteful, or unnecessary consumption of energy. The energy analysis does not include a full life cycle analysis of energy usage that would occur over the production/transport of materials used during Project construction or operation, or the end of life for the materials and processes that would occur as an indirect result of the Project (i.e. "the energy intensiveness of materials"). Estimating the energy usage associated with these processes would be too speculative for meaningful consideration, would require analysis beyond the current state-of-the-art in impact assessment, and may lead to a false or misleading level of precision in reporting. Manufacture and transport of materials related to Project construction and operation are expected to be regulated under regulatory energy efficiency requirements. Therefore, it is assumed that energy usage related to construction and operational materials would be consistent with current regulatory requirements regarding energy usage.

Construction

Transportation-Energy

During Project construction, energy would be consumed in the form of petroleum-based fuels used to power off-road construction vehicles and equipment on the Project Site, construction worker travel to and from the Project Site, and vehicles used to deliver materials to the Site. The Project would require demolition and site preparation, including grading and hauling material

offsite; building construction, including installation of landscaping and hardscaping; and architectural coating. As taken from the CalEEMod modeling prepared for the Project, diesel-powered construction equipment (such as off-road equipment and hauling and vendor trucks) would result in 1,476.21 metric tons of carbon dioxide ($MTCO_2$), or 3,255,043.05 pounds of CO_2, while gasoline-powered construction equipment (such as worker automobiles) would result in 1,019.28 $MTCO_2$, or 2,247,512.4 pounds of CO_2.[32] According to CO_2 emission factors for transportation fuels published by the U.S. Energy Information Administration, burning one gallon of diesel fuel generates approximately 22.4 pounds of CO_2 and burning one gallon of gasoline produces approximately 19.6 pounds of CO_2.[33] Based on the U.S. Energy Information Administration fuel consumption factors, and the Project's estimated "total CO_2" emissions presented in the CalEEMod output sheets, it is estimated that the Project's construction activities would consume a total of approximately 147,021 gallons of diesel fuel and approximately 114,669 gallons of gasoline. According to fuel sales data from the California Energy Commission, fuel consumption in Los Angeles County was approximately 3.06 billion gallons of gasoline and 445 million gallons of diesel fuel in 2021 (the most recent year of reported data).[34] Accordingly, the Project's transportation-energy consumption during construction would represent a negligible portion of annual gasoline and diesel consumption within Los Angeles County.

Energy use during construction would be temporary in nature, and construction equipment used would be typical of similar-sized construction projects in the region. There are no unusual Project characteristics or construction processes proposed that would require the use of equipment that would be more energy intensive and/or less energy efficient than those used for comparable construction projects. In addition, the Project would utilize construction contractors who demonstrate compliance with applicable CARB regulations that restrict the idling of heavy-duty diesel motor vehicles and govern the accelerated retrofitting, repowering, or replacement of heavy-duty diesel on- and off-road equipment. Construction activities would utilize fuel-efficient equipment consistent with state and federal regulations and would comply with state measures to reduce the inefficient, wasteful, or unnecessary consumption of energy. In addition, per applicable regulatory requirements, the Project would comply with construction waste management practices to divert construction and demolition debris. These practices would result in efficient use of transportation-energy necessary to construct the Project. Furthermore, in the interest of cost efficiency, construction contractors would not utilize fuel in a manner that is wasteful or unnecessary.

Electricity and Natural Gas

Construction activities, including the construction of new buildings and facilities, typically do not involve the consumption of natural gas. Electricity use during construction would be temporary and would fluctuate during different phases of construction. However, construction of the Project

[32] See Construction Transportation Energy Worksheet included as Appendix F to this SCEA.

[33] U.S. Energy Information Administration, Environment Carbon Dioxide Emissions Coefficients, February 2, 2016.

[34] California Energy Commission, California Retail Fuel Outlet Annual Reporting (CEC-A15) Results, 2021. Diesel is adjusted to account for retail (50.3%) and non-retail (49.7%) diesel sales.

would not require electricity to power most construction equipment. The majority of construction equipment during demolition and grading would be gas- or diesel-powered, and the later construction phases would require electricity-powered equipment for interior construction and architectural coatings. Additionally, it is anticipated that most of the electric-powered construction equipment would be hand tools (e.g., power drills, table saws, compressors) and lighting, which would result in minimal electricity usage during construction activities. As a result, electrical demand during construction is typically a fraction of the electrical demand during operation, which, as detailed below, would be well within the supply capabilities of the provider. Moreover, any electrical use during construction, would replace existing electrical consumption associated with existing Project Site uses that would be removed.

Summary

Based on the above, the Project would not involve the inefficient, wasteful, and unnecessary use of energy during construction and construction impacts would be less than significant.

Operation

Transportation-Energy

Transportation-related energy in the form of gasoline and diesel fuel would also be consumed during Project operations related to water usage, solid waste disposal, and vehicle trips to and from the Project Site by residents and visitors. Based on the VMT analysis prepared for the Project (see Appendix D of this SCEA), the Project would result in 4,874,940 annual VMT.[35] According to CARB's On-Road Emissions Factor (EMFAC) model, diesel-powered vehicles would account for 4.69 percent of all on-road VMT and would have an average fuel efficiency weighted for percentage of miles traveled of 12 miles per gallon (mpg) in 2025 (the Project's operational year), while gasoline-powered vehicles would account for 88.16 percent of on-road VMT with a fuel efficiency of 26 mpg; electric-powered vehicles, natural-gas-powered vehicles, and plug-in hybrid vehicles would account for the remaining on-road VMT.[36] Accordingly, using the same percentages of VMT and average fuel economy projected by EMFAC, operation of the Project would consume approximately 19,053 gallons of diesel fuel and 165,298 gallons of gasoline per year.[37] For comparison purposes, according to EMFAC modeling, Los Angeles County on-road

[35] See Appendix F of the Transportation Assessment included as Appendix D to this SCEA. Note that the VMT analysis presents the Project's VMT as 13,356 Daily VMT. 13,356 Daily VMT x 365 days per year = 4,874,940 Annual VMT.

[36] California Air Resources Board, EMFAC2021 on-road vehicle emissions factor model, EMFAC2021 (Modeling input: Los Angeles County; Fleet Aggregate; Annual; 2025). The modeling input values are considered generally representative of conditions for the region and representative of the majority of vehicles associated with Project-related VMT. See EMFAC Operational Transportation Energy Worksheet in Appendix F to this SCEA.

[37] Calculated as follows for diesel: 4.69 percent of total 4,874,940 VMT = 228,635 diesel VMT / 12 diesel mpg = 19,053 gallons of diesel. Calculated as follows for gasoline: 88.16 percent of total 4,874,940 VMT = 4,297,747 gasoline VMT / 26 gasoline mpg = 165,298 gallons of gasoline.

vehicles would consume 3.54 billion gallons of gasoline and 533 million gallons of diesel in 2025.[38] As such, the fuel usage during Project operation would represent a negligible percent of all annual, on-road fuel-related energy consumption in Los Angeles County.

As detailed in Section XVII, Transportation, the Project would not conflict with transportation plans. The Project's employees, residents, and visitors would utilize vehicles that comply with CAFE fuel economy standards and the Pavley standards, which are designed to result in more efficient use of transportation fuels. Additionally, the Project Site's location takes advantage of existing transportation alternatives in the vicinity that could reduce energy (gasoline, electric, or natural gas, depending on the mode of travel) consumption for transportation needs. The increases in land uses on the Project Site would reduce vehicle trips and VMT by encouraging walking, bicycling, and other non-automotive forms of transportation, which would result in corresponding reductions in transportation energy demand. The Project would also include both short- and long-term bicycle parking spaces as well as electric vehicle charging stations in compliance with LAMC requirements.

Electricity and Natural Gas

During operation of the Project, electricity and natural gas would be consumed for multiple purposes, including, but not limited to, HVAC, refrigeration, water heating, lighting, and the use of electronics, equipment, and appliances. According to the CalEEMod outputs (see Appendix C of this SCEA), the Project would have an electrical demand of 2,369,404 kilowatt-hours per year (kWh/yr), which has an equivalent instantaneous peak demand of 0.52 megawatts (MW).[39] Electricity would be provided to the Project Site by the Los Angeles Department of Water and Power (LADWP), which projects that its total sales in 2025-2026 fiscal year (the Project's operational year) would be 23,537 gigawatt-hours (GWh).[40] As such, the Project's annual electrical demand would represent 0.01 percent of LADWP's available supplies. In addition, the estimated peak demand on the LADWP system in 2025-2026 is expected to be 6,076 MW.[41] Currently, LADWP has a dependable capacity of 8,009 MW.[42] Therefore, the Project's peak electrical demand would also not exceed LADWP's supply capabilities.

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[38] California Air Resources Board, EMFAC2021 on-road vehicle emissions factor model, EMFAC2021 (Modeling input: Los Angeles County; Fleet Aggregate; Annual; 2025). The modeling input values are considered generally representative of conditions for the region and representative of the majority of vehicles associated with Project-related VMT. See EMFAC Operational Transportation Energy Worksheet in Appendix F to this SCEA.

[39] Based on a statewide load factor of 52%. Source: California Public Utilities Co., 2017 Report: System Efficiency of California's Electric Grid. page 11, figure 6, visual estimate. Calculated as follows: 2,369,404 kWh/yr annual demand / 365 days/yr = 6,492 kWh/day daily demand / 24 hr/day = 271 kW average load. Using the equation that Load Factor = Average Load / Max Load; the Max Load (aka peak demand) = Average Load (271 kW) / Load Factor (0.52 for California) = 521 kW or 0.52 MW.

[40] LADWP defines its future electricity supplies in terms of sales that will be realized at the meter. LADWP, 2017 Power Strategic Long-Term Resource Plan, December 2017, Appendix A, Table A-1, p. A-6.

[41] LADWP defines its future electricity supplies in terms of sales that will be realized at the meter. LADWP, 2017 Power Strategic Long-Term Resource Plan, December 2017, Appendix A, Table A-1, p. A-6.

[42] Los Angeles Department of Water and Power, About Us, Power, Facts & Figures, https://www.ladwp.com/ladwp/faces/ladwp/aboutus/a-power/a-p-factandfigures?. Accessed October 2022.

CalEEMod outputs (see Appendix C) calculate that the Project would have a natural gas demand of 5,391,542 cubic-feet (cf) per year, or 14,771 cf per day.[43] Natural gas would be provided to the Project Site by Southern California Gas Company (SoCalGas), which projects that natural gas consumption within SoCalGas' planning area will be approximately 2,280 million cf per day out of a total available capacity of 3,435 million cf per day in 2025.[44] The Project's natural gas demand would represent 0.0006 percent of the natural gas consumption within SoCalGas' area and 0.001 percent of the remaining available capacity.

The Project would comply with standards set in the Los Angeles Green Building Code (Chapter IX, Article 9, of the LAMC) and California Building Code (CBC) Title 24, which would minimize the wasteful, inefficient, or unnecessary consumption of energy resources during operation. The Los Angeles Green Building Code contains mandatory measures for residential and nonresidential uses, particularly those related to energy efficiency (i.e., renewable energy, indoor and outdoor water use, and water reuse systems). California's Green Building Standards Code (CALGreen; Title 24, Part 11) requires implementation of energy efficient light fixtures and building materials into the design of new construction Projects. Furthermore, the 2022 Building Energy Efficiency Standards of the California Energy Code (CBC Title 24, Part 6) requires newly constructed buildings to meet energy performance standards set by the Energy Commission. These standards are specifically crafted for new buildings to result in energy efficient performance so that the buildings do not result in wasteful, inefficient, or unnecessary consumption of energy. The standards are updated every three years and each iteration is more energy efficient than the previous standards.

Summary

Based on the above, the Project would not involve the inefficient, wasteful, and unnecessary use of energy during operation and operational impacts would be less than significant.

b. Conflict with or obstruct a state or local plan for renewable energy or energy efficiency?

No Impact. A significant impact may occur if a project were to conflict with a state or local plan for renewable energy or energy efficiency. The energy conservation policies and plans relevant to the Project include the California Title 24 energy standards, the 2019 CALGreen Code, the City of Los Angeles Green Building Code, the City of LA Green New Deal, and the 2020-2045 RTP/SCS.

Title 24 provides energy conservation standards for all new and renovated commercial buildings constructed in California. The standards apply to the building envelope, space-conditioning

[43] Note that the CalEEMod outputs present the Project's operational natural gas demand as 5,591,029 kilo-British thermal units (kBTU) per year. In 2020, the U.S. annual average heat content of natural gas delivered to consumers was about 1,037 BTU (or 1.037 kBTU) per cubic foot. Source: United States, Energy Information Administration, https://www.eia.gov/tools/faqs/faq.php?id=45&t=8. Project consumption calculated as follows: 5,591,029 kBTU per year / 1.037 kBTU per cubic foot (cf) = 5,391,542 cf per year / 365 days per year = 14,771 cf per day.

[44] California Gas and Electric Utilities, 2022 California Gas Report, Table 32: Southern California Gas Company, Annual Gas Supply and Requirements, Average Temperature Year, page 185.

systems, and water-heating and lighting systems of buildings and appliances and provide guidance on construction techniques to maximize energy conservation. Minimum efficiency standards are given for a variety of building elements, including: appliances; water and space heating and cooling equipment; and insulation for doors, pipes, walls, and ceilings. The standards also emphasize saving energy at peak periods and seasons and improving the quality of installation of energy efficiency measures. In addition, the 2019 CALGreen Code sets targets for: energy efficiency; water consumption; dual plumbing systems for potable and recyclable water; diversion of construction waste from landfills; and use of environmentally sensitive materials in construction and design, including eco-friendly flooring, carpeting, paint, coatings, thermal insulation, and acoustical wall and ceiling panels. The City's Green Building Code also includes specific lighting requirements to conserve energy, window gazing to reflect heat, enhanced insulation to reduce heating and ventilation energy use, and enhanced air filtration. As implementation of these conservation policies are mandatory under the City's Building Code, the Project would not conflict with these plans for renewable energy or energy efficiency.

In 2015, the City of Los Angeles adopted and released the City's first ever Sustainable City pLAn, which set short term and longer term energy and conservation targets geared towards advancing the City's economy and equity. The City's 2019 update to the Sustainable City pLAn, known as LA's Green New Deal, focuses on securing clean air and water and a stable climate, improving community resilience, expanding access to healthy food and open space, and promoting environmental justice for all. Through the Green New Deal, the City would cut an additional 30 percent in greenhouse gas emissions above and beyond the 2015 pLAn and ensures that the City stays within its carbon budget between now (2021) and 2050.[45] The Project's consistency with the Green New Deal is analyzed in Section VIII, Greenhouse Gas Emissions, of this SCEA. As detailed there, the Project would be consistent with the specific, applicable policies of the Green New Deal.

With regard to transportation energy and consistency with the 2020-2045 RTP/SCS, the Project would support fewer vehicle trips by locating 405 new housing units (and approximately 911 new residents[46]) in a neighborhood that is served by several Metro bus lines, which run bus lines along Sepulveda Boulevard and Vanowen Street. The Project Site is also located within one-mile of the Sepulveda Metro G Line (Orange) Station. Accordingly, as detailed further in Section VIII, Greenhouse Gas Emissions, of this SCEA, the Project would be consistent with the SCAG RTP/SCS which includes goals to reduce VMT and corresponding decrease in fuel consumption.

To summarize, the Project would be required to implement features for renewable energy and energy efficiency contained within Title 24, CALGreen, and the City's Green Building Code. In addition, the Project would be consistent with the energy consumption reduction goals of LA's

[45] City of Los Angeles, L.A.'s Green New Deal Sustainable City pLAn 2019, https://plan.lamayor.org/sites/default/files/pLAn_2019_final.pdf. Accessed October 2022.

[46] Based on rate of 2.25 persons per multi-family dwelling unit (2.25 x 405 = 911). Source: City of Los Angeles VMT Calculator Documentation Version 1.3, May 2020, Table 1, page 10.

Green New Deal and the 2020-2045 RTP/SCS. **Therefore, the Project would not conflict with a state or local plan for renewable energy or energy efficiency and no impact would occur.**

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the energy analysis above.

Growth within the applicable LADWP and SoCal Gas service areas, as well as County-wide, is anticipated to increase the demand for energy, as well as the need for energy infrastructure, such as new or expanded energy facilities. As discussed above, the Project would not result in a significant impact to energy consumption. Therefore, the Project's individual contribution to cumulative impacts related to energy consumption would not result in a cumulatively considerable effect. ***As such, the Project's impacts would not be cumulatively considerable and cumulative energy impacts would be less than significant***.

VII. GEOLOGY AND SOILS

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Directly or indirectly cause substantial adverse effects, including the risk of loss, injury, or death involving:				
i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.	☐	☐	☒	☐
ii. Strong seismic ground shaking?	☐	☐	☒	☐
iii. Seismic-related ground failure, including liquefaction?	☐	☐	☒	☐
iv. Landslides?	☐	☐	☐	☒
b. Result in substantial soil erosion or the loss of topsoil?	☐	☐	☒	☐

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
c. Be located on a geologic unit that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?	☐	☐	☒	☐
d. Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?	☐	☐	☒	☐
e. Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of waste water?	☐	☐	☐	☒
f. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM GEO-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to historical resources, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Consistent with the CBC and local regulatory agencies with oversight of development associated with the Plan, ensure that site-specific geotechnical investigations conducted by a qualified geotechnical expert are conducted to ascertain soil types prior to preparation of project designs. These investigations can and should identify areas of potential failure and recommend remedial geotechnical measures to eliminate any problems.

b) Consistent with the requirements of the State Water Resources Control Board (SWRCB) for projects over one acre in size, obtain coverage under the General Construction Activity Storm Water Permit (General Construction Permit) issued by the SWRCB and prepare a stormwater pollution prevention plan (SWPPP) and submit the plan for review and

approval by the Regional Water Quality Control Board (RWQCB). At a minimum, the SWPPP should include a description of construction materials, practices, and equipment storage and maintenance; a list of pollutants likely to contact stormwater; site-specific erosion and sedimentation control practices; a list of provisions to eliminate or reduce discharge of materials to stormwater; BMPs; and an inspection and monitoring program.

c) Consistent with the requirements of the SWRCB and local regulatory agencies with oversight of development associated with the Plan, ensure that project designs provide adequate slope drainage and appropriate landscaping to minimize the occurrence of slope instability and erosion. Design features should include measures to reduce erosion caused by storm water. Road cuts should be designed to maximize the potential for revegetation.

d) Consistent with the CBC and local regulatory agencies with oversight of development associated with the Plan, ensure that, prior to preparing project designs, new and abandoned wells are identified within construction areas to ensure the stability of nearby soils.

Applicability to the Project

Consistent with PMM GEO-1(a), a Geotechnical Report was prepared for the Project, which includes site-specific measures regarding areas of potential geological risk. Furthermore, the Project would be required to comply with the existing seismic and grading design regulations required by the City of Los Angeles Building Code and would be required to provide a final design-level geotechnical report, subject to Los Angeles Department of Building and Safety (LADBS) review and approval, prior to the issuance of grading permits for the Project. In addition, the Project would be required to comply with existing City and state regulations regarding erosion control, drainage, and stormwater management. Compliance with existing regulatory requirements would be equal to or more effective than the measures included in PMM GEO-1, as the Project would be required to incorporate site-specific geotechnical recommendations for increasing safety and reducing geologic hazards, and the proposed buildings would be constructed in accordance with all City required geotechnical requirements. Therefore, PMM GEO-1 is not applicable to the Project.

PMM GEO-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to paleontological resources. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Ensure compliance with the Paleontological Resources Preservation Act, the Federal Land Policy and Management Act, the Antiquities Act, Section 5097.5 of the Public Resources Code (PRC), adopted county and city general plans, and other federal, state and local regulations, as applicable and feasible, by adhering to and incorporating the performance standards and practices from the 2010 Society for Vertebrate Paleontology (SVP) standard procedures for the assessment and mitigation of adverse impacts to paleontological resources.

b) Obtain review by a qualified paleontologist (e.g. who meets the SVP standards for a Principal Investigator or Project Paleontologist or the Bureau of Land Management (BLM) standards for a Principal Investigator), to determine if the project has the potential to require ground disturbance of parent material with potential to contain unique paleontological or resources, or to require the substantial alteration of a unique geologic feature. The assessment should include museum records searches, a review of geologic mapping and the scientific literature, geotechnical studies (if available), and potentially a pedestrian survey, if units with paleontological potential are present at the surface.

c) Avoid exposure or displacement of parent material with potential to yield unique paleontological resources.

d) Where avoidance of parent material with the potential to yield unique paleontological resources is not feasible:

    1. All on-site construction personnel receive Worker Education and Awareness Program (WEAP) training prior to the commencement of excavation work to understand the regulatory framework that provides for protection of paleontological resources and become familiar with diagnostic characteristics of the materials with the potential to be encountered.

    2. A qualified paleontologist prepares a Paleontological Resource Management Plan (PRMP) to guide the salvage, documentation and repository of unique paleontological resources encountered during construction. The PRMP should adhere to and incorporate the performance standards and practices from the 2010 SVP Standard procedures for the assessment and mitigation of adverse impacts to paleontological resources. If unique paleontological resources are encountered during construction, use a qualified paleontologist to oversee the implementation of the PRMP.

3. Monitor ground disturbing activities in parent material, with a moderate to high potential to yield unique paleontological resources using a qualified paleontological monitor meeting the standards of the SVP or the BLM to determine if unique paleontological resources are encountered during such activities, consistent with the specified or comparable protocols.

4. Identify where ground disturbance is proposed in a geologic unit having the potential for containing fossils and specify the need for a paleontological monitor to be present during ground disturbance in these areas.

e) Avoid routes and project designs that would permanently alter unique geological features.

f) Salvage and document adversely affected resources sufficient to support ongoing scientific research and education.

g) Significant recovered fossils should be prepared to the point of curation, identified by qualified experts, listed in a database to facilitate analysis, and deposited in a designated paleontological curation facility.

h) Following the conclusion of the paleontological monitoring, the qualified paleontologist should prepare a report stating that the paleontological monitoring requirement has been fulfilled and summarize the results of any paleontological finds. The report should be submitted to the lead CEQA and the repository curating the collected artifacts, and should document the methods and results of all work completed under the PRMP, including treatment of paleontological materials, results of specimen processing, analysis, and research, and final curation arrangements.

Applicability to the Project

As analyzed below, no known paleontological resources have been identified at or near the Project Site. Notwithstanding, in the event of the inadvertent discovery of paleontological resources during the Project's grading and excavation period, the Project would be required to comply with all applicable regulatory requirements, which are equal to or more effective than the relevant measures included in PMM GEO-2. Thus, PMM GEO-2 is not applicable to the Project.

Impact Analysis

The following analysis is largely based on the Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California (Geotechnical Report) prepared for the Project by Geocon West, Inc., dated

February 25, 2022, which includes the Soils Report Approval Letter from the City of Los Angeles Department of Building and Safety, dated October 24, 2022.[47]

a. Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:

i. Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.

Less Than Significant Impact. A significant impact may occur if a project is located within a State-designated Alquist-Priolo Zone or other designated fault zone, and appropriate building practices are not employed.

Numerous active and potentially active faults with surface expressions (fault traces) have been mapped adjacent to, within, and beneath the City. Active earthquake faults are faults where surface rupture has occurred within the last 11,000 years. The Alquist-Priolo Earthquake Fault Zoning Act was passed in 1972 to mitigate the hazards of surface faulting and fault rupture to built structures. Surface rupture of a fault generally occurs within 50 feet of an active fault line.

The Project Site is not located within a designated Alquist-Priolo Earthquake Fault Zone. According to the California Geological Society, the closest surface trace of an active fault to the Project Site is the Northridge Fault located approximately 3.0 miles to the north. Other nearby active faults are the Verdugo Fault, the Mission Hills segment of the San Fernando Fault Zone, and the Hollywood Fault located approximately 5.2 miles northeast, 5.8 miles north, and 7.9 miles south-southeast of the site, respectively. The active San Andreas Fault Zone is located approximately 31 miles northeast of the Site. The Project Site is not located within a City-designated Fault Rupture Study Area. Thus, the potential for fault rupture at the Project Site would be low. Furthermore, the Project would be required to comply with applicable State and local building and seismic codes and implement all site- and Project-specific design recommendations contained in the Geotechnical Report (see Appendix G.1 to this SCEA) that was prepared for the Project. Final design-level soils and geological reports would be submitted to the Los Angeles Department of Building and Safety for review and approval as part of the standard building permit submittal package prior to Project construction.[48] Conformance with current Building Code requirements and site-specific design recommendations in the Geotechnical Report would minimize the potential for people on the Project Site to sustain loss, injury, or death as a result of fault rupture. ***Accordingly, less than significant impacts related to fault rupture would occur under the Project***.

[47] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

[48] Los Angeles Municipal Code Section 91.7006.2 requires the submittal of soils and geological reports to LADBS for review and approval for all grading work in excess of 5,000 cubic yards.

ii. Strong seismic ground shaking?

Less Than Significant Impact. A significant impact may occur if a project represents an increased risk to public safety or destruction of property by exposing people, property or infrastructure to seismically induced ground shaking hazards that are greater than the average risk associated with locations in the Southern California region.

The Project Site is located in the seismically active region of Southern California, and therefore, is susceptible to ground shaking during a seismic event. The seismicity of the region surrounding the Project Site was formulated based on research of an electronic database of earthquake data. A partial list of moderate to major magnitude earthquakes that have occurred in the Southern California area within the last 100 years is included in Table 5.6, *List of Historic Earthquakes*.

Table 5.6
List of Historic Earthquakes

Earthquake (Oldest to Youngest)	Date of Earthquake	Magnitude	Distance to Epicenter (Miles)	Direction to Epicenter
Near Redlands	July 23, 1923	6.3	70	E
Long Beach	March 10, 1933	6.4	49	SE
Tehachapi	July 21, 1952	7.5	64	NW
San Fernando	February 9, 1971	6.6	15	NNE
Whittier Narrows	October 1, 1987	5.9	23	ESE
Sierra Madre	June 28, 1991	5.8	26	E
Landers	June 28, 1992	7.3	115	E
Big Bear	June 28, 1992	6.4	93	E
Northridge	January 17, 1994	6.7	5	WNW
Hector Mine	October 16, 1999	7.1	128	ENE
Ridgecrest	July 5, 2019	7.1	119	NNE

Source: Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA.

In addition, several buried thrust faults (those faults without a surface expression) underlie the Los Angeles and are capable of generating significant ground shaking in the Los Angeles Area, including at the Project Site.

The Geotechnical Report prepared for the Project (see Appendix G.1 to this SCEA) provided site-specific seismic design parameters based on the uses proposed and soil conditions at the Project Site. The Project would be required through regulatory compliance, including the requirements of LAMC. Section 91.7006.2, to incorporate the recommendations of the Project's geotechnical engineer and with any conditions issued by LADBS per their review of the Project's Geotechnical Report, which would account for seismic calculations from probabilistic seismic hazard modeling for the Site. In addition, the Project would be required to comply with the City Building Code, which incorporates, with local amendments, the latest editions of the International Building Code and California Building Code. Compliance with the City Building Code includes incorporation of the seismic standards appropriate to the Project Site and its Seismic Design Category as established

in the Geotechnical Report. Modern buildings are designed to resist ground shaking through the use of shear panels, moment frames, and reinforcement in compliance with the Building Code. Accordingly, the Geotechnical Report prepared for the Project concluded that development of the Project is feasible from a geotechnical engineering standpoint, provided that the advice and recommendations contained in the report are included in the Project plans and implemented during construction. ***Therefore, impacts related to seismic ground shaking would be less than significant***.

iii. Seismic-related ground failure, including liquefaction?

Less Than Significant Impact. A significant impact may occur if a project is located in an area identified as having a high risk of liquefaction and mitigation measures required within such designated areas are not incorporated into the project. Liquefaction describes a phenomenon where cyclic stresses, which are produced by earthquake-induced ground motions, create excess pore pressures in cohesionless soils. As a result, the soils may acquire a high degree of mobility, which can lead to lateral spreading, consolidation and settlement of loose sediments, ground oscillation, flow failure, loss of bearing strength, ground fissuring, and sand boils, and other damaging deformations. This phenomenon occurs only below the water table, but after liquefaction has developed, it can propagate upward into overlying, non-saturated soils as excess pore water escapes. The possibility of liquefaction occurring at a given site is dependent upon the occurrence of a significant earthquake in the vicinity, sufficient groundwater to cause high pore pressures, and on the grain size, relative density, and confining pressures of the soil at the site.

The State of California Seismic Hazard Zone Map for the Van Nuys Quadrangle indicates that the Project Site is located within an area designated as having a potential for liquefaction. In addition, the County of Los Angeles Safety Element indicates that the Project Site is located in an area that is identified as having a potential for liquefaction. The historic high groundwater level in the area is reported to be approximately 40 feet beneath the existing ground surface. The Project would be required to comply with applicable State and local building and seismic codes and implement all site- and Project-specific design recommendations contained in the Geotechnical Report that was prepared for the Project. Pursuant to LAMC Section 91.7006.2, a final geotechnical report for the Project that addresses the same existing soils conditions as well as the final design of the development would be reviewed and approved by LADBS as part of the City's ministerial processes of issuing grading and building permits. The Project would be required to incorporate the recommendations of the Geotechnical Report and regulatorily required to comply with all conditions issued by LADBS per their review of the Project's Geotechnical Report, which would account for underlying soil conditions, including liquefaction potential. ***Therefore, impacts related to liquefaction, would be less than significant and no mitigation measures would be required***.

iv. Landslides?

No Impact. A significant adverse effect may occur if a project is located in a hillside area with soil conditions that would suggest high potential for sliding.

The topography at the Project Site is flat. The Project Site is not located within a City of Los Angeles Hillside Grading Area or a Hillside Ordinance Area. Additionally, the Project Site is not within an area identified as having a potential for seismic slope instability. There are no known landslides near the site, nor is the Project Site in the path of any known or potential landslides. Furthermore, the Project does not propose substantial alterations to the existing topography that would directly or indirectly cause adverse effects related to landslides. Accordingly, the Geotechnical Report (see Appendix G.1 to this SCEA) concluded that the Project would not be subject to hazards related to landslides and that development of the Project would be feasible from a geotechnical engineering standpoint, provided the advice and recommendations contained in the report are included in the Project plans and are implemented during construction. ***Therefore, no impacts related to landslides would occur***.

b. Result in substantial soil erosion or the loss of topsoil?

Less Than Significant Impact. A significant impact may occur if a project exposes large areas to the erosional effects of wind or water for a protracted period of time.

During construction, Project grading and excavation would expose relatively low amounts of soil for a limited time, allowing for possible erosion. However, due to the temporary nature of the soil exposure during the grading and excavation processes, substantial erosion is unlikely to occur. All grading activities require permits from the LADBS, which reviews compliance with requirements and standards designed to limit potential impacts, including from erosion to acceptable levels. In addition, all on-site grading and Project Site preparation is required to comply with all applicable provisions of LAMC Chapter IX, Division 70, addressing grading, excavation, and fills. The grading plan for the Project would conform with the City's Landform Grading Manual guidelines, subject to approval by the Department of City Planning and the Department of Building and Safety's Grading Division.

During construction, the Project would be required to prevent the transport of sediments from the Site by stormwater runoff and winds through the use of appropriate BMPs. Appropriate erosion control and drainage devices per the LAMC Section 91.7013 would be provided to the satisfaction of the Los Angeles Department of Building and Safety. During operation, the Project Site would be entirely covered with the structure and minor amounts of landscaping and there would be no exposed soil that would be susceptible to erosion. Accordingly, the Project would not have the potential to result in substantial soil erosion or the loss of topsoil. ***Impacts would be less than significant***.

c. Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse?

Less Than Significant Impact. A significant impact may occur if a project is built in an unstable area without proper site preparation or design features to provide adequate foundations for project buildings, thus posing a hazard to life and property. Potential impacts with respect to liquefaction and landslide potential are evaluated in Sections 6(a)(iii) and (iv) above.

The Project Site is underlain by Quaternary age alluvial deposits consisting of fine-grained clay, silt and sand. Artificial fill was encountered in the subsurface explorations to maximum depth of 2 to 5½ feet. The artificial consists of light brown to dark brown or yellowish brown sandy silt and silty sand that can be characterized as soft to firm or loose to medium dense, and dry to slightly moist. The fill is likely the result of past grading or construction activities at the Site. Deeper fill may exist between excavations and in other portions of the Project Site that were not directly explored.

The artificial fill is underlain by Quaternary age alluvium. The alluvium generally consists of yellowish brown, olive brown, and light brown to dark brown interbedded poorly graded and well-graded sand, silty sand, sandy silt and clay with varying amounts of gravel. The alluvial soils are characterized as dry to moist and loose to very dense or soft to hard.

The Project Site is not located within an area of known ground subsidence. No large-scale extraction of groundwater, gas, oil, or geothermal energy is occurring or planned at the Project Site or in the general site vicinity. There appears to be little or no potential for ground subsidence due to withdrawal of fluids or gases at the Project Site.

The topography at the Project Site is relatively level, with no pronounced highs or lows. The Project Site is not located within a City of Los Angeles Hillside Grading Area or a Hillside Ordinance Area. Also, the Project Site is not located within an area identified as having a potential for seismic slope instability. There are no known landslides near the Project Site, nor is the site in the path of any known or potential landslides. Therefore, the potential for slope stability hazards to adversely affect the proposed development is considered low.

In addition, safe construction practices would be exercised through required compliance with the City Building Code, the Geotechnical Report's recommendations, and conditions of approval provided by LADBS, which includes building foundation requirements appropriate to site conditions and soil conditions, including soil stability. The Geotechnical Report prepared for the Project (see Appendix G.1 to this SCEA) concluded that the Project would not be subject to hazards related to instability, such as settlement, slippage, or landslide provided that the recommendations contained in the Geotechnical Report are followed and implemented during design and construction. ***Therefore, impacts related to instability would be less than significant.***

d. Be located on expansive soil, as defined in Table 18 1 B of the Uniform Building Code (1994), creating substantial direct or indirect risks to life or property?

Less Than Significant Impact. A significant impact may occur if a project is built on expansive soils without proper site preparation or design features to provide adequate foundations for project buildings, thus posing a hazard to life and property.

Subsurface exploration conduction as part of the Geotechnical Report (see Appendix G.1 to this SCEA) determined that the soils beneath the Project Site are artificial fills that were encountered at a maximum depth of 2 to 5½ feet below existing ground surface. The Project Site is underlain

by fill soil and older alluvium. The artificial consists of light brown to dark brown or yellowish brown sandy silt and silty sand that can be characterized as soft to firm or loose to medium dense, and dry to slightly moist. The fill is likely the result of past grading or construction activities at the Site. Deeper fill may exist between excavations and in other portions of the Project Site that were not directly explored.

The artificial fill is underlain by Quaternary age alluvium. The alluvium generally consists of yellowish brown, olive brown, and light brown to dark brown interbedded poorly graded and well-graded sand, silty sand, sandy silt and clay with varying amounts of gravel. The alluvial soils are characterized as dry to moist and loose to very dense or soft to hard.

The on-site geologic materials are in the low expansion range. The Expansion Index was found to be between 30 and 33 for bulk samples taken from a depth of one to five feet below ground surface. Furthermore, the Project would be required to comply with the City of Los Angeles Uniform Building Code, the LAMC, and other applicable building codes which include building foundation requirements appropriate to Site-specific conditions, such as expansion potential, established in the Geotechnical Report, and any conditions or recommendations established for the Project by the LADBS during their review of Project plans and the Geotechnical Report as part of the building and grading permit approval process (pursuant to LAMC Section 91.7006.2). ***Therefore, impacts from expansive soil would be less than significant***.

e. Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of wastewater?

No Impact. A significant impact may occur if a project is located in an area not served by an existing sewer system. The Project Site is located in a developed area of the City, which is served by a wastewater collection, conveyance, and treatment system operated by the City. Therefore, no septic tanks or alternative disposal systems would be necessary, nor are they proposed. ***Accordingly, no impacts related to inadequate septic tank support would occur***.

f. Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?

Less Than Significant Impact. A significant impact may occur if a project directly or indirectly destroys a unique paleontological resource or site or unique geologic feature.

Geologic Features

There are no distinct and prominent geologic or topographic features (i.e., hilltops, ridges, hillslopes, canyons, ravines, rock outcrops, water bodies, streambeds, or wetlands) on the Project Site. Thus, the Project would not destroy any distinct and prominent geologic or topographic features and no impacts would occur.

Paleontological Resources

Paleontological resources are the fossilized remains of organisms that have lived in a region in the geologic past and whose remains are found in the accompanying geologic strata. This type of fossil record represents the primary source of information on ancient life forms, since the majority of species that have existed on earth from this era are extinct. Public Resources Code Section 5097.5 specifies that any unauthorized removal of paleontological remains is a misdemeanor. Furthermore, California Penal Code Section 622.5 includes penalties for damage or removal of paleontological resources.

The Project Site is located in a developed, urban area that has been previously subject to disturbance, including grading and development. Per the General Plan Framework EIR, there are no known paleontological resources within the Project Site.[49] Additionally, a Vertebrate Paleontology Records Check was conducted by the Los Angeles County Natural History Museum for paleontological resources on the Project Site and vicinity. The research did not find any recorded paleontological resources within the Project Site boundaries. The research did find that there are localities of resources nearby from the same sedimentary deposits occurring at depth in the Project Area.[50] As outlined in the paleontological records search, the closest known vertebrate fossil locality to the Project Site is LACM 3822, approximately one-mile, which was collected from an unnamed lacustrine deposit 75 to 100 feet below ground surface and produced Bison. Therefore, as the Project would require excavation for subterranean parking, utility and foundation work, and grading there would be a potential to encounter buried paleontological resources.

The Project would be required to comply with the City of Los Angeles Conservation Element's Site Protection policy regarding designation of a paleontologist and notification, assessment, and removal or protection of paleontological resources that may be encountered during excavation. Per the Conservation Element, "if significant paleontological resources are uncovered during project execution, authorities are to be notified and the designated paleontologist may order excavations stopped, within reasonable time limits, to enable assessment, removal or protection of the resources."[51] The found deposits would be treated in accordance with federal, State, and local guidelines, including those set forth in California Public Resources Code Section 21083.2. Therefore, with adherence to applicable regulatory measures, the Project would not directly or indirectly destroy a unique paleontological resource or site or unique geologic feature. ***Overall, the Project would not directly or indirectly destroy a unique geologic feature and, with adherence to all regulatory requirements, would not directly or indirectly destroy a unique paleontological resource. Thus, impacts would be less than significant***.

[49] City of Los Angeles, Citywide General Plan Framework Final Environmental Impact Report, certified August 2001, Figure CR-2, Vertebrate Paleontological Resources in the City of Los Angeles.

[50] Correspondence from Alyssa Bell, Ph.D., Natural History Museum of Los Angeles County, October 2, 2022. Refer to Appendix H to this SCEA.

[51] City of Los Angeles, General Plan, Conservation Element, Adopted September 26, 2001. Page II-5.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the geology and soils analysis above, including seismicity, landslides, loss of topsoil, soil stability, fault rupture, etc. Geological hazards are site-specific and there is little, if any, cumulative relationship between a project and other nearby projects. Nonetheless, cumulative development in the Project vicinity would increase the overall population in the area, thus, increasing the risk of exposure to seismically induced hazards. With adherence to applicable local, State, and federal regulations, building codes, and comprehensive engineering practices, geologic hazards would be less than significant. Furthermore, the analysis of the Project's geology and soils impacts (see analysis above) concluded that with compliance with existing State and City building codes and City grading plan check requirements, impacts would be less than significant. ***Therefore, cumulative impacts would be less than significant***.

VIII. GREENHOUSE GAS EMISSIONS

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	☐	☐	☒	☐
b. Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM GHG-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to greenhouse gas emissions, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Integrate green building measures consistent with CALGreen (California Building Code Title 24), local building codes and other applicable laws, into project design including:

i. Use energy efficient materials in building design, construction, rehabilitation, and retrofit.

ii. Install energy-efficient lighting, heating, and cooling systems (cogeneration); water heaters; appliances; equipment; and control systems.

iii. Reduce lighting, heating, and cooling needs by taking advantage of light-colored roofs, trees for shade, and sunlight.

iv. Incorporate passive environmental control systems that account for the characteristics of the natural environment.

v. Use high-efficiency lighting and cooking devices.

vi. Incorporate passive solar design.

vii. Use high-reflectivity building materials and multiple glazing.

viii. Prohibit gas-powered landscape maintenance equipment.

ix. Install electric vehicle charging stations.

x. Reduce wood burning stoves or fireplaces.

xi. Provide bike lanes accessibility and parking at residential developments.

b) Reduce emissions resulting from projects through implementation of project features, project design, or other measures, such as those described in Appendix F of the State CEQA Guidelines.

c) Include off-site measures to mitigate a project's emissions.

d) Measures that consider incorporation of Best Available Control Technology (BACT) during design, construction and operation of projects to minimize GHG emissions, including but not limited to:

i. Use energy and fuel-efficient vehicles and equipment;

ii. Deployment of zero- and/or near-zero-emission technologies;

iii. Use lighting systems that are energy efficient, such as LED technology;

iv. Use the minimum feasible amount of GHG-emitting construction

materials;

v. Use cement blended with the maximum feasible amount of flash or other materials that reduce GHG emissions from cement production;

vi. Incorporate design measures to reduce GHG emissions from solid waste management through encouraging solid waste recycling and reuse;

vii. Incorporate design measures to reduce energy consumption and increase use of renewable energy;

viii. Incorporate design measures to reduce water consumption;

ix. Use lighter-colored pavement where feasible;

x. Recycle construction debris to maximum extent feasible;

xi. Plant shade trees in or near construction projects where feasible; and

xii. Solicit bids that include concepts listed above.

e) Measures that encourage transit use, carpooling, bike-share and car-share programs, active transportation, and parking strategies, including, but not limited to the following:

i. Promote transit-active transportation coordinated strategies;

ii. Increase bicycle carrying capacity on transit and rail vehicles;

iii. Improve or increase access to transit;

iv. Increase access to common goods and services, such as groceries, schools, and day care;

v. Incorporate affordable housing into the project;

vi. Incorporate the neighborhood electric vehicle network;

vii. Orient the project toward transit, bicycle and pedestrian facilities;

viii. Improve pedestrian or bicycle networks, or transit service;

ix. Provide traffic calming measures;

x. Provide bicycle parking;

xi. Limit or eliminate park supply through;

xii. Elimination (or reduction) of minimum parking requirements

xiii. Creation of maximum parking requirements

xiv. Provision of shared parking.

xv. Unbundle parking costs;

xvi. Provide parking cash-out programs;

xvii. Implement or provide access to commute reduction program.

f) Incorporate bicycle and pedestrian facilities into project designs, maintaining these facilities, and providing amenities incentivizing their use; and planning for and building local bicycle projects that connect with the regional network;

g) Improving transit access to rail and bus routes by incentives for construction of transit facilities within developments, and/or providing dedicated shuttle service to transit stations; and

h) Adopting employer trip reduction measures to reduce employee trips such as vanpool and carpool programs, providing end-of-trip facilities, and telecommuting programs including but not limited to measures that:

i. Provide car-sharing, bike sharing, and ride-sharing programs;

ii. Provide transit passes;

iii. Shift single occupancy vehicle trips to carpooling or vanpooling, for example providing ride-matching services;

iv. Provide incentives or subsidies that increase that use of modes other than single-occupancy vehicle;

v. Provide on-site amenities at places of work, such as priority parking for carpools and vanpools, secure bike parking, and showers and locker rooms;

vi. Provide employee transportation coordinators at employment sites;

vii. Provide a guaranteed ride home service to users of non-auto modes.

i) Designate a percentage of parking spaces for ride-sharing vehicles or high-occupancy vehicles, and provide adequate passenger loading and unloading for those vehicles;

j) Land use siting and design measures that reduce GHG emissions, including:

   i. Developing on infill and brownfields sites;

   ii. Building compact and mixed-use developments near transit;

   iii. Retaining on-site mature trees and vegetation, and planting new canopy trees;

   iv. Measures that increase vehicle efficiency, encourage use of zero and low emissions vehicles, or reduce the carbon content of fuels, including constructing or encouraging construction of electric vehicle charging stations or neighborhood electric vehicle networks, or charging for electric bicycles; and

   v. Measures to reduce GHG emissions from solid waste management through encouraging solid waste recycling and reuse.

k) Consult the SCAG Environmental Justice Toolbox for potential measures to address impacts to low-income and/or minority communities. The measures provided above are also intended to be applied in low income and minority communities as applicable and feasible.

l) Require at least five percent of all vehicle parking spaces include electric vehicle charging stations, or at a minimum, require the appropriate infrastructure to facilitate sufficient electric charging for passenger vehicles and trucks to plug-in.

m) Encourage telecommuting and alternative work schedules, such as:

   i. Staggered starting times

   ii. Flexible schedules

   iii. Compressed work weeks

n) Implement commute trip reduction marketing, such as:

   i. New employee orientation of trip reduction and alternative mode options

   ii. Event promotions

   iii. Publications

o) Implement preferential parking permit program

p) Implement school pool and bus programs

q) Price workplace parking, such as:

   i. Explicitly charging for parking for its employees;

   ii. Implementing above market rate pricing;

   iii. Validating parking only for invited guests;

   iv. Not providing employee parking and transportation allowances; and

   v. Educating employees about available alternatives.

Applicability to the Project

As analyzed below, the Project has been designed and would be constructed to incorporate environmentally sustainable building features and construction protocols required by the Los Angeles Green Building Code and the California Green Building Standards Code (CALGreen) that would be equivalent to and as effective as the measures included in PMM GHG-1.

- The Project would integrate green building measures consistent with CALGreen (California Building Code Title 24). Specifically, the Project would comply with 2019 or better Title 24 Standards which ensure that builders use the most energy efficient and energy conserving technologies and construction practices. As described in the 2019 Title 24 Standards, the standards are "challenging but achievable design and construction practices" that represent "a major step towards meeting the Zero Net Energy (ZNE) goal." As discussed above in Subsection 3.3.7, the Project would include highly efficient HVAC systems; energy-efficient wall insulation and glazing units; and Energy Star–labeled appliances, or equivalent rating as may be applied at the time of construction. Furthermore, all exterior and interior lighting would meet high energy efficiency requirements utilizing light emitting diode (LED) or efficient fluorescent lighting technology (See Subsection 3.3.5). The Project would also set aside a minimum area for potential

installation of solar panels on residential and non-residential buildings at a later date as required by Title 24.

- The Project would comply with the City's EV charging requirements, which specify that five percent of new parking spaces would require EV charging equipment. In addition, 20 percent of all new parking spaces would be required to be EV "ready," which would be capable of supporting future EV charging equipment.

- Pursuant to the requirements of Senate Bill (SB) 1374, the Project would implement a construction waste management plan to recycle and/or salvage a minimum of 75 percent of non-hazardous demolition and construction debris. Furthermore, pursuant to LAMC Sections 66.32 through 66.32.5 (Ordinance No. 181,519), the Project's construction contractor would be required to deliver all remaining construction and demolition waste generated by the Project to a certified construction and demolition waste processing facility.

- The Project would comply with the applicable regulations associated with solid waste. Specifically, the Project would provide adequate storage areas in accordance with the City of Los Angeles Space Allocation Ordinance (Ordinance No. 171,687), which requires that development projects include an on-site recycling area or room of specified size.[52] The Project would also comply with AB 939, AB 341, AB 1826 and City waste diversion goals, as applicable, by providing clearly marked, source-sorted receptacles to facilitate recycling.

- The Project would comply with applicable regulations regarding water conservation, including, the Los Angeles Green Building Code and CALGreen.

In addition, to the above regulatory compliance measures, the Project would also include TDM strategies, as outlined in Project Design Feature TR-PDF-1. These TDM strategies include the provision of bicycle parking and reduced parking and would reduce reliance on motor vehicles which serves to reduce emissions.

The Project would adhere to existing regulatory requirements regarding GHG emissions and TR-PDF-1, which are equivalent to or as effective as PMM GHG-1 in reducing substantial adverse effects related to GHG emissions. As such, PMM GHG-1 is not applicable to the Project.

Impact Analysis

a. Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?

b. Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?

[52] Ordinance No. 171,687, adopted by the Los Angeles City Council on August 6, 1997.

Less than Significant Impact.

Whether the Project would generate GHG emissions that could have a significant impact on the environment is based on whether the Project would conflict with any applicable plan, policy, or regulation of an agency adopted for the purpose of reducing the emissions of GHG emissions. As such, both of these Checklist Questions are addressed together.

To analyze the Project's GHG impacts under Appendix G thresholds, the City will utilize a qualitative analysis that will assess the Project's consistency with applicable plans, policies, and regulations adopted to reduce GHG emissions, discussed below. Additionally, to comply with the requirements of CEQA Guidelines, section 15064.4(a), the analysis includes a good faith estimate of GHG emissions that may result from the project.

CEQA Guidelines Section 15064.4 provides that a lead agency shall make a good-faith effort, based to the extent possible on scientific and factual data, to describe, calculate, or estimate the amount of GHG emissions resulting from a project. It also states that the lead agency shall have the discretion to determine, in the context of a particular project, whether to: (1) quantify GHG emissions resulting from a project; and/or (2) rely on a qualitative analysis or performance-based standards. Lead agencies should consider several factors when determining the significance of GHG emissions from a project: the extent to which the project may increase or reduce GHG emissions as compared to the existing environmental setting; whether a project exceeds a significance threshold that the lead agency determines applies to the project; and the extent to which the project complies with regulations or requirements adopted to implement a statewide, regional or local plan for the reduction or mitigation of GHG emissions.

CEQA Guidelines Section 15064.4 does not establish a threshold of significance. Lead agencies have the discretion to establish significance thresholds for their respective jurisdictions, and in establishing those thresholds, a lead agency may appropriately look to thresholds developed by other public agencies, or suggested by other experts, such as the California Air Pollution Control Officers Association (CAPCOA), as long as any threshold chosen is supported by substantial evidence (see CEQA Guidelines Section 15064.7(c)). The CEQA Guidelines also clarify that the effects of GHG emissions are cumulative and should be analyzed in the context of CEQA's requirements for cumulative impact analysis (see CEQA Guidelines Section 15130(f)).[53] It is noted that the CEQA Guidelines were amended in response to SB 97 to specify that compliance with a GHG emissions reduction plan renders a cumulative impact insignificant.

CEQA Guidelines Section 15064(h)(3) allows a lead agency to make a finding of less than significance for GHG emissions if a project complies with regulatory programs to reduce GHG emissions. Because there is no applicable adopted or accepted numerical threshold of significance for GHG emissions, the methodology for evaluating the Project's impacts related to GHG emissions focuses on its consistency with statewide, regional, and local plans adopted for the purpose of reducing and/or mitigating GHG emissions. This evaluation of consistency with such plans is the sole basis for determining the significance of the Project's GHG-related impacts on the environment. The Climate Change Scoping Plan approved by the California Air Resources

[53] See, generally, Section 15130(f); see also Letter from Cynthia Bryant, Director of the Office of Planning and Research to Mike Chrisman, Secretary for Natural Resources, dated April 13, 2009.

Board; the City's LA Green Plan; and Sustainable City pLAn all apply to the Project and are all intended to reduce GHG emissions to meet the statewide targets set forth in the California Global Warming Solutions Act of 2006 (also known as Assembly Bill (AB) 32) and the Global warming Solutions Act (also known as Senate Bill (SB) 32). Thus, the Lead Agency has determined that the Project would not have a significant effect on the environment if the Project is found to be consistent with AB 32/SB 32 and SB 375 (through demonstration of conformance with the 2020–2045 RTP/SCS) and the applicable regulatory plans and policies to reduce GHG emissions, including the emissions reduction measures discussed within CARB's 2017 Climate Change Scoping Plan, and the Sustainable City pLAn/L.A.'s Green New Deal.

However, for informational purposes, the analysis also calculates the amount of GHG emissions that would be attributable to the Project using recommended air quality models, as described below. The primary purpose of quantifying the Project's GHG emissions is to satisfy State CEQA Guidelines Section 15064.4(a), which calls for a good-faith effort to describe and calculate emissions. The significance of the Project's GHG emissions impacts is not based on the amount of GHG emissions resulting from the Project.

Analysis of GHG Emissions

The Project is anticipated to generate GHG emissions from area sources, energy usage, mobile sources, waste, water/wastewater, and construction equipment. The following provides the methodology used to calculate the Project-related GHG emissions and the Project impacts.

CalEEMod is a statewide land use emissions computer model designed to provide a uniform platform for government agencies, land use planners, and environmental professionals to quantify potential criteria pollutant and GHG emissions associated with both construction and operations from a variety of land use projects. CalEEMod was developed in collaboration with the air districts of California, who provided data (e.g., emission factors, trip lengths, meteorology, source inventory, etc.) to account for local requirements and conditions. The model is considered by the SCAQMD to be an accurate and comprehensive tool for quantifying air quality and GHG impacts from land use projects throughout California. CalEEMod Version 2022.1 was used to calculate the GHG emissions from the Project. The CalEEMod Output for year 2025 for the Project is available in Appendix C, of this SCEA. Each source of GHG emissions is described in greater detail below.

Area Sources

Area sources include emissions from consumer products, landscape equipment and architectural coatings. The Project will comply with SCAQMD Rule 1113. SCAQMD Rule 1113 states that paints applied to building envelope are limited to 50g/L VOC content. No changes were made to the default area source emissions.

Energy Usage

Energy usage includes emissions from the generation of electricity and natural gas used on-site. No changes were made to the default energy usage parameters.[54]

Mobile Sources

Mobile sources include emissions from the additional vehicle miles generated from the Project. The vehicle trips associated with the Project have been analyzed based on the Project-specific trip generation rates and VMT data. As discussed in Section XVII of this SCEA, the Project would generate a total of 1,717 daily trips/13,356 daily VMT with incorporation of project design feature-based TDM measures. Based on the data in the Traffic Study, with incorporation of PDF-based TDM measures, the Project would not result in any significant VMT transportation impacts.

Emissions of GHGs associated with mobile sources from operation of the Project are based on the average daily trip rate, trip distance, the GHG emission factors for the mobile sources, and the Global Warming Potential (GWP) values for the GHGs emitted. The types of vehicles that would visit the Project Site include all vehicle types including automobiles, light-duty trucks, delivery trucks, and waste haul trucks. Modeling for the Project was conducted using the vehicle fleet mix for the Los Angeles County portion of the SCAB as provided in EMFAC2021 and CalEEMod.

Waste

Waste includes the GHG emissions generated from the processing of waste from the Project as well as the GHG emissions from the waste once it is interred into a landfill. According to the City of Los Angeles Zero Waste Progress Report (March 2013), the City achieved a landfill diversion rate of approximately 76 percent by year 2012.[55] AB 341 requires that 75 percent of waste be diverted from landfills by 2020. It is anticipated that the Project would recycle at least 50 percent of its solid waste; however, to be conservative, no reductions were taken. No changes were made to the default waste parameters.

Water/Wastewater

Water includes the water used for the interior of the building as well as for landscaping and is based on the GHG emissions associated with the energy associated with supplying and treating water and wastewater. The Project is required to comply with CALGreen which mandates a 20 percent reduction in indoor water usage; however, to be conservative, no reductions were taken. No changes were made to the default water usage parameters.

[54] No changes were made to the CalEEMod default energy use settings. The baseline for the current CalEEMod energy use defaults is 2019 Title 24 Standards. However, if the Project is permitted after January 2023, then it will be subject to 2022 Title 24 Standards.

[55] City of Los Angeles, Department of Public Works, LA Sanitation, Zero Waste Progress Report, March 2013.

Construction

The construction-related GHG emissions were also included in the analysis and were based on a 30-year amortization rate as recommended in the SCAQMD GHG Working Group meeting on November 19, 2009. The construction-related GHG emissions were calculated by CalEEMod.

The GHG emissions have been calculated based on the parameters as described in Section III above. A summary of the results is shown below in Table 5.7, *Project-Related GHG Emissions*, and the CalEEMod Model run for the Project is provided in Appendix C of this SCEA. Table 5.7 shows that Project's total emissions would be 3,040.27 $MTCO_2e$ per year.

Table 5.7
Project-Related GHG Emissions

Emissions Source	Estimated Project Generated CO_2e Emissions (Metric Tons per Year)
Maximum Annual Operations	2,957
Construction Emissions	83.27
Project Total	**3,040.27**
Calculation sheets are provided in Appendix C of this SCEA. *Source: CalEEMod Version 2022.1 for Opening Year 2025.*	

As stated above, because there is no applicable adopted or accepted numerical threshold of significance for GHG emissions, the methodology for evaluating the Project's impacts related to GHG emissions focuses on its consistency with statewide, regional, and local plans adopted for the purpose of reducing and/or mitigating GHG emissions. This evaluation of consistency with such plans is the sole basis for determining the significance of the Project's GHG-related impacts on the environment as outlined below.

For informational purposes, the above emissions estimate shows that the Project would generate incrementally increased GHG emissions over existing conditions. However, the determination of significance of the Project's impact is based on Project's consistency with Executive Order S-3-05 and AB 32, Executive Order B-30-15, SB 32, the CARB Scoping Plan (2022 and 2017 Scoping Plans), the City of Los Angeles Green New Deal and Sustainable City pLAn, the City of Los Angeles Green Building Ordinance, and the SCAG's 2020-2045 RTP/SCS discussed below.

Consistency with Applicable GHG Emissions Reduction Plans

As discussed below, the Project would be consistent with the 2020–2045 RTP/SCS, the Climate Change Scoping Plan, and the Sustainable City pLAn/L.A.'s Green New Deal. The Project's consistency with these applicable regulatory plans and policies to reduce GHG emissions, along with implementation of project design features discussed in other sections of this SCEA, would minimize the Project's GHG emissions.

Consistency with CARB Scoping Plans and Updates

Emission reductions in California alone would not be able to stabilize the concentration of greenhouse gases in the earth's atmosphere. However, California's actions set an example and drive progress towards a reduction in greenhouse gases elsewhere. If other states and countries were to follow California's emission reduction targets, this could avoid medium or higher ranges of global temperature increases. Thus, severe consequences of climate change could also be avoided.

At the state level, Executive Orders S-3-05 and B-30-15 are orders from the State's Executive Branch for the purpose of reducing GHG emissions. The goal of Executive Order S-3-05, to reduce GHG emissions to 1990 levels by 2020 was codified by the Legislature as the 2006 Global Warming Solutions Act (AB 32). The Project, as analyzed below in Table 5.8, *Project Consistency with CARB Scoping Plan Policies and Measures*, is consistent with AB 32. Therefore, the Project does not conflict with this component of Executive Order S-3-05. The Executive Orders also establish goals to reduce GHG emissions to 40 percent below 1990 levels by 2030 and 80 percent below 1990 levels by 2050. However, studies have shown that, in order to meet the 2030 and 2050 targets, aggressive technologies in the transportation and energy sectors, including electrification and the decarbonization of fuel, will be required.

CARB Board approved a Climate Change Scoping Plan in December 2008. The Scoping Plan outlines the State's strategy to achieve the 2020 greenhouse gas emissions limit. The Scoping Plan "proposes a comprehensive set of actions designed to reduce overall greenhouse gas emissions in California, improve our environment, reduce our dependence on oil, diversify our energy sources, save energy, create new jobs, and enhance public health" (California Air Resources Board 2008). The measures in the Scoping Plan have been in place since 2012. This Scoping Plan calls for an "ambitious but achievable" reduction in California's greenhouse gas emissions, cutting approximately 30 percent from business-as-usual emission levels projected for 2020, or about 10 percent from today's levels. On a per-capita basis, that means reducing annual emissions of 14 tons of carbon dioxide for every man, woman and child in California down to about 10 tons per person by 2020.

In addition, on May 22, 2014, CARB approved its first update to the AB 32 Scoping Plan (CARB's First Update).[56] CARB's First Update "lays the foundation for establishing a broad framework for continued emission reductions beyond 2020, on the path to 80 percent below 1990 levels by 2050," and many of the emission reduction strategies recommended by CARB would serve to reduce the Project's post-2020 emissions level to the extent required by applicable by law.

In 2017, the California Supreme Court examined the need to use the Executive Order S-3-05 2050 reduction target in *Cleveland National Forest Foundation v. San Diego Association of Governments* (2017) 3 Cal.5th 497 (Cleveland National). The case arose from San Diego

[56] California Air Resources Board, First Update to the Climate Change Scoping Plan, May 2014; https://ww2.arb.ca.gov/sites/default/files/classic//cc/scopingplan/2013_update/first_update_climate_change_scoping_plan.pdf

Association of Governments (SANDAG's) adoption of its 2050 Regional Transportation Plan, which included its Sustainable Communities Strategy, as required by SB 375. On review, the Supreme Court held that SANDAG did not violate CEQA by not considering the Executive Order S-3-05 2050 reduction target. Accordingly, since the Project is much smaller in size and scope in comparison to the Regional Transportation Plan examined in Cleveland National, assessing the Project's consistency with regard to the 2050 target of Executive Order S-3-05 is not necessary for determining compliance with CEQA.

In November 2017, CARB released the 2017 Scoping Plan. This Scoping Plan incorporates, coordinates, and leverages many existing and ongoing efforts and identifies new policies and actions to accomplish the State's climate goals, and includes a description of a suite of specific actions to meet the State's 2030 GHG limit. The 2017 Scoping Plan builds upon the successful framework established by the Initial Scoping Plan and First Update, while identifying new, technologically feasible, and cost-effective strategies to ensure that California meets its GHG reduction targets in a way that promotes and rewards innovation, continues to foster economic growth, and delivers improvements to the environment and public health, including in disadvantaged communities. The Plan includes policies to require direct GHG reductions at some of the State's largest stationary sources and mobile sources. These policies include the use of lower GHG fuels, efficiency regulations, and the Cap-and Trade Program, which constrains and reduces emissions at covered sources. Independent studies confirm CARB's determination that the state's existing and proposed regulatory framework will put the state on a pathway to reduce its GHG emissions level to 40 percent below 1990 levels by 2030, and to 80 percent below 1990 levels by 2050 if additional appropriate reduction measures are adopted.[57] Even though these studies did not provide an exact regulatory and technological roadmap to achieve the 2030 and 2050 goals, they demonstrated that various combinations of policies could allow the statewide emissions level to remain very low through 2050, suggesting that the combination of new technologies and other regulations not analyzed in the studies would allow the state to meet the 2050 target.

Unlike the 2020 and 2030 reduction targets of AB 32 and SB 32, respectively, the 2050 target of Executive Order S-3-05 has not been codified, so the 2050 reduction target has not been the subject of any analysis by CARB. For example, CARB has not prepared an update to the

[57] Energy and Environmental Economics (E3). "Summary of the California State Agencies' PATHWAYS Project: Long-term Greenhouse Gas Reduction Scenarios" (April 2015); Greenblatt, Jeffrey, Energy Policy, "Modeling California Impacts on Greenhouse Gas Emissions" (Vol. 78, pp. 158–172). The California Air Resources Board, California Energy Commission, California Public Utilities Commission, and the California Independent System Operator engaged E3 to evaluate the feasibility and cost of a range of potential 2030 targets along the way to the state's goal of reducing GHG emissions to 80 percent below 1990 levels by 2050. With input from the agencies, E3 developed scenarios that explore the potential pace at which emission reductions can be achieved, as well as the mix of technologies and practices deployed. E3 conducted the analysis using its California PATHWAYS model. Enhanced specifically for this study, the model encompasses the entire California economy with detailed representations of the buildings, industry, transportation and electricity sectors. https://www.ethree.com/wp-content/uploads/2017/02/E3_Project_Overview_20150406.pdf.

aforementioned Scoping Plan that provides guidance to local agencies as to how they may seek to contribute to the achievement of the 2050 reduction target.

CARB adopted the 2022 Scoping Plan for Achieving Carbon Neutrality on November 16, 2022. The 2022 Scoping Plan lays out the sector-by-sector roadmap for California, the world's fifth largest economy, to achieve carbon neutrality by 2045 or earlier, outlining a technologically feasible, cost-effective, and equity-focused path to achieve the state's climate target. The Plan addresses recent legislation and direction from Governor Newsom and extends and expands upon earlier plans with a target of reducing anthropogenic emissions to 85 percent below 1990 levels by 2045. The plan also takes the unprecedented step of adding carbon neutrality as a science-based guide and touchstone for California's climate work. Specifically, this plan:

- Identifies a path to keep California on track to meet its SB 32 GHG reduction target of at least 40 percent below 1990 emissions by 2030.
- Identifies a technologically feasible, cost-effective path to achieve carbon neutrality by 2045 and a reduction in anthropogenic emissions by 85 percent below 1990 levels.
- Focuses on strategies for reducing California's dependency on petroleum to provide consumers with clean energy options that address climate change, improve air quality, and support economic growth and clean sector jobs.
- Integrates equity and protecting California's most impacted communities as driving principles throughout the document.
- Incorporates the contribution of natural and working lands (NWL) to the state's GHG emissions, as well as their role in achieving carbon neutrality.
- Relies on the most up-to-date science, including the need to deploy all viable tools to address the existential threat that climate change presents, including carbon capture and sequestration, as well as direct air capture.
- Evaluates the substantial health and economic benefits of taking action.
- Identifies key implementation actions to ensure success.

As the latest, 2022 Scoping Plan builds upon previous versions, project consistency with applicable strategies of both the 2008, 2017, and 2022 Plan are assessed in Table 5.8, *Project Consistency with CARB Scoping Plan Policies and Measures*. As shown in Table 5.8, *Project Consistency with CARB Scoping Plan Policies and Measures*, the Project would not conflict with any of the previous versions of the Scoping Plan or the 2022 Scoping Plan elements, as any regulations adopted would apply directly or indirectly to the Project. Further, recent studies show

that the State's existing and proposed regulatory framework will allow the State to reduce its GHG emissions level to 40 percent below 1990 levels by 2030.[58]

Table 5.8
Project Consistency with CARB Scoping Plan Policies and Measures
(2008, 2017 and 2022)

2008 Scoping Plan Recommended Actions to Reduce Greenhouse Gas Emissions	Project Compliance with Recommended Action
California Light-Duty Vehicle Greenhouse Gas Standards – Implement adopted standards and planned second phase of the program. Align zero-emission vehicle, alternative and renewable fuel and vehicle technology programs with long-term climate change goals.	**No conflict.** These are CARB enforced standards for vehicles. To the extent applicable, vehicles that access the Project, will comply.
Energy Efficiency – Maximize energy efficiency building and appliance standards; pursue additional efficiency including new technologies, policy, and implementation mechanisms. Pursue comparable investment in energy efficiency from all retail providers of electricity in California.	**No conflict.** The Project will be compliant with the current Title 24 standards and Green Building Code standards.
Low Carbon Fuel Standard – Develop and adopt the Low Carbon Fuel Standard.	**No conflict.** These are CARB enforced standards for vehicles. To the extent applicable, vehicles that access the Project will comply.
Vehicle Efficiency Measures – Implement light-duty vehicle efficiency measures.	**No conflict.** These are CARB enforced standards for vehicles. To the extent applicable, vehicles that access the Project, will comply.
Medium/Heavy-Duty Vehicles – Adopt medium and heavy-duty vehicle efficiency measures.	**No conflict.** These are CARB enforced standards for vehicles. To the extent applicable, vehicles that access the Project will comply.
Green Building Strategy – Expand the use of green building practices to reduce the carbon footprint of California's new and existing inventory of buildings.	**No conflict**. The California Green Building Standards Code (proposed Part 11, Title 24) was adopted as part of the California Building Standards Code in the CCR. Part 11 establishes voluntary standards, that are mandatory in the 2019 edition of the Code, on planning and design for sustainable site development, energy efficiency (in excess of the California Energy Code requirements), water conservation, material conservation, and internal air contaminants. The Project will be subject to these mandatory standards.
High Global Warming Potential Gases – Adopt measures to reduce high global warming potential gases.	**No conflict.** CARB identified five measures that reduce HFC emissions from vehicular and commercial refrigeration systems. To the extent applicable, vehicles that access the Project will comply with the strategy. The Project is 100%

[58] California Legislative Information, Senate Bill No. 32, [Online] September 8, 2016. https://leginfo.legislature.ca.gov/faces/billNavClient.xhtml?bill_id=201520160SB32.

Table 5.8
Project Consistency with CARB Scoping Plan Policies and Measures
(2008, 2017 and 2022)

2008 Scoping Plan Recommended Actions to Reduce Greenhouse Gas Emissions	Project Compliance with Recommended Action
	residential and will not include commercial systems.
Recycling and Waste – Reduce methane emissions at landfills. Increase waste diversion, composting, and commercial recycling. Move toward zero-waste.	**No conflict.** The state is currently developing a regulation to reduce methane emissions from municipal solid waste landfills. The Project will be required to comply with City programs, such as City's recycling and waste reduction program, which comply with the 75 percent reduction required in 2020 per AB 341.
Water – Continue efficiency programs and use cleaner energy sources to move and treat water.	**No conflict.** The Project will comply with all applicable City ordinances and CAL Green requirements.
2017 Scoping Plan Recommended Actions to Reduce Greenhouse Gas Emissions	**Project Compliance with Recommended Action**
Implement Mobile Source Strategy: Further increase GHG stringency on all light-duty vehicles beyond existing Advanced Clean Car regulations.	**No conflict.** These are CARB enforced standards. To the extent applicable, vehicles that access the Project will comply with the strategy.
Implement Mobile Source Strategy: At least 1.5 million zero emission and plug-in hybrid light-duty electric vehicles by 2025 and at least 4.2 million zero emission and plug-in hybrid light-duty electric vehicles by 2030.	**No conflict.** These are CARB enforced standards. To the extent applicable, vehicles that access the Project will comply with the strategy.
Implement Mobile Source Strategy: Innovative Clean Transit: Transition to a suite of to-be-determined innovative clean transit options. Assumed 20 percent of new urban buses purchased beginning in 2018 will be zero emission buses with the penetration of zero-emission technology ramped up to 100 percent of new sales in 2030. Also, new natural gas buses, starting in 2018, and diesel buses, starting in 2020, meet the optional heavy-duty low-NO_X standard.	**No conflict.** These are CARB enforced standards. To the extent applicable, vehicles that access the Project will comply with the strategy.
Implement Mobile Source Strategy: Last Mile Delivery: New regulation that would result in the use of low NO_X or cleaner engines and the deployment of increasing numbers of zero-emission trucks primarily for class 3-7 last mile delivery trucks in California. This measure assumes ZEVs comprise 2.5 percent of new Class 3–7 truck sales in local fleets starting in 2020, increasing to 10 percent in 2025 and remaining flat through 2030.	**No conflict**. These are CARB enforced standards. To the extent applicable, vehicles that access the Project will comply with the strategy.

Table 5.8
Project Consistency with CARB Scoping Plan Policies and Measures
(2008, 2017 and 2022)

2008 Scoping Plan Recommended Actions to Reduce Greenhouse Gas Emissions	Project Compliance with Recommended Action
Implement SB 350 by 2030: Establish annual targets for statewide energy efficiency savings and demand reduction that will achieve a cumulative doubling of statewide energy efficiency savings in electricity and natural gas end uses by 2030.	**No conflict.** The Project will be compliant with the current Title 24 standards and Green Building Code.
By 2019, develop regulations and programs to support organic waste landfill reduction goals in the SLCP and SB 1383.	**No conflict.** The Project will be required to comply with City programs, such as City's recycling and waste reduction program, which comply with the 75 percent reduction required by 2020 per AB 341.
2022 Scoping Plan Priority Key Actions and Recommendations	**Project Compliance with Recommended Action**
100 percent of light-duty vehicle sales are ZEVs by 2035.	**Not Applicable**. This action is in regard to vehicle sales, with an aim to have 100 percent of light-duty vehicle sales be ZEVs by 2035. The Project is a residential use and would not interfere with such policymaking. Furthermore, although this action is not necessarily applicable on a project-specific basis, the Project is designed so that 30 percent of the parking spaces would be pre-wired for electric vehicle charging. Of these parking spaces, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles. The Project would provide a total of 194 bicycle parking spaces (176 long-term and 18 short-term spaces). and would adhere to the City's regulations regarding the number of electric vehicle parking spaces required.
VMT per capita reduced 25 percent below 2019 levels by 2030 and 30 percent below 2019 levels by 2045.	**No Conflict**. The Project would not result in an unmitigated impact to VMT. The Project is a residential urban center/infill development located in close proximity to transit. Therefore, the Project would be anticipated to contribute to a reduction in VMT per capita.
All electric appliances in new construction beginning 2026 (residential) and 2029 (commercial).	**No Conflict.** The Project will comply with the Green Building Code standards and use electric appliances as applicable.
For existing residential buildings, 80 percent of appliance sales are electric by 2030 and 100 percent of appliance sales are electric by 2035 (appliances replaced at end of life). For existing commercial buildings, 80 percent of appliance sales are electric by 2030 and 100 percent of appliance sales are electric by 2045 (appliances replaced at end of life)	**Not Applicable**. This action is in regard to appliance sales. The Project is a residential building that will be constructed before 2030 and will incorporate electric appliances as applicable, and would not interfere with such policymaking. Furthermore, although this action is not necessarily applicable on a project-specific basis, the Project is subject to the California Green Building Standards Code (proposed Part 11, Title 24) which was adopted as part of the California Building Standards Code in the CCR. Part 11

Table 5.8
Project Consistency with CARB Scoping Plan Policies and Measures
(2008, 2017 and 2022)

2008 Scoping Plan Recommended Actions to Reduce Greenhouse Gas Emissions	Project Compliance with Recommended Action
	establishes voluntary standards, that are mandatory in the 2019 and 2022 editions of the Code, on planning and design for sustainable site development, energy efficiency (in excess of the California Energy Code requirements), water conservation, material conservation, and internal air contaminants. In addition, the 2022 edition of the Code took effect January 1, 2023. The project will be subject to these mandatory standards.
Source: CARB Scoping Plan (2008, 2017, and 2022)	

As shown in Table 5.8 above, the Project is consistent with the applicable strategies of the CARB Scoping Plan and would result in a less than significant impact. Therefore, the Project would not conflict with any applicable plan, policy or regulation of an agency adopted for the purpose of reducing the emissions of greenhouse gases.

LA Sustainable City pLAn

The Sustainable City pLAn, a mayoral initiative, includes both short-term and long-term aspirations through the year 2035 in various topic areas, including: water, solar power, energy-efficient buildings, carbon and climate leadership, waste and landfills, housing and development, mobility and transit, and air quality, among others. While not a plan adopted solely to reduce GHG emissions, climate mitigation is one of eight explicit benefits that help define its strategies and goals.

The 2019 L.A. New Green Deal is the first four-year update to the Sustainable City pLAn (Sustainable City pLAn/LA Green New Deal). It augments, expands, and elaborates in more detail the City's vision for a sustainable future and it addresses the climate emergency with accelerated targets and new aggressive goals. The Project would contribute towards the attainment of the aspirations and goals previously identified in the Regulatory Framework discussion above by:

- Obtaining power from a utility provider that supplies 55% renewable energy by 2025.
- Including components that will reduce building energy use per square foot 22% by 2025.
- Reducing Vehicle Miles Traveled per capita by at least 13% by 2025.
- Ensuring 57% of new housing units are built within 1,500 feet of transit.

The proposed Project would use energy from the Los Angeles Department of Water and Power (LADWP), which currently provides 34 percent of electricity via renewable sources but has committed to providing an increasing percentage from renewable sources that exceed the RPS requirements by providing 50 percent by 2025, 55 percent by 2030, and 65 percent by 2036. The

Project would be designed and constructed to meet LA Green Building Code standards, where applicable, by including several measures designed to reduce energy consumption. The Project would include Energy Star® appliances where applicable and would be a modern development with energy efficient heaters and air conditioning systems. As such, the Project would be consistent with the goals and initiatives in the Sustainable City pLAn/L.A. Green New Deal.

A discussion of the Project's consistency with the Sustainable City pLAn/L.A. Green New Deal targets is provided below in Table 5.9, *Project Consistency with the Sustainable City pLAn/ L.A. Green New Deal*.

Table 5.9
Project Consistency with the Sustainable City pLAn/ L.A. Green New Deal

Targets	Project Consistency
Local Water. 20% reduction in water use per capita by 2017; 22.5% by 2025; and 25% by 2035.	**No conflict**. The Project would be consistent with the LAMC to reduce water consumption by 20 percent. The Project is required to follow CALGreen Standards which mandates a 20 percent reduction in indoor water use.
Solar Power. Increase cumulative total megawatts of local solar photovoltaic power to between 900-1,500 megawatts by 2025 and 1,500 to 1,800 megawatts by 2035 as well as increasing the cumulative total megawatts of energy storage capacity to at least 1,654 to 1,750 megawatts by 2025.	**No conflict**. Compliance with the LA Green Building Code and CALGreen Code would ensure energy efficiency. The Project would include, but not be limited to: air-tight and insulated envelope, low-E windows, low-water use plumbing fixtures, low-water use landscaping and weather sensor-controlled drip irrigation, and solar thermal or photovoltaic systems.
Energy Efficient Buildings. Reduce energy use per square foot below 2013 baseline levels for all building types by at least 14% by 2025 and 30% by 2035 and use energy efficiency to deliver 15% of all of the City's projected electricity needs by 2020.	**No conflict**. Compliance with the LA Green Building Code and CALGreen Code would ensure energy efficiency. Project would include, but not be limited to: air-tight and insulated envelope, low-E windows, low-water use plumbing fixtures, low-water use landscaping and weather sensor-controlled drip irrigation, and solar thermal or photovoltaic systems.
Carbon and Climate Leadership. Reduce GHG emissions below 1990 baseline by at least 45 percent by 2025, 60 percent by 2035, and 80 percent by 2050. Improve GHG efficiency of the City from 2009 levels by 55 percent by 2025 and 75 percent by 2035.	**No conflict.** The Project would be designed to incorporate energy and water efficient design that meet or exceed the 2019 Title 24 Building Energy Efficiency Standards and CALGreen Code standards and incorporate energy and water efficiency measures. The Project includes design features and compliance with Code measures that will assist in the reduction of Project-related GHG emissions. Some of these design features include: air-tight and insulated envelope, low-E windows, low-water use plumbing fixtures, low-water use landscaping and weather sensor-controlled drip irrigation, MERV 13 filtration, and solar thermal or photovoltaic systems. Thirty percent of the parking spaces would be pre-wired for electric vehicle charging. Of these, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles. The Project would provide a total of 194 bicycle parking spaces (176 long-term and 18 short-term spaces).

Table 5.9
Project Consistency with the Sustainable City pLAn/ L.A. Green New Deal

Targets	Project Consistency
Waste and Landfills. Increase land fill diversion rates to at least 90 percent by 2025 and 95 percent by 2035, as well as increasing proportion of waste products and recyclable commodities productively reused and repurposed within the County of Los Angeles to at least 25 percent by 2025 and 50 percent by 2035.	**No conflict**. The Project would be required to implement recycling programs that reduce waste to landfills by a minimum of 75 percent (per AB 341). The Project would be served by a solid waste collection and recycling service that may include mixed-waste processing, and that yields waste diversion results comparable to source separation and consistent with citywide recycling targets. The Project would also comply with the City of Los Angeles Space Allocation Ordinance (171,687) which requires that developments include a recycling area or a room of a specified size on the Project Site.
Housing and Development. Increase cumulative new housing unit construction to 100k by 2021, 150k by 2025, and 275k by 2035. Ensure proportion of new housing units built within 1,500 feet of transit is at least 57 percent by 2025 and 65 percent by 2035.	**No conflict.** The Project's infill location would promote the concentration of development in an urban location with extensive infrastructure and access to public transit facilities, which would reduce vehicle miles traveled for the facility.
Mobility and Transit. Reduce daily VMT per capita by at least 5 percent by 2025 and 10 percent by 2035. Increase the percentage of all trips made by walking, biking, or transit to at least 35 percent by 2025 and 50 percent by 2035.	**No conflict.** The Project is an urban center/infill development located in close proximity to transit. The Project Site is located on Sepulveda Boulevard and is served by several bus lines, including, Metro Bus Line 234 (which is a consolidation of Bus Lines 234 and 734) on Sepulveda Boulevard, and Metro Bus Line 165 on Vanowen Street. Thirty percent of the parking spaces would be pre-wired for electric vehicle charging. Of these, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles. The Project would provide a total of 194 bicycle parking spaces (176 long-term and 18 short-term spaces) located and configured in compliance with applicable requirements of the LAMC. In addition, the Project would improve the pedestrian environment around the perimeter of the Project Site by providing new landscaping and crosswalks.
Air Quality. Increase the percentage of electric and zero emissions vehicles in the city to 10 percent by 2025 and 25 percent by 2035 as well as increasing the percentage of port-related goods movement trips that use zero-emissions technology to at least 15 percent in 2025 and 25 percent in 2035.	**No conflict**. The Project would comply with applicable City of Los Angeles Building Codes pertaining to building code requirements for charging station prewiring and installation of charging stations. Thirty percent of the parking spaces would be pre-wired for electric vehicle charging. Of these, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles.

Note: This analysis focuses on the Sustainable City pLAn/L.A. Green New Deal targets most applicable to the Project.
Source: City of Los Angles Sustainable City pLAn, April 2015 and L.A.'s Green New Deal Sustainable City pLAn 2019.

The analysis above describes the consistency of the Project with the City's Sustainable City pLAn/L.A. Green New Deal. As discussed in Table 5.8 and Table 5.9, generally the Project's consistency with the plans and policies should be demonstrated by a combination of regulatory compliance (green building code etc.) as well as Project-specific characteristics (water conservation, energy conservation, and other features consistent with these plans). Therefore, the Project would be consistent with the City's applicable plans, policies, or regulations for the reduction of GHG emissions.

LA Green Building Code

The Los Angeles Green Building Ordinance requires that all projects filed on or after January 1, 2020, comply with the current Los Angeles Green Building Code as amended to comply with the 2019 CALGreen Code; project filed on or after January 1, 2023, will need to comply with the 2022 CALGreen Code. Mandatory measures under the Green Building Ordinance that would help reduce GHG emissions include, but are not limited to: air-tight and insulated envelope, low-E windows, low-water use plumbing fixtures, low-water use/drought-tolerant landscaping and weather sensor-controlled drip irrigation, MERV 13 filtration, and solar thermal or photovoltaic systems. Thirty percent of the parking spaces would be pre-wired for electric vehicle charging. Of these, 11.3 percent of the total number of parking spaces would have chargers for electric vehicles. The Project would provide a total of 194 bicycle parking spaces (176 long-term and 18 short-term spaces). The Project will comply with the City of Los Angeles' Green Building Ordinance standards and reduce emissions beyond a "Business-as-Usual" scenario.

2020-2045 RTP/SCS

To implement SB 375 and reduce GHG emissions by correlating land use and transportation planning, SCAG adopted the 2016-2040 RTP/SCS on April 7, 2016.[59, 60] On September 1, 2020, SCAG's Regional Council adopted an updated RTP/SCS known as the 2020– 2045 RTP/SCS or Connect SoCal. As with the 2016–2020 RTP/SCS, the purpose of the 2020–2045 RTP/SCS is to meet the mobility needs of the six-county SCAG region over the subject planning period through a roadmap identifying sensible ways to expand transportation options, improve air quality and bolster Southern California long-term economic viability.[61] Applicable Goals and Guiding Principles of the 2020-2045 RTP/STS include:

- Improve mobility, accessibility, reliability, and travel safety for people and goods.
- Enhance the preservation, security, and resilience of the regional transportation system.
- Increase person and goods movement and travel choices within the transportation system.
- Reduce greenhouse gas emissions and improve air quality

[59] Southern California Association of Governments, Final 2016-2040 RTP/SCS.

[60] Southern California Association of Governments, Executive Order G-16-066, SCAG 2016 SCS ARB Acceptance off GHG Quantification Determination, June 2016.

[61] SCAG, News Release: SCAG Regional Council Formally Adopts Connect SoCal, September 3, 2020.

- Support health and equitable communities.
- Adapt to a changing climate and support an integrated regional development pattern and transportation network
- Leverage new transportation technologies and data-driven solutions that result in more efficient travel.
- Encourage development of diverse housing types in areas that are supported by multiple transportation options.

The goals and policies of the 2020–2045 RTP/SCS are similar to, and consistent with, those of the 2016–2040 RTP/SCS.

Consistent with SCAG's 2020–2045 RTP /SCS alignment of transportation, land use, and housing strategies, the Project would accommodate increases in population, households, employment, and travel demand. The Project Site is located within a TPA. As discussed previously, the Project Site is an urban center location close to jobs, off-site housing, shopping, and entertainment uses and in close proximity to public transit stops, which would result in reduced VMT, as compared to a project of similar size and land uses at a location without close and walkable access to off-site destinations and public transit stops. The 2020-2045 RTP/SCS projects that these urban center/infill areas, while comprising only three percent of land area in the region make up 46 percent of future household growth and 55 percent of future job growth.

The Project would also be consistent with the following key GHG reduction strategies in SCAG's 2020-2045 RTP/SCS, which are based on changing the region's land use and travel patterns:

- Compact growth in areas accessible to transit;
- New, approximately 268,770 square foot residential building;
- Jobs closer to transit;
- New job growth focused in TPA; and
- Biking and walking infrastructure to improve active transportation options and transit access.

Further, the vertical integration of land uses on the Project Site would produce substantial reductions in auto mode share to and from the Project Site that would help the region accommodate growth and promote public transit ridership that minimizes GHG emission increases and reduces per capita emissions consistent with the 2020-2045 RTP/SCS. Additionally, the proposed electric vehicle charging infrastructure would support the penetration of electric zero-emission vehicles into the vehicle fleet.

The Project would be located in an area well-served by public transit. Specifically, Project Site is served by a variety of public transit options, including Metro Bus Lines 234 on Sepulveda Boulevard, and Metro Bus Line 165 on Vanowen Street; and the Sepulveda Metro G Line (Orange) Station, located approximately 1.0 mile south of the Project Site. Metro Bus Line 234 is

identified as a part of Metro's NextGen Bus Plan as a bus line that would be improved with increased frequency and service operation. Development of the Project within this established community would promote a variety of travel choices and would create new employment and housing opportunities the area. The Project would not conflict with 2020-2045 RTP/SCS goals to maximize mobility and accessibility for all people and goods in the region, ensure travel safety and reliability, preserve and ensure a sustainable regional transportation system, protect the environment, encourage energy efficiency and facilitate the use of alternative modes of transportation.

As demonstrated above, the Project would be consistent with the applicable goals, including those pertaining to reductions in GHG emissions, in the 2020-2045 RTP/SCS.

The Project would not conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases. Furthermore, because the Project is consistent and does not conflict with these plans, policies, and regulations, the Project's incremental increase in GHG emissions as described above would not result in a significant impact on the environment. Project-specific impacts with respect to GHG emissions would be less than significant, and no mitigation is required.

Conclusion

In summary, the consistency analysis provided above demonstrates that the Project would not conflict with any applicable plan, policy, or regulation adopted for the purpose of reducing GHG emissions. As a result, the Project's GHG emissions would not result in a significant impact to the environment, and Project-specific impacts with regard to climate change would be less than significant. Thus, impacts relative to GHG Threshold (a) and GHG Threshold (b) would be less than significant.

Cumulative Impacts

Although the Project is expected to emit GHGs, the emission of GHGs by a single project into the atmosphere is not itself necessarily an adverse environmental effect. Rather, it is the increased accumulation of GHG from more than one project and many sources in the atmosphere that may result in global climate change. Therefore, in the case of global climate change, the proximity of the Project to other GHG emission generating activities is not directly relevant to the determination of a cumulative impact because climate change is a global condition. According to CAPCOA, "GHG impacts are exclusively cumulative impacts; there are no non-cumulative GHG emission impacts from a climate change perspective."[62] The resultant consequences of that climate change can cause adverse environmental effects. A project's GHG emissions typically would be very small in comparison to state or global GHG emissions and, consequently, they would, in isolation, have no significant direct impact on climate change.

[62] California Air Pollution Control Officers Association, CEQA & Climate change: Evaluating and Addressing Greenhouse Gas Emissions from Projects Subject to the California Environmental Quality Act, (2008).

The State has mandated a goal of reducing statewide emissions to 1990 levels by 2020, even though statewide population and commerce are predicted to continue to expand. In order to achieve this goal, CARB is in the process of establishing and implementing regulations to reduce statewide GHG emissions. Consistent with CEQA Guidelines Section 15064h(3),[63] the City, as lead agency, has determined that the Project's contribution to cumulative GHG emissions and global climate change would be less than significant if the project is consistent with the applicable regulatory plans and policies to reduce GHG emissions.

As discussed above, the Project is consistent with the CARB Scoping Plan, SCAG's 2020-2045 RTP/SCS, and Sustainable City pLAn/L.A.'s Green New Deal. Therefore, the Project would not conflict with any applicable plan, policy, or regulation of an agency adopted for the purpose of reducing the emissions of GHGs. ***For these reasons, the contribution of the project to the cumulative effect of global climate change is not considered to be cumulatively considerable***.

IX. HAZARDS AND HAZARDOUS MATERIALS

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	☐	☐	☒	☐
b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	☐	☒	☐	☐

[63] The State CEQA Guidelines were amended in response to SB 97. In particular, the State CEQA Guidelines were amended to specify that compliance with a GHG emissions reduction program renders a cumulative impact insignificant. Per State CEQA Guidelines Section 15064(h)(3), a project's incremental contribution to a cumulative impact can be found not cumulatively considerable if the project will comply with an approved plan or mitigation program that provides specific requirements that will avoid or substantially lessen the cumulative problem within the geographic area of the project. To qualify, such a plan or program must be specified in law or adopted by the public agency with jurisdiction over the affected resources through a public review process to implement, interpret, or make specific the law enforced or administered by the public agency. Examples of such programs include a "water quality control plan, air quality attainment or maintenance plan, integrated waste management plan, habitat conservation plan, natural community conservation plan, [and] plans or regulations for the reduction of greenhouse gas emissions."

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	☐	☐	☒	☐
d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	☐	☐	☒	☐
e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area?	☐	☐	☐	☒
f. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	☐	☐	☐	☒
g. Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM HAZ-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to the routine transport, use, or disposal of hazardous materials, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Where the construction or operation of projects involves the transport of hazardous material, provide a written plan of proposed routes of travel demonstrating use of roadways designated for the transport of such materials.

b) Specify Project requirements for interim storage and disposal of

hazardous materials during construction and operation. Storage and disposal strategies must be consistent with applicable federal, state, and local statutes and regulations. Specify the appropriate procedures for interim storage and disposal of hazardous materials, anticipated to be required in support of operations and maintenance activities, in conformance with applicable federal, state, and local statutes and regulations, in the business plan for projects as applicable and appropriate.

c) Submit a Hazardous Materials Business/Operations Plan for review and approval by the appropriate local agency. Once approved, keep the plan on file with the Lead Agency (or other appropriate government agency) and update, as applicable. The purpose of the Hazardous Materials Business/Operations Plan is to ensure that employees are adequately trained to handle the materials and provides information to the local fire protection agency should emergency response be required. The Hazardous Materials Business/Operations Plan should include the following:

   – The types of hazardous materials or chemicals stored and/or used on-site, such as petroleum fuel products, lubricants, solvents, and cleaning fluids. and ensure notification in the event the Coroner is not available.

   – The location of such hazardous materials.

   – An emergency response plan including employee training information.

   – A plan that describes the way these materials are handled, transported and disposed.

d) Follow manufacturer's recommendations on use, storage, and disposal of chemical products used in construction.

e) Avoid overtopping construction equipment fuel gas tanks.

f) Properly contain and remove grease and oils during routine maintenance of construction equipment.

g) Properly dispose of discarded containers of fuels and other chemicals.

h) Prior to shipment remove the most volatile elements, including flammable natural gas liquids, as feasible.

i) Identify and implement more stringent tank car safety standards.

j) Improve rail transportation route analysis, and modification of routes based on that analysis.

k) Use the best available inspection equipment and protocols and implement positive train control.

l) Reduce train car speeds to 40 miles per hour when passing through urbanized areas of any size.

m) Limit storage of crude oil tank cars in urbanized areas of any size and provide appropriate security in storage yards for all shipments.

n) Notify in advance county and city emergency operations offices of all crude oil shipments, including a contact number that can provide real-time information in the event of an oil train derailment or accident.

o) Report quarterly hazardous commodity flow information, including classification and characterization of materials being transported, to all first response agencies (49 Code Fed. Regs. 15.5) along the mainline rail routes used by trains carrying crude oil identified.

p) Fund training and outfitting emergency response crews that includes the cost of backfilling personnel while in training.

q) Undertake annual emergency responses scenario/field based training including Emergency Operations Center Training activations with local emergency response agencies.

Applicability to the Project

As analyzed below, no significant impacts are anticipated in relation to the creation of a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials in connection with the Project. Regardless, consistent with PMM HAZ-1, appropriate hazardous materials management protocols would be implemented at the Project Site to the extent applicable during construction and operation, and the Project would comply with all applicable local, state, and federal laws and regulations relating to environmental protection and the management of hazardous materials. Adherence to existing regulations by the Project would be equal to or more effective than PMM HAZ-1. Therefore, PMM HAZ-1 is not applicable to the Project.

PMM HAZ-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce hazards

related to the reasonably foreseeable upsets and accidents involving the release of hazardous materials, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

Require implementation of safety standards regarding transport of hazardous materials, including but not limited to the following:

a) Removal of the most volatile elements, including flammable natural gas liquids, prior to shipment;

b) More stringent tank car safety standards;

c) Improved rail transportation route analysis, and modification of routes based on that analysis;

d) Utilization of the best available inspection equipment and protocols, and implementation of positive train control;

e) Reduced train car speeds to 40 miles per hour when passing through urbanized areas of any size;

f) Limitations on storage of hazardous materials tank cars in urbanized areas of any size and provide appropriate security in storage yards for all shipments;

g) Advance notification to county and city emergency operations offices of all crude oil and hazardous materials shipments, including a contact number that can provide real-time information in the event of an oil train derailment or accident;

h) Quarterly hazardous commodity flow information, including classification and characterization of materials being transported, to all first response agencies (49 Code Fed. Regs. 15.5) along the mainline rail routes used by trains carrying hazardous materials.

Applicability to the Project

PMM HAZ-2 includes measures regarding the transport of hazardous materials. No significant impacts are anticipated in relation to the transport of such materials. However, consistent with PMM HAZ-2, appropriate hazardous materials management protocols would be implemented at the Project Site as required by applicable regulations during construction and operation. The Project would comply with all applicable local, state, and federal laws and regulations relating to environmental protection and the management of hazardous materials, which are equal to or more effective that PMM HAZ-2 and therefore, PMM HAZ-.2 is not applicable to the Project.

PMM HAZ-3: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to the release of hazardous materials within one-quarter mile of schools, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Where the construction and operation of projects involves the transport of hazardous materials, avoid transport of such materials within one-quarter mile of schools, when school is in session, wherever feasible.

b) Where it is not feasible to avoid transport of hazardous materials, within one-quarter mile of schools on local streets, provide notifications of the anticipated schedule of transport of such materials.

Applicability to the Project

Although the Project is located within one-quarter mile of a school, the Project would not emit or handle hazardous materials in. As such, PMM HAZ-3 is not applicable to the Project.

PMM HAZ-4: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to projects that are located on a site which is included on the Cortese List, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) For any listed sites or sites that have the potential for residual hazardous materials as a result of historic land uses, complete a Phase I Environmental Site Assessment, including a review and consideration of data from all known databases of contaminated sites, during the process of planning, environmental clearance, and construction for projects.

b) Where warranted due to the known presence of contaminated materials, submit to the appropriate agency responsible for hazardous materials/wastes oversight a Phase II Environmental Site Assessment report if warranted by a Phase I report for the project site. The reports should make recommendations for remedial action, if appropriate, and be signed by a Registered Environmental Assessor, Professional Geologist, or Professional Engineer.

c) Implement the recommendations provided in the Phase II Environmental Site Assessment report, where such a report was determined to be necessary for the construction or operation of the project, for remedial action.

d) Submit a copy of all applicable documentation required by local, state, and federal environmental regulatory agencies, including but not limited to: permit applications, Phase I and II Environmental Site Assessments, human health and ecological risk assessments, remedial action plans, risk management plans, soil management plans, and groundwater management plans.

e) Conduct soil sampling and chemical analyses of samples, consistent with the protocols established by the U.S. EPA to determine the extent of potential contamination beneath all underground storage tanks (USTs), elevator shafts, clarifiers, and subsurface hydraulic lifts when on-site demolition or construction activities would potentially affect a particular development or building.

f) Consult with the appropriate local, state, and federal environmental regulatory agencies to ensure sufficient minimization of risk to human health and environmental resources, both during and after construction, posed by soil contamination, groundwater contamination, or other surface hazards including, but not limited to, underground storage tanks, fuel distribution lines, waste pits and sumps.

g) Obtain and submit written evidence of approval for any remedial action if required by a local, state, or federal environmental regulatory agency.

h) Cease work if soil, groundwater, or other environmental medium with suspected contamination is encountered unexpectedly during construction activities (e.g., identified by odor or visual staining, or if any underground storage tanks, abandoned drums, or other hazardous materials or wastes are encountered), in the vicinity of the suspect material. Secure the area as necessary and take all appropriate measures to protect human health and the environment, including but not limited to, notification of regulatory agencies and identification of the nature and extent of contamination. Stop work in the areas affected until the measures have been implemented consistent with the guidance of the appropriate regulatory oversight authority.

i) Soil generated by construction activities should be stockpiled on-site in a secure and safe manner. All contaminated soils determined to be hazardous or non-hazardous waste must be adequately profiled

(sampled) prior to acceptable reuse or disposal at an appropriate off-site facility. Complete sampling and handling and transport procedures for reuse or disposal, in accordance with applicable local, state and federal laws and policies.

j) Groundwater pumped from the subsurface should be contained on-site in a secure and safe manner, prior to treatment and disposal, to ensure environmental and health issues are resolved pursuant to applicable laws and policies. Utilize engineering controls, which include impermeable barriers to prohibit groundwater and vapor intrusion into the building.

k) As needed and appropriate, prior to issuance of any demolition, grading, or building permit, submit for review and approval by the Lead Agency (or other appropriate government agency) written verification that the appropriate federal, state and/or local oversight authorities, including but not limited to the Regional Water Quality Control Board (RWQCB), have granted all required clearances and confirmed that the all applicable standards, regulations, and conditions have been met for previous contamination at the site.

l) Develop, train, and implement appropriate worker awareness and protective measures to assure that worker and public exposure is minimized to an acceptable level and to prevent any further environmental contamination as a result of construction.

m) If asbestos-containing materials (ACM) are found to be present in building materials to be removed, submit specifications signed by a certified asbestos consultant for the removal, encapsulation, or enclosure of the identified ACM in accordance with all applicable laws and regulations, including but not necessarily limited to: California Code of Regulations, Title 8; Business and Professions Code; Division 3; California Health and Safety Code Section 25915-25919.7; and other local regulations.

n) Where projects include the demolitions or modification of buildings constructed prior to 1978, complete an assessment for the potential presence or lack thereof of ACM, lead based paint, and any other building materials or stored materials classified as hazardous waste by state or federal law.

o) Where the remediation of lead-based paint has been determined to be required, provide specifications to the appropriate agency, signed by a certified Lead Supervisor, Project Monitor, or Project Designer for the

stabilization and/or removal of the identified lead paint in accordance with all applicable laws and regulations, including but not necessarily limited to: California Occupational Safety and Health Administration's (Cal OSHA's) Construction Lead Standard, Title 8 California Code of Regulations (CCR) Section 1532.1 and Department of Health Services (DHS) Regulation 17 CCR Sections 35001–36100, as may be amended. If other materials classified as hazardous waste by state or federal law are present, the project sponsor should submit written confirmation to the appropriate local agency that all state and federal laws and regulations should be followed when profiling, handling, treating, transporting, and/or disposing of such materials.

Applicability to the Project

Consistent with PMM HAZ-4, a Phase I ESA was prepared for the Project. Incorporation of Project Mitigation Measures HAZ-MM-1 and HAZ-MM-2, which consist of site-specific measures recommended in the Phase I ESA prepared for the Project, would ensure that impacts would be reduced to less than significant levels. Furthermore, the Project would implement all applicable hazardous materials management protocols and would comply with all applicable local, state, and federal laws and regulations relating to environmental protection and the management of hazardous materials. Regulatory compliance and implementation of Project-specific Mitigation Measures would be equivalent to and more effective that PMM HAZ-4, and as such, PMM HAZ-4 is not applicable to the Project.

PMM HAZ-5: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects which may impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Continue to coordinate locally and regionally based on ongoing review and integration of projected transportation and circulation conditions.

b) Develop new methods of conveying projected and real time information to citizens using emerging electronic communication tools including social media and cellular networks;

c) Continue to evaluate lifeline routes for movement of emergency supplies and evacuation.

Applicability to the Project

Consistent with this measure, the Project would implement Project Design Feature TR-PDF-2, which, consistent with current and standard City policy, would require the preparation of and City approval of a Construction Traffic Management Plan to ensure that adequate emergency access is maintained during construction of the Project. Project Design Feature TR-PDF-2 is equal to or more effective than the measures identified in Mitigation Measure PMM HAZ-5. As such, PMM HAZ-5 is not applicable to the Project.

Impact Analysis

The following analysis is based, in part, on the Phase I, Environmental Site Assessment Report for 6728 Sepulveda Boulevard (Phase I ESA) prepared by Citadel EHS, dated May 20, 2022, and the Limited Phase II Soil Vapor Sampling Services Report (Phase II) prepared by Citadel EHS, dated March 10, 2021, and which are both included as Appendix I of this SCEA.

a. Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?

Less Than Significant Impact. A significant impact may occur if a project involves use or disposal of hazardous materials as part of its routine operations and would have the potential to generate toxic or otherwise hazardous emissions that could adversely affect sensitive receptors.

Construction

Construction of the Project would involve the temporary transport, use, and disposal of potentially hazardous materials. These materials include paints, adhesives, surface coatings, cleaning agents, fuels, and oils that are typically associated with development of any urban development project. All of these materials would be used temporarily during construction. Additionally, all potentially hazardous materials associated with construction activities would be used and stored in accordance with manufacturers' instructions and handled in compliance with applicable standards and regulations, which further minimizes the potential risk associated with construction-related hazardous materials. Construction activities would be contained on the Project Site and, thus, any emissions from the use of such materials would be minimal and localized to the Project Site. Therefore, construction of the Project would not expose persons or the environment to a substantial risk resulting from the release of hazardous materials or exposure to health hazards in excess of regulatory standards.

Operation

Operation of the Project would not involve the routine use, transport, or disposal of hazardous materials. The Project includes the development of a mixed-use building with residential uses and ground floor commercial uses. These typical urban uses do not involve the routine use of hazardous materials**.** Instead, the operation of the Project has limited hazardous materials that are similar to any other urban development such as cleaning solvents, paints, and pesticides for landscaping. Likewise, the Project's uses could include commercial-grade cleaning solvents,

waxes, dyes, toners, paints, bleach, grease, and petroleum products that are typically associated with commercial land uses. As a result, the Project generally would not produce significant amounts of hazardous waste, use or transport hazardous waste beyond those materials typically used in an urban development. Therefore, operation of the Project would not expose persons or the environment to a substantial risk resulting from the release of hazardous materials or exposure to health hazards in excess of regulatory standards.

Moreover, the Project would adhere to regulatory requirements for source hazardous waste reduction measures (e.g., recycling of used batteries, recycling of elemental mercury, etc.) that would further minimize the generation of hazardous waste. The Project would be required to comply with the applicable City ordinances regarding implementation of hazardous waste reduction efforts on-site (i.e., the City's Green Building Ordinance). The applicable regulatory requirements further ensure that the minimal amount of hazardous materials associated with the Project are properly treated and disposed of at licensed resource recovery facilities or hazardous waste landfills. The potential transport of any hazardous materials and wastes, i.e., paints, adhesives, surface coatings, cleaning agents, fuels, and oils, if it occurs, would occur in accordance with federal and state regulations that govern the handling and transport of such materials. In accordance with such regulations, the transport of hazardous materials and wastes would only occur with transporters who have received training and appropriate licensing. ***Therefore, impacts related to the transport, use, and disposal of hazardous materials would be less than significant***.

b. Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?

Less Than Significant Impact. A significant impact may occur if a project could potentially pose a hazard to nearby sensitive receptors by releasing hazardous materials into the environment through accident or upset conditions.

As stated above, a Phase I ESA was conducted for the Project Site in May 2022 (Appendix I.1 of this SCEA). The Phase I ESA was performed in conformance with the scope and limitations of ASTM Standard Practice 1527-13. The purpose of the investigation was to identify the presence of any recognized environmental conditions (RECs), including controlled recognized environmental conditions (CRECs) and historical recognized environmental conditions (HRECs), in connection with the Project Site. RECs are defined as the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release.

According to ASTM E2600-15, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property (TP) caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct

a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

As discussed in the Phase I ESA, a review of historical sources showed that the Project Site was undeveloped as early as 1894 until at least 1928 with the use of the Project Site as orchards. The Project Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

Construction

Hazardous Waste Generation, Handling, and Disposal

As discussed above, construction of the Project would involve the temporary transport, use, and disposal of potentially hazardous materials. These materials include paints, adhesives, surface coatings, cleaning agents, fuels, and oils that are typically associated with development of any urban development project. All of these materials would be used temporarily during construction. Additionally, all potentially hazardous materials associated with construction activities would be used and stored in accordance with manufacturers' instructions and handled in compliance with applicable standards and regulations, which further minimizes the potential risk associated with construction-related hazardous materials. Construction activities would be contained on the Project Site and, thus, any emissions from the use of such materials would be minimal and localized to the Project Site. As such, Project construction activities would not create or exacerbate a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of potentially hazardous materials.

Risk of Upset from Recognized Environmental Conditions and Other Site Conditions

At the time of the Project Site reconnaissance, the Project Site was unoccupied. Chain link fencing was observed along the perimeters of the Project Site and no stationary equipment was observed.

The Phase I ESA did not identify any HRECs or CRECs in connection with the Project Site. However, several properties within close proximity to the Project Site were found to have some potential degree of environmental risk.

- **6734 Sepulveda Boulevard:** Located approximately 33 feet north of the Project Site, this property was occupied as a gasoline service station in 1940. This listing is associated with the adjoining property north of the Project Site. Upon review of historic building permits it was determined that a service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965. This property was also identified on the Los Angeles Fire Department's (LAFD's) Underground Storage Tank (UST) and

hazardous materials inventory listings with an inactive status. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed.

Based on the proximity to the Project Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Project Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

- **6759 Sepulveda Boulevard:** Located approximately 225 feet northwest of the Project Site, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. A grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Project Site, this listing is not likely to have adversely affected the Project Site.

- **6810 Sepulveda Boulevard:** Located approximately 515 feet north-northwest of the Project Site, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a Leaking Underground Storage Tank (LUST) site. Based on the case closure and distance from the Project Site, this property is not likely to have adversely affected the Project Site.

- **6754 Sepulveda Boulevard:** Located approximately 174 feet northwest of the Project Site, this property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. The rear of the tenant space is located approximately 20 feet north of the Site boundary. The SCAQMD Facility Index System (FINDS) for information regarding the dry cleaning equipment was review. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed, which means the current dry cleaning service is likely off-site.

  The historic use of PCE and its proximity to the Project Site represents a VEC concern. Based on the subsurface investigations conducted at the Project Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

As outlined in the Phase I ESA, the Site was identified on the FINDS, Enforcement and Compliance History Information (ECHO), Hazardous Waste Tracking System (HWTS) and Resource Conservation and Recovery Act (RCRA) Non-Generator/No Longer Regulated (NONGEN/NLR) databases. FINDS contains facility information and "pointers" to other sources

that contain more detail; ECHO provides integrated compliance and enforcement information; HWTS is the Department of Toxic Substances Control's (DTSC) data repository for hazardous waste identification and manifest information; and RCRA NONGEN/NLR is the Environmental Protection Agency's (EPA) comprehensive information system that includes selective information on RCRA facilities that do not generate hazardous waste. The Project Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Project Site on these databases reflects proper disposal of hazardous waste and does not represent an environmental concern.

As outlined in the Phase I ESA prepared for the Project, based on the previous subsurface investigations, the Project Site has been impacted by PCE and benzene in the soil vapor, reported in 2020 and 2021 to be above residential screening levels.

The Project would adhere to all applicable regulations regarding soils, including SCAQMD Rule 1166 (Volatile Organic Compound Emissions from Decontamination of Soil) and applicable NPDES permit requirements. SCAQMD Rule 1166 requires that an approved mitigation plan be obtained from SCAQMD prior to commencing any of the following activities: the excavation of a UST or piping which has stored VOCs; the excavation or grading of soil containing VOC material including gasoline, diesel, crude oil, lubricant, waste oil, adhesive, paint, stain, solvent, resin, monomer, and/or any other material containing VOCs; the handling or storage of VOC-contaminated soil (i.e., soil which registers 50 ppm or greater using an organic vapor analyzer calibrated with hexane) at or from an excavation or grading site; or the treatment of VOC-contaminated soil at a facility. SCAQMD Rule 1166 further requires that a copy of the approved mitigation plan be maintained on-site during the entire excavation period and that the SCAQMD executive officer be notified at least 24 hours prior to excavation. In accordance with SCAQMD Rule 1166, monitoring for VOC contamination would occur at least once every 15 minutes and VOC concentration readings would be recorded. If VOC-contaminated soil is detected, the approved mitigation plan would be implemented. As such, compliance with existing regulations would ensure the Project would not create or exacerbate a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the handling and disposal of VOC-contaminated soil that may be encountered on-site.

Furthermore, the Phase I ESA recommends the preparation of a Human Health Risk Assessment (HHRA) to determine whether the VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future tenants and workers based on any planned residential development. The installation of a soil vapor barrier and passive venting system would be recommended based on the results of the HHRA. The preparation and implementation of a Safety Management Plan (SMP) prior to any construction activities that require excavation of soil is also recommended. In addition to compliance with regulatory requirements, these site-specific recommendations are outlined in Mitigation Measures HAZ-MM-1 and HAZ-MM-2, which would address specific site conditions, would be implemented to ensure that the Project would not exacerbate the risk of upset and accident conditions associated with RECs and other site conditions.

Underground and Aboveground Storage Tanks

According to the Phase I ESA, there is no evidence of existing aboveground storage tanks (ASTs) or USTs, clarifiers, sumps, or grease interceptors were observed on the Project Site. In addition, no other records were found that indicate the presence of any USTs within the areas proposed for construction. In the unlikely event that USTs are found during construction of the Project, they would be removed in accordance with applicable federal, State, and local regulations. Thus, the Project would not exacerbate hazardous conditions related to risk of upset associated with exposure to USTs or ASTs.

Asbestos-Containing Materials

The EPA issued a final rule under Section 6 of Toxic Substances Control Act (TSCA) banning most asbestos-containing building materials (ACBMs) in 1989. The ban on ACBMs was vacated in 1991 allowing some building materials to continue to contain asbestos. The applicability of the EPA's National Emission Standards for Hazardous Air Pollutants[64] apply to the owner or operator of a facility where an inspection for the presence of asbestos-containing materials (ACM). Building materials, coatings and/or finishes containing asbestos materials may be present in any structure regardless of the date of construction. In accordance with NESHAP and the local air pollution control district regulations, all suspect materials, finishes, and coatings that would be impacted by renovation or demolition regardless of the date of construction are required to be surveyed for the presence of asbestos by State-licensed asbestos consultants.

No structures were observed on the Project Site. Therefore, Project construction activities would not expose people to a substantial risk resulting from the release of asbestos fibers into the environment.

Lead-Based/Lead-Containing Paints

Lead-based paint (LBP) is defined as any paint, varnish, stain, or other applied coating that has greater than or equal to one milligram per square centimeter (mg/cm2) (5,000 microgram per gram (µg/g) or 5,000 parts per million (ppm)) of lead by federal guidelines. In 2009, the US Consumer Product Safety Commission[65] banned paint containing more than 0.009 percent (90 ppm) lead for residential use. Buildings built before 1978 are much more likely to have LBP; however, all commercial structures regardless of the date of construction likely contain lead-based or lead-containing glazings, varnishes, stains, coatings, paints, and primers. Such materials that would be impacted by renovation, repair, or demolition should be tested beforehand and the results disclosed to trades or staff that would be doing such work. All associated waste streams should be accurately characterized for proper disposal requirements.

As discussed above, the Project Site was identified on the FINDS, ECHO, HWTS and RCRA NONGEN/NLR database, which are associated with the Project Site being identified as a

[64] NESHAP, 40 CFR Chapter 61, Subpart M.

[65] 16 Code of Federal Regulations CFR 1303.

generator of asbestos-containing materials in December 2020 and January 2021. However, no violations were reported and no existing structures were observed on the Project Site. Therefore, with compliance with relevant regulations and requirements, the Project would not expose people to a substantial risk resulting from the release of LPB into the environment.

Polychlorinated Biphenyls

Polychlorinated biphenyls (PCBs) were an ingredient added to a variety of building materials during manufacture, most notably, but not limited to, caulking, putty, and glazing, particularly around windows, door frames, and building joints. Building materials containing PCBs were used in many buildings in the 1950s through the 1970s, and potentially before the 1950s. There are significant regulations regarding the removal of these materials during demolition and/or renovation, both from an environmental protection standpoint as well as an occupational health and safety standpoint.

Based on the construction date for the previous Project Site building, building materials containing PCBs may have been used in the construction of the building. However, the Project Site is currently vacant. Therefore, the Project would not exacerbate reasonably foreseeable upset and accident conditions associated with PCBs.

Oil Wells and Methane

Radon

The California Bureau of Mines and Geology and California Department of Public Health (CADPH) participated in the United States EPA's State Radon Survey, a Federal survey to measure levels of indoor radon in all States. The CADPH predicted that approximately 0.5 percent of homes in Region 9 would have radon concentrations over the EPA action level of 4.0 picoCuries per liter (pCi/L).

The Federal EPA Radon Zone for Los Angeles County is Zone 2, which indicates an average indoor concentration greater than or equal to 2.0 pCi/L of air and less than or equal to 4.0 pCi/L. In a survey, 39 tests were performed within the 91405 zip code for the presence of radon. Of these, none were found to contain radon in excess of 4.0 pCi/L.

Methane

In March 2004, Ordinance Number 175790 was adopted into the LAMC[66] to establish citywide methane mitigation requirements, and included updated construction standards to control methane intrusion into buildings. This ordinance established defined geographic areas as Methane Zones and Methane Buffer Zones, which relate to specific assessment and mitigation requirements per area, and set forth a standard of assessment and mitigation in the planning stages of all new construction in these areas.

[66] Section 91.106.4.1 and Division 71, Chapter IX.

The Project Site is not located within the City of Los Angeles Methane or Methane Buffer Zones recognized by the Los Angeles Department of Building and Safety.

Therefore, the Project would not exacerbate environmental hazards relative to oil wells or methane.

Operation

Hazardous Waste Generation, Handling, and Disposal

Operation of the Project would not involve the routine use, transport, or disposal of hazardous materials. The Project includes the development of a residential building. This typical urban use does not involve the routine use of hazardous materials**.** Instead, the operation of the Project has limited hazardous materials that are similar to any other urban development such as cleaning solvents, paints, and pesticides for landscaping. Likewise, the Project's uses could include commercial-grade cleaning solvents, waxes, dyes, toners, paints, bleach, grease, and petroleum products that are typically associated with residential land uses. As a result, the Project generally would not produce significant amounts of hazardous waste, use or transport hazardous waste beyond those materials typically used in an urban development. Therefore, operation of the Project would not expose persons or the environment to a substantial risk resulting from the release of hazardous materials or exposure to health hazards in excess of regulatory standards.

Risk of Upset from Recognized Environmental Conditions and Other Site Conditions

As discussed above, the Project Site was identified on the FINDS, ECHO, HWTS and RCRA NONGEN/NLR database, which are associated with the Project Site being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The Project would adhere to applicable regulatory requirements pertaining to the use of hazardous materials, including the maintenance of required inspection logs, manifests, and records. Thus, operation of the Project would not exacerbate the risk of upset and accident conditions.

Underground and Aboveground Storage Tanks

According to the Phase I ESA and as discussed above, there is no evidence of existing USTs or ASTs on the Project Site. The Project does not propose the installation of other USTs or ASTs as part of its operation. Thus, Project operation would not exacerbate hazardous conditions related to risk of upset associated with exposure to USTs or ASTs.

Asbestos-Containing Materials

Development of the Project would include the use of commercially-sold construction materials that would not include asbestos or ACMs. Therefore, Project operation is not anticipated to increase the occurrence of or exposure to friable asbestos or ACMs at the Project Site.

Lead-Based/Lead-Containing Paints

Development of the Project would include the use of commercially-sold construction materials that would not include LBP. Therefore, Project operation is not anticipated to increase the occurrence of or exposure to LBP at the Project Site.

Polychlorinated Biphenyls

In accordance with existing regulations that ban the manufacture of PCBs, the new electrical systems to be installed as part of the Project would not contain PCBs. Therefore, during operation of the Project, maintenance of such electrical systems would not expose people to PCBs, and operation of the Project would not expose people to any risk resulting from the release of PCBs into the environment.

Oil Wells and Methane

The Project does not include the installation of new oil wells. As such, operation of the Project would not exacerbate the risk of upset and accident conditions associated with operation or re-abandonment of oil wells. In addition, the Project is not located within a City of Los Angeles Methane or Methane Buffer Zones recognized by the Los Angeles Department of Building and Safety.

Thus, operation of the Project would not exacerbate environmental hazards relative to oil wells or methane.

In summary, potential impacts associated with the release of hazardous materials may occur based on the Phase I ESA and previous subsurface investigations which find that the Project Site has been impacted by PCE and benzene in the soil vapor above residential screening levels.

Mitigation Measures

The following mitigation measures are provided to reduce Project impacts related to the release of hazardous materials into the environment:

HAZ-MM-1: As recommended in the Phase I ESA, prior to construction of the Project, a Human Health Risk Assessment shall be prepared to determine whether the VOCs previously detected in soil vapor on the Project Site represent a threat to current and future human health, and to determine whether risk-control measures would be required to protect future tenants and workers based on the planned residential development. Any requirements such as the installation of a soil vapor barrier and passive venting system recommended based on the results of the HHRA, shall be implemented prior to Project construction.

HAZ-MM-2: As recommended in the Phase I ESA, prior to construction of the Project, a Soil Management Plan shall be prepared and implemented prior to any construction

activities that require excavation of soil. At a minimum the Soil Management Plan must specify site-specific requirements, including a health and safety plan.

Based on the above, with adherence to regulatory requirements and project design features, and implementation of Mitigation Measures HAZ-MM-1 and HAZ-MM-2, construction and operation of the Project would not exacerbate the risk of upset and accident conditions associated with the release of hazardous materials into the environment. Therefore, impacts associated with hazardous waste generation, handling, and disposal during construction and operation of the Project would be less than significant with mitigation.

c. Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?

Less Than Significant Impact. A significant adverse effect may occur if a project site is located within one-quarter mile of an existing or proposed school site and is projected to release toxic emissions which pose a health hazard beyond regulatory thresholds.

There is one existing school site within a quarter-mile of the Project Site (Columbus Avenue Elementary School, 6700 Columbus Avenue) located directly across the street to the east of the Project Site. Construction of the Project would involve the temporary use of potentially hazardous materials, including vehicle fuels, paints, oils, and transmission fluids. Additionally, Project operation would involve the limited use of hazardous materials typically used in the maintenance of mixed-use projects incorporating live/work and commercial uses (e.g., cleaning solutions, solvents, painting supplies, batteries, etc.). However, it is reasonably anticipated that all potentially hazardous materials would be used, stored, and disposed of in accordance with manufacturers' specifications and in compliance with applicable federal, State, and local regulations. As such, the use of such materials would not create a significant hazard to any nearby schools. Additionally, as discussed above in Section VIII(a), the Project is not expected to result in hazardous emissions. ***Therefore, impacts would be less than significant***.

d. Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?

Less Than Significant Impact. California Government Code Section 65962.5 requires various State agencies to compile lists of hazardous waste disposal facilities, unauthorized releases from underground storage tanks, contaminated drinking water wells and solid waste facilities where there is known migration of hazardous waste and submit such information to the Secretary for Environmental Protection on at least an annual basis. A significant impact may occur if a project site is included on any of the above lists and poses an environmental hazard to surrounding sensitive uses.

As discussed above, the Project Site was identified on the FINDS, ECHO, HWTS and RCRA NONGEN/NLR database, which are associated with the Project Site being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Project Site on these databases reflects proper disposal of

hazardous waste and does not represent an environmental concern. ***Thus, based on the above analyses, while the Project is identified on standard government sources that monitor hazardous materials, conditions on the Project Site would not create a significant hazard to the public or the environment, and impacts would be less than significant***.

e. For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area?

No Impact. A significant impact may occur if a project is located within a public airport land use plan area, or within two miles of a public airport, and subject to a safety hazard.

The Project Site is located approximately 2.3 miles northwest of the Van Nuys Airport (16461 Sherman Way). However, the Project Site is not located within the Planning Boundary/Influence Area of the Van Nuys Airport including within the Runway Protection Zone or Airport Land Use Plan Noise Contour, which establishes the area susceptible to noise levels that would exceed the annoyance threshold for noise (defined as >65 CNEL for commercial airports such as the Van Nuys Airport).[67] ***Accordingly, no impacts associated with safety hazards or excessive noise from proximate airports would occur***.

f. Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?

No Impact. A significant impact may occur if a project were to interfere with roadway operations used in conjunction with an emergency response plan or emergency evacuation plan or would generate traffic congestion that would interfere with the execution of such a plan.

Sepulveda Boulevard is not identified as a selected disaster route by the City,[68] nor as a disaster route by Los Angeles County.[69] Construction of the Project would not require road closures and emergency access to the Project Site would be maintained in accordance with the LAMC and the LAFD requirements. In addition, construction of the Project would not substantially impede public access or travel on public rights- of-way such as Sepulveda Boulevard or Columbus Avenue, and would not interfere with any adopted emergency response plan or emergency evacuation plan.

Additionally, operation of the Project would not permanently alter vehicular circulation routes and patterns, or impede public access or travel upon public rights-of-way. Furthermore, as discussed below under see Section XVII, Transportation, the Project would not result in any significant traffic impacts. The Project Site is not located within a Hillside Area[70] and the Project would comply with

[67] Los Angeles County, Airport Land Use Commission, Santa Monica Airport, Airport Influence Area Map, May 13, 2003.

[68] City of Los Angeles Geo Hub, Disaster Routes, https://geohub.lacity.org/datasets/6223f108d67d49958d05092e0b488740/explore?location=34.191708%2C-118.463925%2C15.00. Accessed October 2022.

[69] Los Angeles County Department of Public Works, Disaster Routes with Roads Districts Map, City of Los Angeles Valley Area, August 13, 2008.

[70] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

evacuation requirements according to the LAMC and the LAFD. An emergency response plan would be submitted to the LAFD during review of plans as part of the City's standard building permit process. ***Therefore, there would be no impacts to emergency response or evacuation plans.***

g. Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?

No Impact. A significant impact may occur if a project is located in proximity to wildland areas and poses a potential fire hazard, which could expose persons or structures, either directly or indirectly, in the area in the event of a fire.

The Project Site is not located in a Very High Fire Hazard Severity Zone;[71] nor is the Project Site within a wildland fire hazard area.[72] In addition, the Project Site is located in a highly urbanized area of the City, and does not include wildlands or high fire hazard terrain or vegetation. Furthermore, the Project would be developed in accordance with LAMC and LAFD requirements pertaining to fire safety. ***Accordingly, no impacts related to the exposure of people or structures to loss, injury, or death involving wildland fires would occur***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the hazards and hazardous materials analysis above, including the transport of hazardous materials, upset and accident conditions, handling of hazardous materials, etc. The cumulative impacts hazardous materials study area is the extent of the Related Projects.

Development of the Project in combination with the Related Projects could increase, to some degree, the risks associated with the use and potential accidental release of hazardous materials in the City. With respect to the Related Projects, the potential presence of hazardous substances would require evaluation on a case-by-case basis, in combination with the development proposals for each of those properties. However, the Project's impact would be less than significant and, therefore, would not substantially contribute to a cumulative impact. Furthermore, local municipalities would be required to follow local, State, and federal laws regarding hazardous materials. ***With compliance with local, State and federal laws pertaining to hazardous materials, cumulative impacts to hazardous materials would be less than significant***.

[71] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

[72] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

X. HYDROLOGY AND WATER QUALITY

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?	☐	☐	☒	☐
b. Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?	☐	☐	☒	☐
c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would:				
i. Result in substantial erosion or siltation on- or off-site;	☐	☐	☒	☐
ii. Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site;	☐	☐	☒	☐
iii. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff; or	☐	☐	☒	☐
iv. Impede or redirect flood flows?	☐	☐	☒	☐
d. In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?	☐	☐	☒	☐
e. Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM HYD-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial

adverse effects from violation of any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Complete, and have approved, a Stormwater Pollution Prevention Plan (SWPPP) prior to initiation of construction.

b) Implement Best Management Practices to reduce the peak stormwater runoff from the project site to the maximum extent practicable.

c) Comply with the Caltrans storm water discharge permit as applicable; and identify and implement Best Management Practices to manage site erosion, wash water runoff, and spill control.

d) Complete, and have approved, a Standard Urban Stormwater Management Plan, prior to occupancy of residential or commercial structures.

e) Ensure adequate capacity of the surrounding stormwater system to support stormwater runoff from new or rehabilitated structures or buildings.

f) Prior to construction within an area subject to Section 404 of the Clean Water Act, obtain all required permit approvals and certifications for construction within the vicinity of a watercourse:

g) Where feasible, restore or expand riparian areas such that there is no net loss of impervious surface as a result of the project.

h) Install structural water quality control features, such as drainage channels, detention basins, oil and grease traps, filter systems, and vegetated buffers to prevent pollution of adjacent water resources by polluted runoff where required by applicable urban storm water runoff discharge permits, on new facilities.

i) Provide operational best management practices for street cleaning, litter control, and catch basin cleaning are implemented to prevent water quality degradation in compliance with applicable storm water runoff discharge permits; and ensure treatment controls are in place as early as possible, such as during the acquisition process for rights-of-way, not just later during the facilities design and construction phase.

j) Comply with applicable municipal separate storm sewer system

discharge permits as well as Caltrans' storm water discharge permit including long-term sediment control and drainage of roadway runoff.

k) Incorporate as appropriate treatment and control features such as detention basins, infiltration strips, and porous paving, other features to control surface runoff and facilitate groundwater recharge into the design of new transportation projects early on in the process to ensure that adequate acreage and elevation contours are provided during the right-of-way acquisition process.

l) Upgrade stormwater drainage facilities to accommodate any increased runoff volumes. These upgrades may include the construction of detention basins or structures that will delay peak flows and reduce flow velocities, including expansion and restoration of wetlands and riparian buffer areas. System designs shall be completed to eliminate increases in peak flow rates from current levels.

m) Encourage Low Impact Development (LID) and incorporation of natural spaces that reduce, treat, infiltrate and manage stormwater runoff flows in all new developments, where practical and feasible.

Applicability to the Project

Consistent with PMM HYD-1, and as described below, the Project would comply with applicable state, regional, and City policies and regulations (e.g., General Construction Permit, MS4 permit, CWA, City stormwater ordinances) related to stormwater runoff and water quality. Conformance with applicable regulations would be ensured during the City's building plan review and approval process for the Project. Compliance with these regulatory requirements, which are equal to or more effective than Mitigation Measure PMM HYD-1, would ensure that the Project would not violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality. Therefore, PMM HYD-1 is not applicable to the Project.

PMM HYD-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects from violation of any water quality standards or waste discharge requirements or otherwise substantially degrade surface or groundwater quality, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Avoid designs that require continual dewatering where feasible.

For projects requiring continual dewatering facilities, implement monitoring

systems and long-term administrative procedures to ensure proper water management that prevents degrading of surface water and minimizes adverse impacts on groundwater for the life of the project, Construction designs shall comply with appropriate building codes and standard practices including the Uniform Building Code.

a) Maximize, where practical and feasible, permeable surface area in existing urbanized areas to protect water quality, reduce flooding, allow for groundwater recharge, and preserve wildlife habitat. Minimize new impervious surfaces, including the use of in-lieu fees and off-site mitigation.

b) Avoid construction and siting on groundwater recharge areas, to prevent conversion of those areas to impervious surface.

c) Reduce hardscape to the extent feasible to facilitate groundwater recharge as appropriate.

Applicability to the Project

Since the Project Site is currently developed and provides little groundwater recharge potential, the construction of the Project would not substantially impact the amount of groundwater recharge occurring on-site. Thus, PMM HYD-2 is not applicable to the Project.

PMM HYD-3: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures capable of avoiding or reducing the potential impacts of locating structures that would impede or redirect flood flows, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Ensure that all roadbeds for new highway and rail facilities be elevated at least one foot above the 100-year base flood elevation. Since alluvial fan flooding is not often identified on FEMA flood maps, the risk of alluvial fan flooding should be evaluated and projects should be sited to avoid alluvial fan flooding. Delineation of floodplains and alluvial fan boundaries should attempt to account for future hydrologic changes caused by global climate change.

Applicability to the Project

As discussed below, the Project Site is not located in a flood zone and would not impede or redirect flood flows. Therefore, PMM HYD-3 is not applicable to the Project.

Impact Analysis

a. Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?

Less Than Significant Impact. A significant impact may occur if a project discharges water which does not meet the quality standards of agencies which regulate surface water quality and water discharge into storm water drainage systems. Significant impacts may also occur if a project does not comply with all applicable regulations with regard to surface water quality as governed by the State Water Resources Control Board (SWRCB). These regulations include compliance with the Standard Urban Storm Water Mitigation Plan (SUSMP) requirements to reduce potential water quality impacts.

Surface Water Quality

Construction

Construction activities associated with the Project have the potential to degrade surface water quality through the exposure of surface runoff (primarily rainfall) to exposed soils, dust, and other debris, as well as from runoff from construction equipment. However, construction activities would be subject to the requirements of the Los Angeles Regional Water Quality Control Board Order No. R4-2012-0175, National Pollutant Discharge Elimination System (NPDES) No. CAS00400, effective December 28, 2012, Waste Discharge Requirements for Municipal Separate Storm Sewer System (MS4) Discharges within the Coastal Watersheds of Los Angeles County (the "Los Angeles County MS4 Permit"), which controls the quality of runoff entering municipal storm drains in the County. Section VI.D.8, of this Permit, Development Construction Program, requires Permittees (which include the City of Los Angeles) to enforce implementation of BMPs, including, but not limited to, approval of an Erosion and Sediment Control Plan (ESCP) for all construction activities within their jurisdiction. Accordingly, the construction contractor for the Project would be required to implement BMPs that would meet or exceed federal, State, and local mandated guidelines for storm water treatment to control erosion and to protect the quality of surface water runoff during the construction period. BMPs utilized could include, without limitation, disposing of waste in accordance with all applicable laws and regulations; cleaning up leaks, drips, and spills immediately; conducting street sweeping during construction activities; limiting the amount of soil exposed at any given time; covering trucks; keeping construction equipment in good working order; and installing sediment filters during construction activities.

Operation

With respect to runoff water quality during operation of the Project, Los Angeles County and all cities within LA County (except for the City of Long Beach) are permittees under the Los Angeles County MS4 Permit. Section VI.D.7 of this Permit, Planning and Land Development Program, is applicable to, among others, land-disturbing activities that result in the creation or addition or replacement of 5,000 square feet or more of impervious surface area on an already developed site, and would thus apply to the Project. This Program requires, among other things, that projects

retain on site the runoff volume from: (a) the .75 inch, 24-hour rain event; or (b) the 85th percentile, 24-hour rain event, as determined from the Los Angeles County 85th percentile precipitation isohyetal map, whichever is greater. The Project would also be subject to the BMP requirements of the SUSMP adopted by the Regional Water Quality Control Board for the Los Angeles Region. As a permittee, the City of Los Angeles is responsible for implementing the requirements of the County-wide SUSMP within the City. A Project-specific SUSMP would be implemented during the operation of the Project. In compliance with the MS4 Permit and SUSMP requirements, the Project would be required to retain, treat and/or filter stormwater runoff through biofiltration before it enters the City stormwater drainage system. The system incorporated into the Project must follow specific design requirements set forth in the MS4 permit and must be approved by the City as part of the standard building permit process.

In addition, the Project would be subject to the provisions of the City's Low Impact Development (LID) Ordinance effective May 12, 2012, which is designed to mitigate the impacts of increases in runoff and stormwater pollution as close to the source as possible. LID comprises a set of site design approaches and BMPs that promote the use of natural systems for infiltration, evapotranspiration and use of stormwater. The LID Ordinance would require the Project to incorporate LID standards and practices to encourage the beneficial use of rainwater and urban runoff; reduce stormwater runoff, promote rainwater harvesting; and provide increased groundwater recharge. In this regard, the City has established review procedures to be implemented by the Department of City Planning, Department of Building and Safety and Department of Public Works that parallel the review of the SUSMP discussed above. Incorporation of these features would minimize the increase in stormwater runoff from the site. The SUSMP consists of structural BMPs built into the design of a project for ongoing water quality purposes over the life of a project.

Groundwater Quality

Construction

Groundwater was not encountered during subsurface exploration conducted as part of the Geotechnical Report to the maximum depth explored (80½ feet below the ground surface) and historically high groundwater depth in the vicinity is approximately 40 feet below the ground surface.[73] Excavation for the construction of the lowest subterranean level is anticipated to extend to a depth of 30 feet below ground surface, including foundation excavations. Considering the lack of groundwater in the subsurface borings at the Project Site, and the depth of the proposed construction, it is unlikely that static groundwater would be encountered during construction. However, it is not uncommon for groundwater levels to vary seasonally or for groundwater seepage conditions to develop where none previously existed, especially in impermeable fine-grained soils which are heavily irrigated or after seasonal rainfall. In addition, recent requirements

[73] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

for stormwater infiltration could result in shallower seepage conditions in the immediate site vicinity. Proper surface drainage of irrigation and precipitation would be critical for future performance of the Project. As previously discussed in Section VII. Geology and Soils, the Project would be required to incorporate the recommendations of the Geotechnical Report and regulatorily required to comply with all conditions issued by LADBS per their review of the Project's Geotechnical Report, which would account for underlying soil conditions.

Operation

Operational activities that could affect groundwater quality include spills of hazardous materials and leaking underground storage tanks. No underground storage tanks are currently operated at the Project Site nor would any be operated by the Project. While the development of new six-story building would increase the use of on-site hazardous materials, such as cleaning, maintenance, and landscaping supplies, compliance with all applicable existing regulations at the Project Site regarding the handling, storage, and potentially required cleanup of hazardous materials would prevent the Project from affecting or expanding any potential areas of contamination, increasing the level of contamination, or causing regulatory water quality standards at an existing production well to be violated, as defined in the California Code of Regulations, Title 22, Division 4, Chapter 15 and the Safe Drinking Water Act.

Conclusion

Overall, as analyzed above, the construction or operation of the Project would not violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality. Thus, impacts would be less than significant.

b. Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?

Less Than Significant Impact. A significant impact may occur if a project includes deep excavations resulting in the potential to interfere with groundwater movement or included withdrawal of groundwater or paving of existing permeable surfaces important to groundwater recharge.

Construction

There is one groundwater production well or supply wells within one mile of the Project Site.[74] The well is located 0.6 mile east of the Project Site. However, construction activities would not be anticipated to affect existing wells, nor would the Project include the construction of water supply wells. Groundwater was not encountered during subsurface exploration conducted as part of the Geotechnical Report to the maximum depth explored (80½ feet below the ground surface) and historically high groundwater depth in the vicinity is approximately 40 feet below the ground

[74] Los Angeles County Department of Public Works, Groundwater Wells, https://dpw.lacounty.gov/general/wells/#. Accessed October 2022.

surface.[75] Excavation for the construction of the lowest subterranean level is anticipated to extend to a depth of 30 feet below ground surface, including foundation excavations. Considering the lack of groundwater in the subsurface borings at the Project Site, and the depth of the proposed construction, it is unlikely that static groundwater would be encountered during construction. However, it is not uncommon for groundwater levels to vary seasonally or for groundwater seepage conditions to develop where none previously existed, especially in impermeable fine-grained soils which are heavily irrigated or after seasonal rainfall. In addition, recent requirements for stormwater infiltration could result in shallower seepage conditions in the immediate site vicinity. Proper surface drainage of irrigation and precipitation would be critical for future performance of the Project. As previously discussed in Section VII. Geology and Soils, the Project would be required to incorporate the recommendations of the Geotechnical Report and regulatorily required to comply with all conditions issued by LADBS per their review of the Project's Geotechnical Report, which would account for underlying soil conditions. Therefore, construction of the Project would not substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the Project may impede sustainable groundwater management of the Basin.

Operation

Operation of the Project would use a municipal water supply and does not propose the use of any wells or other means of extracting groundwater. The City imports the majority of its potable water supply from sources outside the Los Angeles Basin. Furthermore, the Project's BMPs, as described above, would capture stormwater from the developed portions of the Project Site to be used for landscaping irrigation. Thus, the majority of the stormwater runoff would be retained on-site. The stormwater that bypasses the capture and use system would not result in infiltration of a large amount of rainfall that would affect groundwater hydrology, including the direction of groundwater flow. In addition, since the Project Site was recently developed and provides little groundwater recharge potential, operation of the Project would not substantially impact the amount of groundwater recharge occurring on-site. As such, through adherence with regulatory compliance measures, operation of the Project would not decrease groundwater supplies or interfere substantially with groundwater recharge such that the Project may impede sustainable groundwater management of the basin.

Conclusion

Construction and operation of the Project would not substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the Project may impede sustainable groundwater management of the basin, and impacts during construction and operation of the Project would be less than significant.

[75] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

c. Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would:

i. Result in substantial erosion or siltation on- or off-site;

Less than Significant Impact. A significant impact may occur if a project results in a substantial alteration of drainage patterns that would result in a substantial increase in erosion or siltation during construction or operation of the project.

Construction

The Project Site is not crossed by any water courses or rivers. Construction activities for the Project would include excavating down approximately 30 feet for subterranean parking, building up of the structure, and constructing hardscape and landscape around the building. These activities have the potential to temporarily alter existing drainage patterns and flows on the Project Site by exposing underlying soils and modifying flow direction. Exposed and stockpiled soils could be subject to erosion and conveyance into nearby storm drains during storm events. However, construction associated with the Project would be subject to the requirements of Los Angeles Regional Water Quality Control Board's (LARWQCB) Order No. R4-2012-0175, NPDES No. CAS004001, effective December 28, 2012, Waste Discharge Requirements for Municipal Separate Storm Sewer System (MS4) Discharges within the Coastal Watersheds of Los Angeles County (Los Angeles County MS4 Permit); which controls the quality of runoff entering municipal storm drains in Los Angeles County. Section VI.D.8 of the Los Angeles County MS4 Permit, Development Construction Program, requires permittees (which include the City) to enforce implementation of BMPs, including, but not limited to, approval of an Erosion and Sediment Control Plan (ESCP) for all construction activities within their jurisdiction.[76] ESCPs are required to include the elements of a SWPPP. Accordingly, the construction contractor for the Project would be required to implement BMPs that would meet or exceed local, State, and federal mandated guidelines for stormwater treatment to control erosion and to protect the quality of surface water runoff during the construction period. BMPs utilized could include, without limitation: disposing of waste in accordance with all applicable laws and regulations; cleaning up leaks, drips, and spills immediately; conducting street sweeping during construction activities; limiting the amount of soil exposed at any given time; covering trucks; keeping construction equipment in good working order; and installing sediment filters during construction activities.

Operation

During the Project's operational phase, most of the Project Site would be developed with impervious surface, and all stormwater flows would be directed to storm drainage features and would not come into contact with bare soil surfaces. During operation of the Project, stormwater discharge would continue to be directly to Sepulveda Boulevard and Columbus Avenue. As part

[76] California Regional Water Quality Control Board – Los Angeles Region, MS4 Discharges within the Coastal Watersheds of Los Angeles County Except those Discharges Originating from the City of Long Beach MS4, Order No. R4-2012-0175, as amended by Order WQ 2015-0075, NPDES No. CAS004001, page 116 et seq.

of the Project, the entire Project Site would be developed with a residential high-rise, landscaping, and pavement. The proposed structure, pavement, and landscaping would prevent substantial erosion.

Conclusion

The Project would comply with all applicable regulatory requirements, including the LAMC's grading requirements regarding erosion control and state and local requirements regarding stormwater management. Through compliance with these regulatory requirements, the Project would not substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river or through the addition of impervious surfaces, in a manner which would result in substantial erosion or siltation on- or off-site. Thus, impacts would be less than significant.

ii. Substantially increase the rate or amount of surface runoff in a manner which would result in flooding on- or off-site;

Less Than Significant Impact. A significant impact may occur if a project results in increased runoff volumes during construction or operation of the project that would result in flooding conditions affecting the project site or nearby properties.

As discussed under Section X(ci), during construction of the Project, a temporary alteration of the existing on-site drainage pattern may occur from land cover and site preparation and grading for construction. However, these changes would not result in a substantial increase in the rate or amount of surface runoff that could result in flooding due to stringent controls imposed under the NPDES MS4 Permit, including preparation of an ESCP and BMPs for the control of runoff.

Additionally, as also discussed under Section X(ci), the Project would not significantly alter the drainage pattern of the Site. Furthermore, the Project is unlikely to alter the drainage pattern in a manner that would result in substantial flooding during operation because the Project would be required to comply with the requirements of the SUSMP, MS4 permit, and LID Ordinance, which result in and require a reduction of the volume of runoff from the Project Site after the Project is constructed. Additionally, the Project would comply with LID requirements by storing the required design storm in underground cisterns for later use as on-site irrigation. This system would reduce the stormwater discharges from the site and result in a lower impact to the city storm drain system. Adherence to these regulations and permits would prevent an increase in stormwater flows, and because the Project would not alter offsite water conveyance facilities, no offsite flooding would occur.

With compliance with the NPDES MS4 Permit, including implementation of BMPs, and compliance with applicable regulatory requirements including the LAMC's grading requirements regarding erosion control and state and local requirements regarding stormwater management, the Project would not increase the rate or amount of surface runoff in a manner that would result in flooding on- or off-site. Thus, impacts would be less than significant.

iii. Create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff; or

Less Than Significant Impact. A significant impact may occur if a project would increase the volume of storm water runoff to a level which exceeded the capacity of the storm drain system serving a project site. A project-related significant adverse effect may also occur if a project would substantially increase the probability that polluted runoff would reach the storm drain system.

Construction

As previously discussed, the Project would not increase the amount of surface runoff from the Project Site during construction. The Project would prepare an ESCP and include BMPs for the control of runoff and water quality impacts during construction in accordance with the MS4 Permit. Therefore, stormwater runoff from the Project Site would not exceed the capacity of the existing or planned stormwater drainage systems during construction. However, should the City determine improvements to the stormwater drainage system are necessary during the normal permit review process, the Applicant would be responsible for the improvements, and such improvements would be conducted as part of the Project either on-site or offsite within the right-of-way, and as such, any related construction activities would be temporary and of short duration, and would not result in any significant environmental impacts given the disturbed nature of the right-of-way. Furthermore, as the Project would manage, capture, and treat runoff during construction, as required by regulatory compliance, implementation of the Project would represent an improvement in water quality as compared to the existing condition where runoff sheet flows untreated to the drainage system.

Operation

As previously discussed, the Project would comply with LID requirements by storing the required design storm in underground cisterns for later use as on-site irrigation. This system would reduce the stormwater discharges from the site and result in a lower impact to the city storm drain system compared to the site's previous development. As such the city storm drain has sufficient capacity for the proposed development.[77] Furthermore, the Project BMPs would be required to control stormwater runoff with no increase in runoff resulting from the Site. With regard to polluted runoff, the LID requirements for the Project Site would outline the stormwater treatment post-construction BMPs required to control pollutants associated with storm events up to the 85th percentile storm event, per the City's Stormwater Program.

Conclusion

Therefore, based on the above, the Project would not substantially alter the existing drainage pattern of the site or area in a manner that would create or contribute runoff water

[77] Utility Report for 6728 Sepulveda Apartments, prepared by Labib Funk + Associates, August 29, 2022. Refer to Appendix L of this SCEA.

that would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff during construction or operation. Impacts would be less than significant.

iv. Impede or redirect flood flows?

Less Than Significant Impact. A significant impact may occur if a project results in a substantial alteration of flood flows.

According to the Federal Emergency Management Agency's (FEMA) Flood Insurance Rate Map, the Project Site is within Zone X, which is a designation for areas determined to have a minimal flood hazard and having a less than 0.2 percent annual chance for a flood.[78] No streams or rivers that may overflow or breech a levee are located on or near the Project Site and the Project Site is not located within any high-risk coastal areas.

As previously discussed, the City of Los Angeles General Plan Safety Element indicates that the Project Site is located within a potential inundation area for dam failure from the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir.[79] However, the Project does not propose any structures which would impede floodwater such as a dam or berm, and, as detailed above, no substantial alterations to the existing drainage pattern of the Project Site or area would occur during construction or operation. Accordingly, the Project would not be expected to impede or redirect flood flows from the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir. Additionally, these dams, as well as others in California, are continually monitored by various governmental agencies (such as the State of California Division of Safety of Dams and the U.S. Army Corps of Engineers) to guard against the threat of dam failure. Current design and construction practices and ongoing programs of review, modification, or total reconstruction of existing reservoirs and dams are intended to ensure that all are capable of withstanding the maximum considered earthquake for the site as well as other conditions that could undermine the integrity of the reservoir and/or dam. Pursuant to these regulations, the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir, are regularly inspected and meets current safety regulations. In addition, the LADWP has emergency response plans to address any potential impacts to its dams. ***Given the oversight by the Division of Safety of Dams, including regular inspections, and the LADWP's emergency response program, the potential for substantial adverse impacts related to inundation at the Project Site as a result of dam failure would be less than significant***.

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[78] Federal Emergency Management Agency, Flood Insurance Rate Map, Los Angeles County, California, FEMA Map Number 06037C1305F, effective September 2008.

[79] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

d. In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?

Less Than Significant Impact. A significant impact may occur if a project site is sufficiently close to the ocean or other water body to be potentially at risk of the effects of seismically-induced tidal phenomena (seiche and tsunami) or if the project site is located adjacent to a hillside area with soil characteristics that would indicate potential susceptibility to mudslides or mudflows.

Flood Hazard

As discussed in Section X(civ), the Project Site is within Zone X, which is a designation for areas determined to have a minimal flood hazard.[80] Zone X is characterized as an area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level. In addition to the low risk of flooding, the Project would implement capture and use BMPs to retain stormwater runoff on-site, as described above. Thus, impacts would be less than significant.

Dam Failure

As previously discussed, the City of Los Angeles General Plan Safety Element indicates that the Project Site is located within a potential inundation area for dam failure from the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir.[81] Inundation of the Project Site resulting from dam failure could release pollutants into surface water should flood waters encounter contaminants at the Project Site. As previously discussed, the Project does not propose any structures which would impede floodwater such as a dam or berm, and, as detailed above, no substantial alterations to the existing drainage pattern of the Project Site or area would occur during construction or operation. Accordingly, the Project would not be expected to impede or redirect flood flows from the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir. Additionally, these dams, as well as others in California, are continually monitored by various governmental agencies (such as the State of California Division of Safety of Dams and the U.S. Army Corps of Engineers) to guard against the threat of dam failure. Current design and construction practices and ongoing programs of review, modification, or total reconstruction of existing reservoirs and dams are intended to ensure that all are capable of withstanding the maximum considered earthquake for the site as well as other conditions that could undermine the integrity of the reservoir and/or dam. Pursuant to these regulations, the Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir, are regularly inspected and meets current safety regulations. In addition, the LADWP has emergency response plans to address any potential impacts to its dams. As such, impacts would be less than significant.

[80] Federal Emergency Management Agency, Flood Insurance Rate Map, Los Angeles County, California, FEMA Map Number 06037C1305F, effective September 2008.

[81] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February 25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

Seiche, Tsunami, Mudflow

The Project Site is over 17 miles from the Pacific Ocean and is located not within an area potentially impacted by a tsunami.[82] There are also no major water bodies in the vicinity of the Project Site that would put the Project Site at risk of inundation by seiche. As such, the Project would not be vulnerable to seiche, tsunami, or mudflow and impacts would be less than significant.

Conclusion

The Project would not risk release of pollutants due to project inundation in a flood hazard, tsunami, or seiche zone, and impacts would be less than significant.

e. Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?

Less Than Significant Impact. A significant air quality impact may occur if a project is not consistent with water quality control plans or sustainable groundwater management plans**.**

Water quality control plans applicable to the Project include the LARWQCB Water Quality Control Plan, Los Angeles Region: Basin Plan for the Coastal Watersheds of Los Angeles and Ventura Counties (Basin Plan) and the City's Water Quality Compliance Master Plan for Urban Runoff (Master Plan). Adopted by LARWQCB, the Basin Plan designates beneficial uses for surface and groundwaters, sets narrative and numerical objectives that must be attained or maintained to protect the designated beneficial uses and conform to the State's anti-degradation policy, and describes implementation programs to protect all waters in the Los Angeles Region. In addition, the Basin Plan incorporates (by reference) all applicable State and Regional Board plans and policies and other pertinent water quality policies and regulations. The Master Plan was developed by the Bureau of Sanitation, Watershed Protection Division in collaboration with stakeholders with the primary goal of the Master Plan is to help meet water quality regulations. The Master Plan identifies and describes the various watersheds in the City, summarizes the water quality conditions of the City's waters, identifies known sources of pollutants, describes the governing regulations for water quality, describes the BMPs that are being implemented by the City, discusses existing Total Maximum Daily Loads (TMDL).

Implementation Plans and Watershed Management Plans

Construction and operation of the Project would involve activities that have the potential to conflict with the water quality goals in the Basin Plan and Master Plan through the spread of contaminants into surface or groundwater supplies. However, as previously detailed, in Section X(a), above, groundwater was not encountered during subsurface exploration conducted as part of the Geotechnical Report to the maximum depth explored (80½ feet below the ground surface).[83]

[82] California Department of Conservation, Los Angeles County Tsunami Inundation Maps, https://maps.conservation.ca.gov/cgs/informationwarehouse/ts_evacuation/. Accessed October 2022.

[83] Geotechnical Investigation—Proposed Multi Family Residential Development, 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue, Los Angeles, California prepared for the Project by Geocon West, Inc., dated February

Excavation for the construction of the lowest subterranean level is anticipated to extend to a depth of 30 feet below ground surface, including foundation excavations. Considering the lack of groundwater in the subsurface borings at the Project Site, and the depth of the proposed construction, it is unlikely that static groundwater would be encountered during construction. Furthermore, construction of the Project would prevent the spread of contaminants into surface water through adherence to applicable regulations and BMPs for the handling and storing of hazardous materials, and the requirements of the MS4 Permit, including implementation of an ESCP for the prevention of erosion and spread of polluted runoff. These regulations and practices effectively control the potential stormwater pollution to surface water during construction. Furthermore, the proposed residential land uses do not represent the type of uses that would have the ability to adversely affect water quality. Anticipated and potential pollutants generated by operation of the Project would be addressed through the implementation of approved LID BMPs. While the development of new building facilities would increase the use of on-site hazardous materials (i.e., those typically used on residentially zoned properties such as cleaning, maintenance, and landscaping supplies), compliance with all applicable existing regulations at the Project Site regarding the handling, storage, and potentially required cleanup of hazardous materials would prevent the Project from affecting or expanding any potential areas of contamination, increasing the level of contamination, or causing regulatory water quality standards at an existing production well to be violated.

With regard to groundwater management plans, on September 16, 2014, the State of California signed into law the Sustainable Groundwater Management Act (SGMA). Comprised of three bills, AB 1739, SB 1168, and SB 1319, the SGMA provides a framework for long-term sustainable groundwater management across California and requires governments and water agencies of high and medium priority basins to halt overdraft and bring groundwater basins into balanced levels of pumping and recharge. Under the roadmap laid out by the legislation, local, and regional authorities in medium and high priority groundwater basins have formed Groundwater Sustainability Agencies (GSAs) that will oversee the preparation and implementation of a local Groundwater Sustainability Plan (GSP). Local stakeholders have until 2022 (in critically over drafted basins until 2020) to develop, prepare, and begin implementation of Groundwater Sustainability Plans. GSAs will have until 2042 (2040 in critically over drafted basins) to achieve groundwater sustainability.

The Project Site overlies the Coastal Plain of San Fernando Valley Groundwater Basin.[84] The Project would receive its water from the LADWP. Both the LADWP and the California Department of Water Resources have programs in place to monitor wells to prevent overdrafting. The LADWP's groundwater pumping strategy is based on a "safe yield" strategy, in which the amount of water removed over a period of time equals the amount of water entering the groundwater basin through native and imported groundwater recharge. Further, protection from potential

25, 2022. Refer to Appendix G.1 of this SCEA. Soils Report Approval Letter, City of Los Angeles Department of Building and Safety, October 24, 2022. Refer to Appendix G.2 of this SCEA.

[84] Phase I, Environmental Site Assessment Report for 6728 Sepulveda Boulevard prepared by Citadel EHS, dated May 20, 2022 (Refer to Appendix I.1 of this SCEA).

overdraft conditions is provided by the court-appointed Los Angeles River Area Watermaster for the San Fernando Basin. LADWP addresses water supply needs through preparation of an Urban Water Management Plan (UWMP), which projects future water use demands and identifies water supplies to meet these demands and is updated every five years.

As described in detail in Section XIX(b), the Project's water demand would be within the projections of the UWMP and the Project would be required to implement water saving features to reduce the amount of water used by the Project in accordance with water conservation measures, including Title 20 and 24 of the California Administrative Code**.** Additionally, the Project would not have the potential to impact the amount of groundwater recharge as the Project Site is almost entirely impervious and does not currently provide recharge for the groundwater basin.

Accordingly, based on the above, the Project would not conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan.

Conclusion

With compliance with existing regulatory requirements and implementation of LID BMPs, the Project would not conflict with or obstruct implementation of a water quality control plan or a sustainable groundwater management plan. Accordingly, impacts would be less than significant**.**

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the hydrology and water quality analysis above. The cumulative impacts hydrology and water quality study area is the extent of the Related Projects as well as the Los Angeles River Watershed.

With respect to construction impacts, it is unknown whether or not any of the Related Projects would have overlapping construction schedules with the Project. However, similar to the Project, the Related Projects would be required to comply with the City Building Code, NPDES requirements, etc. Assuming compliance, similar to the Project, the cumulative water quality impact during construction would be less than significant.

With respect to operational impacts, development of the Project in combination with the Related Projects would result in the further infilling in an already developed area. As discussed above, the Project Site and the surrounding area are served by the existing City storm drain system. Runoff from the Project Site and the adjacent land uses is typically directed into the adjacent streets, where it flows to the drainage system. It is likely that most, if not all, of the Related Projects would also drain to the surrounding street system and otherwise retain stormwater on-site.

The runoff associated with the Related Projects would either be directed to landscaped areas or directed to an existing storm drain system and would not encounter exposed soils. The Related Projects would include a drainage system with pipes that would adequately convey surface water

runoff into the existing storm drain. In addition, all of the Related Projects would be required to implement BMPs and to conform to the existing NPDES water quality program. ***Therefore, cumulative hydrology, water quality, and flooding impacts during operation would be less than significant***.

XI. LAND USE AND PLANNING

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Physically divide an established community?	☐	☐	☐	☒
b. Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM LU-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects that physically divide a community, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Facilitate good design for land use projects that build upon and improve existing circulation patterns

b) Encourage implementing agencies to orient transportation projects to minimize impacts on existing communities by:

– Selecting alignments within or adjacent to existing public rights of way.

– Design sections above or below-grade to maintain viable vehicular, cycling, and pedestrian connections between portions of communities where existing connections are disrupted by the transportation project.

– Wherever feasible incorporate direct crossings, overcrossings, or

under crossings at regular intervals for multiple modes of travel (e.g., pedestrians, bicyclists, vehicles).

c) Where it has been determined that it is infeasible to avoid creating a barrier in an established community, consider other measures to reduce impacts, including but not limited to:

– Alignment shifts to minimize the area affected.

– Reduction of the proposed right-of-way take to minimize the overall area of impact.

– Provisions for bicycle, pedestrian, and vehicle access across improved roadways.

Applicability to the Project

As described under Land Use Threshold (a) below, the Project would not physically divide an established community. Therefore, Mitigation Measure PMM-LU-1 is not applicable to the Project.

PMM LU-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects that physically divide a community, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) When an inconsistency with the adopted general plan policy or land use regulation (adopted for the purpose of avoiding or mitigating an impact) is identified modify the transportation or land use project to eliminate the conflict; or, determine if the environmental, social, economic, and engineering benefits of the project warrant an amendment to the general plan or land use regulation.

Applicability to the Project

As outlined in the impact analysis under Land Use Threshold (b) below, the Project would not physically divide an established community or create a significant environmental impact due to a conflict with the 2020–2045 RTP/SCS, LAMC, Van Nuys-North Sherman Oaks Community Plan, or the City of Los Angeles General Plan. Therefore, Mitigation Measure LU-2 is not applicable to the Project.

Impact Analysis

a. Physically divide an established community?

No Impact. A significant impact may occur if a project were sufficiently large enough or otherwise configured in such a way as to create a physical barrier within an established community (a typical example would be a project which involved a continuous right-of-way such as a roadway which would divide a community and impede access between parts of the community).

The Project Site is located at 6728 N. Sepulveda Boulevard and 6715 N. Columbus Avenue, and is bounded by Sepulveda Boulevard to the west, by commercial uses to the north, by Columbus Avenue to the east, and by a convalescent center to the south.

The 94,951 square-foot Project Site is currently vacant, encompassed by a wrought iron fence on the western half and a paved parking area on the eastern half. The Project Site is bounded by an alley way to the north, N. Sepulveda Boulevard to the west, N. Columbus Avenue to the east, and a single-story structure to the south. The Project Site is surrounded by other development. Development of the Project would remain within the boundaries of the existing Project Site and would result in further infill of an already developed community. The Project would provide a multi-family residential use that would be consistent with the pattern of land uses in the surrounding area. The Project would not constitute a physical barrier separating an established community. The Project would not disrupt, divide, or isolate an existing neighborhood or community directly or indirectly. ***Therefore, the Project would not physically divide an established community and no impact would occur***.

b. Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?

Less Than Significant Impact. A significant impact may occur if a project is inconsistent with the General Plan or zoning designations currently applicable to the project site and would cause adverse environmental effects, which the General Plan and zoning ordinance are designed to avoid or mitigate.

Applicable Land Use Policies and Regulations

At the regional level, development within the Project Site is subject to the following:

- SCAG's *2020-2045 Regional Transportation Plan/Sustainable Communities Strategy*

At the City level, development within the Project Site is subject to the following:

- *City of Los Angeles General Plan*;
- *Mobility Element 2035;*
- *Van Nuys-North Sherman Oaks Community Plan*;

- City of Los Angeles Planning and Zoning Code (*City of Los Angeles Municipal Code* Chapter 1, General Provisions and Zoning); and

- *Citywide Design Guidelines.*

An overview of each of these plans and regulations is provided below. However, not every policy or goal of these plans is intended to mitigate or avoid environmental impacts. Where a policy is not intended to mitigate or avoid an environmental impact, consistency with that policy may not be relevant to an environmental impact analysis.

Consistency with Regional Plans

Southern California Association of Governments/Regional Transportation Plan

On September 3, 2020, the SCAG Regional Council adopted the 2020-2045 RTP/SCS, also known as Connect SoCal. The 2020-2045 RTP/SCS presents a long-term transportation vision through the year 2045 for the six-county region of Imperial, Los Angeles, Orange, Riverside, San Bernardino, and Ventura counties. The 2020-2045 RTP/SCS contains baseline socioeconomic projections that are used as the basis for SCAG's transportation planning, and the provision of services by other regional agencies. SCAG's overarching strategy for achieving its goals is integrating land use and transportation. SCAG policies are directed towards the development of regional land use patterns that contribute to reductions in vehicle miles and improvements to the transportation system. Rooted in past RTP/SCS plans, Connect SoCal's "Core Vision" centers on maintaining and better managing the region's transportation network, expanding mobility choices by co-locating housing, jobs, and transit, and increasing investment in transit and complete streets. The plans "Key Connections" augment the "Core Vision" to address challenges related to the intensification of core planning strategies and increasingly aggressive greenhouse gas reduction goals, and include but are not limited to, Housing Supportive Infrastructure, Go Zones, and Shared Mobility. Connect SoCal intends to create benefits for the SCAG region by achieving regional goals for sustainability, transportation equity, improved public health and safety, and enhancement of the regions' overall quality of life. These benefits include but are not limited to a five percent reduction in VMT per capita and vehicle hours traveled by nine percent, increase in work-related transit trips by two percent, create more than 264,500 new jobs, reduce greenfield development by 29 percent, and, building off of the 2019-2040 RTP/SCS, increase the share of new regional household growth occurring in HQTA's by six percent and the share of new job growth in HQTAs by 15 percent.

The Project's consistency with the 2020-2045 RTP/SCS is summarized in Chapter 4 (See Table 4.1). The Project would be developed within an existing urbanized area that provides an established network of roads and freeways that provide local and regional access to the area, including the Project Site. In addition, the Project Site is served by a variety of nearby transit options. The availability and accessibility of public transit in the vicinity of the Project Site is documented by the Project Site's location within a SCAG-designated HQTA and TPA, as defined in the City's Zoning Information File No. 2452. In addition, the Project would provide bicycle

parking spaces for the proposed uses that would serve to promote use of bicycles. The Project would also include adequate parking to serve the proposed uses and would provide charging stations to serve electric vehicle per LAMC. As such, the Project would maximize mobility and accessibility by providing opportunities for the use of several modes of transportation, including convenient access to public transit and opportunities for walking and biking. Therefore, the Project would not conflict with the applicable objectives of the 2020-2045 RTP/SCS.

Consistency with Local Plans

City of Los Angeles General Plan

The City's General Plan is a dynamic document consisting of 11 elements, including 10 citywide elements (Air Quality Element, Conservation Element, Historic Preservation and Cultural Resources Element, Housing Element, Infrastructure Systems Element, Noise Element, Open Space Element, Public Facilities and Services Element, Safety Element, and Transportation Element) and the Land Use Element, which provides individual land use consistency plans for each of the City's 35 Community Plan Areas.

City of Los Angeles General Plan Framework Element

The Framework Element, adopted in December 1996 and readopted in August 2001, sets forth general guidance regarding land use issues for the City and defines citywide policies regarding land use that influence the Community Plans and most of the City's General Plan Elements. Specifically, the Framework Element defines citywide policies for land use, housing, urban form and neighborhood design, open space and conservation, economic development, transportation, and infrastructure and public services.

Land Use Chapter

The Land Use Chapter of the Framework Element provides objectives to support the viability of the City's residential neighborhoods and commercial and industrial districts and to encourage sustainable growth. The Land Use Chapter establishes the following land use categories, which are described in terms of intensity/density ranges, development heights, and lists of typical land uses: Single-Family Residential, Multifamily Residential, Neighborhood Districts, Community Centers, Regional Centers, Downtown Center, General Commercial Areas, Mixed-Use Boulevards, Industrial Districts, Transit Stations, Pedestrian-Oriented Districts, and Historic Districts. These land use categories are intended to serve as guidelines for the Community Plans and do not convey land use entitlements or affect existing zoning for properties in the City. The Project Site is identified as being located within a General Commercial Area.

Housing Chapter

The overarching goal of the Housing Chapter of the Framework Element is to define the distribution of housing opportunities by type and cost for all residents of the City.

Urban Form and Neighborhood Design Chapter

The Urban Form and Neighborhood Design Chapter of the Framework Element establishes a goal of creating a livable City for existing and future residents. This chapter defines "urban form" as the City's general pattern of building height, development intensity, activity centers, focal elements, and structural elements, such as natural features, transportation corridors, open space, and public facilities. "Neighborhood design" is defined as the physical character of neighborhoods and communities. The Urban Form and Neighborhood Design Chapter of the Framework Element encourages growth in areas that have a sufficient base of both commercial and residential development to support transit service.

Open Space and Conservation Chapter

The Open Space and Conservation Chapter of the Framework Element contains goals, objectives, and policies to guide the provision, management, and conservation of public open space resources; address the outdoor recreational needs of the City's residents; and guide amendments to the General Plan Open Space Element and Conservation Element.

Economic Development Chapter

The Economic Development Chapter of the Framework Element seeks to identify physical locations necessary to attract continued economic development and investment to targeted districts and centers. Goals, objectives, and policies include retaining commercial uses, particularly within walking distance of residential areas, promoting business opportunities in areas where growth can be accommodated without encroaching on residential neighborhoods, and retaining industrial land uses on appropriate sites.

Transportation Chapter

The goals of the Transportation Chapter of the Framework Element are to provide adequate accessibility to commerce, work opportunities, and essential services, and to maintain acceptable levels of mobility for all those who live, work, travel, or move goods in the City. The Transportation Chapter includes proposals for major transportation improvements to enhance the movement of goods and to provide greater access to major intermodal facilities, such as the ports and airports. The goals, objectives, policies, and related implementation programs of the Transportation Chapter are set forth in the Transportation Element of the General Plan adopted by the City in September 1999. The City Council initially adopted Mobility Plan 2035 in August 2015 as an update to the Transportation Element of the General Plan. Mobility Plan 2035 was readopted in January 2016 and again in September 2016. Accordingly, the Transportation Chapter of the Framework Element is now implemented through Mobility Plan 2035.

Infrastructure and Public Services Chapter

The Infrastructure and Public Services Chapter of the Framework Element addresses infrastructure and public service systems, including wastewater, stormwater, water supply, solid waste, police, fire, libraries, parks, power, schools, telecommunications, street lighting, and urban

forest. For each of the public services and infrastructure systems, basic policies call for monitoring service demands and forecasting the future need for improvements, maintaining an adequate system/service to support the needs of population and employment growth, and implementing techniques that reduce demands on utility infrastructure or services. Generally, these techniques encompass a variety of conservation programs (e.g., reduced use of natural resources, increased site permeability, watershed management, and others). Attention is also placed on the establishment of procedures for the maintenance and/or restoration of service after emergencies, including earthquakes.

The Project's consistency with applicable goals, objectives, and policies in the Framework Element adopted for the purpose of avoiding or mitigating an environmental effect is discussed in the impact analysis below. A detailed list of the goals, objectives, and policies of the Framework Element applicable to the Project is included in Table 5.10, *Applicable Objectives and Policies of the General Plan Framework Element,* along with a discussion of whether or not the Project does or does not conflict with that particular goal, objective, or policy. In addition, the Project's consistency with certain economic development goals, objectives, or policies is discussed below for informational purposes. As these economic development goals, objectives, and policies were not adopted for the purpose of avoiding or mitigating an environmental effect, any potential inconsistency therewith would not be considered to be a significant environmental impact. (CEQA Guidelines Section 15064(e).)

Table 5.10, lists the goals, objectives, and policies that apply to developers in collaboration with local government. As shown, the Project would be consistent with the applicable policies.

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
Land Use Chapter	
Objective 3.1: Accommodate a diversity of uses that support the needs of the City's existing and future residents, businesses, and visitors.	**No conflict.** The Project would develop 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in the Van Nuys-North Sherman Oaks Community Plan area, which would help meet the anticipated growth in housing demand for the area and the City.
Policy 3.1.2: Allow for the provision of sufficient public infrastructure and services to support the projected needs of the City's population and businesses within the patterns of use established in the community plans as guided by the Framework Citywide Long- Range Land Use Diagram.	**No conflict.** As discussed below in Section XIII. Public Services and Section XVII. Utilities and Service Systems, in this SCEA, the agencies that provide public infrastructure, services, and utilities to the Project Site would have capacity to serve the Project.
Objective 3.2: To provide for the spatial distribution of development that promotes an improved quality of life by facilitating a reduction of vehicle trips, vehicle miles traveled, and air pollution.	**No conflict.** The Project would promote an improved quality of life by constructing infill development near several public transit options, including Metro bus lines 165 and 234, and the Sepulveda Metro G Line (Orange) Station, is located one (1) mile north, which would reduce vehicle trips, vehicle miles traveled, and air

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
	pollution. In addition, the Project encourages active transportation by including 176 long-term bicycle parking spaces and 18 short-term bicycle parking spaces.
Policy 3.2.3: Provide for the development of land use patterns that emphasize pedestrian/bicycle access and use in appropriate locations.	**No conflict.** The Project location in an area well-served by transit, residential uses, and commercial uses and would encourage bicycle access to these uses. The Project would provide secure bicycle parking to promote cycling.
Objective 3.4: Encourage new multi-family residential, retail commercial, and office development in the City's neighborhood districts, community, regional, and downtown centers as well as along primary transit corridors/boulevards, while at the same time conserving existing neighborhoods and related districts.	**No conflict.** The Project would develop 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in an urbanized area well-served by transit, and within walking distance of commercial uses. The residential use would support the Project area's existing range of services and activities.
Objective 4.2: Encourage the location of new multi-family housing development to occur in proximity to transit stations, along some transit corridors, and within some high activity areas with adequate transitions and buffers between higher-density developments and surrounding lower-density residential neighborhoods.	**No conflict.** The Project locates new multi-family housing in proximity to transit as evidenced by the Project Site's eligibility for TOC Guidelines Tier 3 incentives and designation as a Transit Priority Area.
Housing Chapter	
Policy 2.1.4: Enhance livability of neighborhoods by upgrading the quality of development and improving the quality of the public realm, including streets, streetscape and landscaping to provide shade and scale.	**No conflict.** The Project would include design elements that reinforce orientation to the street, such as a glass façade with a well-defined, easily recognizable main entrance, that is fully landscaped.
Objective 2.3: Encourage the location of housing, jobs, and services in mutual proximity. Accommodate a diversity of uses that support the needs of the City's existing and future residents.	**No conflict.** The Project would promote an improved quality of life by constructing infill development near several public transit options, including Metro bus lines 165 and 234, and the Sepulveda Metro G Line (Orange) Station, is located one (1) mile to the north, as well as within numerous retail, dining, and employment opportunities.
Policy 2.3.1: Encourage and plan for high-intensity residential and commercial development in centers, districts, and along transit corridors, as designated in the Community Plans and the Transportation Element of the General Plan, and provide for the spatial distribution of development that promotes an improved quality of life by facilitating a reduction of vehicular trips, vehicle miles traveled in order to mitigate traffic congestion, air pollution, and urban sprawl.	**No conflict.** The Project would promote an improved quality of life by constructing infill development near several public transit options, including Metro bus lines 165 and 234, and the Sepulveda Metro G Line (Orange) Station as well as within numerous retail, dining, and employment opportunities, and thus, provides opportunities for residents to use transportation alternatives to single-occupancy vehicles. In addition, the Project's provision of short- and long-term bicycle parking spaces facilitates travel to and from the Project by bicyclists.

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
Policy 2.3.3: Encourage the development of new projects that are accessible to public transportation and services consistent with the community plans.	**No conflict.** The multi-family residential Project would include up to 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households. Several public transit options, including Metro bus lines 165 and 234, and the Sepulveda Metro G Line (Orange) Station, are located within the Project area.
Policy 4.1.1: Provide sufficient land use and density to accommodate an adequate supply of housing units by type and cost within each City subregion to meet the twenty-year projections of housing needs.	**No conflict.** The Project would develop 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in the Van Nuys-North Sherman Oaks Community Plan area, which would help meet the anticipated growth in housing demand for the area and the City.
Objective 4.2: Encourage the location of new multi-family housing development to occur in proximity to transit stations, along some transit corridors, and within some high activity areas with adequate transitions and buffers between higher-density developments and surrounding lower-density residential neighborhoods.	**No conflict.** The multi-family residential Project would include up to 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households. The Project would be permitted to develop a 6-story tall building at the Project Site through the residential density increases allowed through the TOC Affordable Housing Incentive Program as a Tier 3 project and pursuant to its provision of affordable housing for Extremely Low-Income Households. The Project would be similar to other mid-rise structures along Sepulveda Boulevard, which is a major arterial roadway well-served by transit. Furthermore, the Project's height, scale and massing has been designed to be compatible with surrounding existing development and consistent with the City's goals to place new high-density housing near transit options. The Project is thoughtfully designed given the adjacency of the elementary school and smaller scale commercial uses with a large break in massing on the southern façade and expansive open space areas. The building is carefully arranged to capture the strong, linear form of the site with a simple white and salmon pink stucco finish.
Objective 4.3: Conserve scale and character of residential neighborhoods.	**No conflict.** The Project Site vicinity includes a mix of low- and high-density neighborhoods, commercial uses, and a school. The Project Site is located along Sepulveda Boulevard, which is characterized by one- to five-story commercial and multi-family development. The nearest residential neighborhood to the Project Site is located east of Columbus Avenue, with additional residential uses located west directly across Sepulveda Boulevard. While the Project would result in an increase in the building density and maximum height on the Project Site, the height and bulk of the Project would remain consistent in scale with the surrounding uses. The Project would be designed to complement the

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
	surrounding uses and respond to the low- to mid-scale character of the surrounding area. Specifically, the massing of the proposed building would include varied materials and colors to break up the building bulk and massing. The Project would maintain a consistent frontage with active ground-floor uses and a landscaped buffer area on the Sepulveda Boulevard frontage. In addition, the Project would include landscaped and terraced open space. As such, the Project would create an appealing and unified site that would respond to, and complement, the scale and character of the surrounding neighborhoods.
Urban Form and Neighborhood Design Chapter	
Objective 5.2: Encourage future development in centers and in nodes along corridors that are served by transit and are already functioning as centers for the surrounding neighborhoods, the community, or the region.	**No conflict.** The Project is located along Sepulveda Boulevard, which is well-served by existing transit service, including Metro bus lines 165 and 234. The Sepulveda Metro G Line (Orange) Station is located one (1) mile north. Sepulveda Boulevard is developed with a diversity of land uses, including commercial uses, that connects and serve the surrounding neighborhoods.
Objective 5.5: Enhance the livability of all neighborhoods by upgrading the quality of development and improving the quality of the public realm.	**No conflict.** The Project would develop a vacant site with a residential development that would provide a total of 405 residential units, including up to 41 Extremely Low-Income affordable units (i.e., 10 percent of the total units). The Project would also incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies. The uses and amenities that would be provided by the Project would serve to enhance the livability of the neighborhood. In addition, the design elements that would be incorporated into the Project would further serve to enhance the livability of the neighborhood. The Project would be designed to complement the surrounding uses and respond to the low- to mid-scale character of the surrounding area. In addition, the proposed landscaping features would improve the quality of the public realm.
Policy 5.8.4: Encourage that signage be designed to be integrated with the architectural character of the buildings and convey a visually attractive character.	**No conflict:** Proposed signage would include identity signage, building and tenant signage, and general ground level and way-finding pedestrian signage. New signage would be architecturally integrated into the design of the buildings and would be designed to be aesthetically compatible with the architecture of the Project and the surrounding area. In addition, proposed

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
	signage would comply with the requirements of the LAMC.
Objective 5.9: Encourage proper design and effective use of the built environment to help increase personal safety at all times of the day.	**No conflict:** The Project would include adequate and strategically positioned lighting to enhance public safety. Visually obstructed and infrequently accessed "dead zones" would be limited, and security controlled to limit public access. The building and layout design of the Project would also include nighttime security lighting and secure parking facilities. Additionally, the continuous visible and non-visible presence of residents at all times of the day would provide a sense of security during evening and early morning hours. As such, the Project's residents would be able to monitor suspicious activity at the building entry points.
Objective 5.9.1: Facilitate observation and natural surveillance through improved development standards which provide for common areas, adequate lighting, clear definition of outdoor spaces, attractive fencing, use of landscaping as a natural barrier, secure storage areas, good visual connections between residential, commercial, or public environments and grouping activity functions such as child care or recreation areas.	**No conflict:** See consistency analysis for Objective 5.9.
Objective 5.2: Encourage future development in centers and in nodes along corridors that are served by transit and are already functioning as centers for the surrounding neighborhoods, the community, or the region.	**No conflict.** The Project is located along Sepulveda Boulevard, which is well-served by existing transit service, including Metro bus lines 165 and 234. The Sepulveda Metro G Line (Orange) Station is located one (1) mile north. Sepulveda Boulevard is developed with a diversity of land uses, including commercial uses, that connects and serve the surrounding neighborhoods.
Infrastructure and Public Services Chapter	
Goal 9P: Appropriate lighting required to (1) provide for nighttime vision, visibility, and safety needs on streets, sidewalks, parking lots, transportation, recreation, security, ornamental, and other outdoor locations; (2) provide appropriate and desirable regulation of architectural and informational lighting such as building façade lighting or advertising lighting; and (3) protect and preserve the nighttime environment, views, driver visibility, and otherwise minimize or prevent light pollution, light trespass, and glare.	**No conflict.** The Project would provide appropriate lighting for nighttime vision, visibility, and safety needs throughout the Project Site. This would include lighting provided along walkways and in outdoor gathering areas on the ground level and on the outdoor decks and low-level security, wayfinding, and landscape and architectural lighting throughout the Project Site. Sufficient lighting would also be provided in the subterranean parking levels to maximize visibility and reduce areas of concealment. Night lighting would be low profile and at the necessary intensity to provide a safe environment. Architectural and informational lighting would include low-level accent lighting on the proposed building to highlight architectural features and signage. All exterior lighting would be shielded or directed toward the areas to be illuminated to limit light

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
	spillover onto off-site uses and would meet all applicable LAMC lighting standards, including those pertaining to projects within the RIO District. All new street and pedestrian lighting within the public right-of-way would comply with applicable City regulations and would be subject to the approval of the Bureau of Street Lighting in order to maintain appropriate and safe lighting levels on both sidewalks and roadways while minimizing light and glare on adjacent properties. As such, the Project would not conflict with this goal.
Policy 9.3.1: Reduce the amount of hazardous substances and the total amount of flow entering the wastewater system.	**No conflict.** The Project would be required to obtain coverage under the NPDES Construction General Permit and would implement a SWPPP that specifies BMP and erosion control measures to be used during construction to manage runoff flows and prevent pollution. In addition, in accordance with NPDES Municipal Permit requirements, the Project would implement LID requirements throughout the operational life of the Project. Consistent with the City's LID requirement to reduce the quantity and improve the quality of rainfall runoff that leaves the Project Site, the Project would include the installation of an infiltration system as established by the LID Manual.
Objective 9.6: Pursue effective and efficient approaches to reducing stormwater runoff and protecting water quality.	**No conflict.** The Project would implement Low LID requirements throughout the operational life of the Project to manage stormwater runoff and protect water quality.
Objective 9.10: Ensure the water supply, storage, and delivery systems are adequate to support planned development.	**No conflict.** As discussed in Section XIX (b), the Project would be within the LADWP's current and projected available water supplies for normal, single-dry, and multiple-dry years. As such, the LADWP would be able to meet the water demand of the Project, as well as existing and planned future water demands of its service area. Further, the Project would not exceed the available capacity within the distribution infrastructure that would serve the Project Site. Thus, the Project would not require or result in the construction of new water facilities or expansion of existing facilities.
Objective 9.40: Ensure efficient and effective energy management in providing appropriate levels of lighting for private outdoor lighting for private streets, parking areas, pedestrian areas, security lighting, and other forms of outdoor lighting and minimize or eliminate the adverse impact of lighting due to light pollution, light trespass, and glare.	**No conflict.** Proposed lighting would be implemented in accordance with the lighting standards set forth in the California Building Code and the California Energy Code, which establish light intensities for various land uses. Furthermore, as discussed above under Goal 9P, the Project would minimize light pollution, light trespass, and glare. Thus, the Project would not conflict with this objective.
Objective 9.40.1: Require lighting on private streets, pedestrian oriented areas, and	**No conflict.** Refer to Goal 9P, above.

Table 5.10
Applicable Objectives and Policies of the
General Plan Framework Element

Objective/Policy	Would the Project Conflict?
pedestrian walks to meet minimum City standards for street and sidewalk lighting.	
Objective 9.40.2: Require parking lot lighting and related pedestrian lighting to meet recognized national standards.	**No conflict.** Refer to the discussion for Goal 9P above. The Project would provide sufficient lighting throughout the Project Site to ensure safety and visibility. The proposed subterranean parking levels and pedestrian walkways would be well illuminated and designed to eliminate areas of concealment.
Objective 9.40.3: Develop regulations to ensure quality lighting to minimize or eliminate the adverse impact of lighting due to light pollution, light trespass, and glare for façade lighting, security lighting, and advertising lighting, including billboards.	**No conflict.** While this policy is a citywide goal relating to lighting regulations, the Project would not conflict with its implementation. Refer to the discussion for Goal 9P above.
Source: City of Los Angeles, The Citywide General Plan Framework Element, adopted December 11, 1996, and August 8, 2001; EcoTierra Consulting, 2022.	

Mobility Element 2035

The overarching goal of Mobility Plan 2035 is to achieve a transportation system that balances the needs of all road users. Mobility Plan 2035 incorporates "complete streets" principles. In 2008, the California State Legislature adopted Assembly Bill (AB) 1358, The Complete Streets Act, which requires local jurisdictions to "plan for a balanced, multimodal transportation network that meets the needs of all users of streets, roads, and highways, defined to include motorists, pedestrians, bicyclists, children, persons with disabilities, seniors, movers of commercial goods, and users of public transportation, in a manner that is suitable to the rural, suburban or urban context." Mobility Plan 2035 includes the following five main goals that define the City's high-level mobility priorities:

- Safety First;
- World Class Infrastructure;
- Access for All Angelenos;
- Collaboration, Communication, and Informed Choices; and
- Clean Environments and Healthy Communities.

Each of these goals contains objectives and policies to support the achievement of those goals. The Project's consistency with applicable policies in Mobility Plan 2035 adopted for the purpose of avoiding or mitigating an environmental effect is discussed in the impact analysis below. A detailed list of the goals, objectives, and policies of Mobility Plan 2035 applicable to the Project is

included in Table 5.11, *Applicable Policies of the Mobility Plan 2035,* along with a discussion of whether or not the Project does or does not conflict with that particular goal, objective, or policy.

Table 5.11
Applicable Policies of the Mobility Plan 2035

Policy	Would the Project Conflict?
Chapter 1: Safety First	
Policy 1.6: Design detour facilities to provide safe passage for all modes of travel during times of construction.	**No conflict.** The Project would prepare and implement a Construction Management Plan that would reduce construction-related impacts on the surrounding community, and would incorporate safety measures around the construction site to reduce the risk to pedestrian traffic near the work area; minimize the potential conflicts between construction activities, street traffic, bicyclists, and pedestrians; and reduce the use of residential streets and congestion to public streets and highways.
Chapter 2: World Class Infrastructure	
Policy 2.6: Provide safe, convenient, and comfortable local and regional bicycling facilities for people of all types and abilities.	**No conflict.** The Project would not modify existing bicycle facilities. The Project would enhance bicycle facilities on-site by providing short-term and long-term bicycle spaces in conformance with the City's Bicycle Ordinance.
Policy 2.10: Facilitate the provision of adequate on and off-street loading areas.	**No conflict.** The proposed subterranean parking garage is a three level below grade structure with 556 parking spaces. Vehicular access to the Project Site would be provided via one driveway on Sepulveda Boulevard with additional access for emergency purposes only from Columbus Avenue. No dedicated passenger loading zones are currently provided or proposed. However, ample parking would be provided with anticipated turnover and availability to provide space for drop off and pickup service.
Chapter 3: Access for All Angelenos	
Policy 3.1: Recognize all modes of travel, including pedestrian, bicycle, transit, and vehicular modes – including goods movement – as integral of the City's transportation system.	**No conflict.** Given the Project Site's location in proximity to a variety of transportation options and the infill nature of the Project, the Project would maximize the potential for mobility and accessibility. The Project would promote the use of bicycles by providing access to short-term and long-term bicycle parking spaces on Site.
Policy 3.3: Promote equitable land use decisions that result in fewer vehicle trips by providing greater proximity and access to jobs, destinations, and other neighborhood services.	**No conflict.** The Project would provide a residential use in an urbanized area well-served by transit, and within walking distance of commercial uses. The proposed residential use would support the Project area's existing range of services and activities.
Policy 3.4: Provide all residents, workers, visitors with affordable, efficient, convenient, and attractive transit services.	**No conflict.** The Project Site is located in an area well-served by public transit, including Metro bus lines and the Sepulveda Metro G Line (Orange) Station.
Policy 3.8: Provide bicyclists with convenient, secure and well-maintained bicycle parking facilities.	**No conflict.** The Project would provide bicycle parking spaces on-site in accordance with LAMC requirements. The Project would provide 176 long-term bicycle parking spaces and 18 short-term spaces, for a total of

Table 5.11
Applicable Policies of the Mobility Plan 2035

Policy	Would the Project Conflict?
	194 bike parking spaces. Bike parking spaces would be provided in the P1 level of the garage comprised of four bike rooms including a workspace. The 18 short-term bicycle parking spaces are proposed to be located along sidewalks and pedestrian walkways. Specifically, 11 short-term bicycle parking spaces would be located along the Project frontage on Sepulveda Boulevard and seven (7) short-term bicycle parking spaces would be located along the Project frontage on Columbus Avenue.
Chapter 5: Clean Environments & Healthy Communities	
Policy 5.2: Support ways to reduce vehicle miles traveled (VMT) per capita.	**No conflict.** The Project supports reductions in VMT by providing a residential use within immediate walking distance of a several transit options, including Metro bus lines and the Sepulveda Metro G Line (Orange) Station, as well as within numerous retail, dining, and employment opportunities, and thus, provides opportunities for residents to use transportation alternatives to single-occupancy vehicles. In addition, the Project's provision of short- and long-term bicycle parking spaces facilitates travel to and from the Project by bicyclists.
Source: City of Los Angeles, Mobility Plan 2035, September 7, 2017; EcoTierra Consulting, 2022.	

Van Nuys-North Sherman Oaks Community Plan

The City's community plans are intended to promote an arrangement of land uses, streets, and services, which would encourage and contribute to the economic, social, and physical health, safety, and welfare of the people who live and work in the community. The community plans are also intended to guide development in order to create a healthful and pleasing environment. The community plans coordinate development among the various communities of the City and adjacent municipalities in a fashion both beneficial and desirable to the residents of the community. The Van Nuys-North Sherman Oaks Community Plan guides land uses on the Project Site and in the surrounding areas within the Van Nuys-North Sherman Oaks Community Plan Area. This current Community Plan sets forth planning goals and objectives to maintain the community's distinctive character.

As set forth in the Community Plan, the Project Site is designated for General Commercial land uses.[85] Zoning designations consistent with the General Commercial land use category include C1.5, C2, C4, RAS3, and RAS4. Development of the Project would include the construction of a residential building. This type of development would be consistent with the General Commercial land use designation. Therefore, the Project would be consistent with the Community Plan land

[85] City of Los Angeles, General Plan Land Use Map, Van Nuys-North Sherman Oaks Community Plan as of February 2015.

use designation. Moreover, the Project is consistent with multiple other Community Plan objectives and policies. The Project's consistency with these applicable objectives and policies is presented in Table 5.12, *Consistency with the Van Nuys-North Sherman Oaks Community Plan.*

Table 5.12
Consistency with the Van Nuys-North Sherman Oaks Community Plan

Objectives and Policies[a]	Project Consistency
Residential	
Objective 1-1. Provide for the preservation of existing quality housing, and for the development of new housing to meet the diverse economic and physical needs of the existing residents and expected new residents in the Plan Area to the year 2010.	**No conflict.** The Project would develop 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in the Van Nuys-North Sherman Oaks Community Plan area.
Policy 1-1.2. Protect existing single family residential neighborhood from new, out of scale development.	**No conflict.** The Project vicinity is developed with a by a mix of low- and high-density neighborhoods, commercial uses, and a school. Sepulveda Boulevard in the Project vicinity is characterized by urban development including multi-family residential uses, strip malls, office uses, and medical buildings. The area transitions to lower density residential uses away from Sepulveda Boulevard and the other main arterials in the Project vicinity. The nearest single-family residential neighborhood to the Project Site is located east of Columbus Avenue, just beyond Columbus Avenue Elementary School. While the Project would result in an increase in the building density and maximum height on the Project Site, the Project has been thoughtfully designed given the adjacency of the elementary school and residential uses with a large break in massing on the southern façade and expansive open space areas, further breaking up the massing of the building from all perspectives. The overall building façade, with a simple white and salmon stucco finish, steps back from the street to visually lessen the scale of the Project from the street and sidewalk and includes extensive landscaping to further serve to maintain the scale and character of the area. These building and site design elements would improve the overall quality of the residential environment on the Project Site and in the surrounding area.
Policy 1-1.3. Protect existing stable single family and low density residential neighborhoods from encroachment by higher density residential uses and other uses.	**No conflict.** Refer to the discussion for Policy 1-1.2 above. The nearest single-family residential neighborhood to the Project Site is located east of Columbus Avenue, just beyond Columbus Avenue Elementary School. Additional residential neighborhoods are located further from the Project Site to the west. The Project would introduce higher density residential uses, which is permitted on the Project Site pursuant to the [Q]R4-1-RIO zone. Furthermore, as discussed above, the design of the Project would complement the existing surrounding

Table 5.12
Consistency with the Van Nuys-North Sherman Oaks Community Plan

Objectives and Policies[a]	Project Consistency
	uses and respond to the low- to mid-scale character of the surrounding area.
Policy 1-1.4. Protect the quality of the residential environment through attention to the appearance of communities, including attention to building and site design.	**No conflict.** Refer to the discussion for Policy 1-1.2 above.
Objective 1-2. To locate new housing in a manner which reduces vehicular trips and makes it accessible to services and facilities.	**No conflict.** The Project would promote an improved quality of life by constructing a new residential infill development near several public transit options, including Metro bus lines and the Sepulveda Metro G Line (Orange) Station, which would reduce vehicle trips, vehicle miles traveled, and air pollution.
Policy 1-2.1. Locate higher residential densities near commercial centers, light rail transit stations, and major bus routes where public service facilities and utilities will accommodate this development.	**No conflict.** The Project is located along Sepulveda Boulevard, which is well-served by existing transit service, including Metro bus lines and the Sepulveda Metro G Line (Orange) Station. Sepulveda Boulevard is developed with a diversity of land uses, including commercial uses, that connects and serve the surrounding neighborhoods.
Objective 1-3. To preserve and enhance the varied and distinct residential character and integrity of existing single and multi-family neighborhoods.	**No conflict.** Refer to the discussion for Policy 1-1.2 above.
Policy 1-3.1. Require a high degree of architectural compatibility with articulated landscaping for new in-fill development to protect the character and scale of existing residential neighborhoods.	**No conflict.** The six-story building would front on Sepulveda Boulevard. The area surrounding the Project Site is generally characterized by one- to five-story commercial and multi-family development. The Project would maintain a consistent frontage with active ground-floor uses and a landscaped buffer area on the Sepulveda frontage. The Project includes varied materials and colors to break up the building bulk and massing. Further, the Project is thoughtfully designed given the adjacency of the elementary school and smaller scale commercial uses with a large break in massing on the southern façade and expansive open space areas. The building is carefully arranged to follow the strong, linear form of the site with a modest design that draws the massing away from adjacent lower scale properties.
Objective 1-5. To promote and ensure the provision of adequate housing for all persons regardless of income, age, or ethnic background.	**No conflict.** The Project would support this policy by providing 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in the Van Nuys-North Sherman Oaks Community Plan area.
Policy 1-5.1. Promote greater individual choice in type, quality, price, and location of housing.	**No conflict.** The Project would support this policy by providing 405 dwelling units, including 41 deed-restricted affordable housing units for Extremely Low-Income Households, in the Van Nuys-North Sherman Oaks Community Plan area. The Project would

Table 5.12
Consistency with the Van Nuys-North Sherman Oaks Community Plan

Objectives and Policies[a]	Project Consistency
	include 94 studios, 195 one-bedroom, 115 two-bedroom, and one (1) three-bedroom units.
Transportation	
Objective 11-2. Increase work trips and non-work trips made on public transit.	**No conflict.** The Project provides a residential use within walking distance of a well-developed transit system, as well as within numerous retail, dining, and employment opportunities, and thus, provides opportunities for residents to use transportation alternatives to single-occupancy vehicles. In addition, the Project's provision of short- and long-term bicycle parking spaces facilitates travel to and from the Project by bicyclists.

[a] *City of Los Angeles, Van Nuys-North Sherman Oaks Community Plan, September 1998.*
Source (table): EcoTierra Consulting, 2022.

As shown in Table 5.13, *Consistency with Applicable Design Policies of the Van Nuys-North Sherman Oaks Community Plan*, the Project would implement a number of applicable commercial, residential, and design and landscaping policies and, accordingly, would be consistent with the applicable design policies in Van Nuys-North Sherman Oaks Community Plan.

Table 5.13
Consistency with Applicable Design Policies of the
Van Nuys-North Sherman Oaks Community Plan

Policies[a]	Project Consistency
Multiple Residential 1. Site Planning	
1. Provide a pedestrian entrance at the front of each project.	**No conflict.** Pedestrian access to the Project would be provided from the west and east sides of the Project frontage from the sidewalks along Sepulveda Boulevard and Columbus Avenue.
2. Requiring usable open space for outdoor activities, especially for children.	**No conflict.** The Project provides 32,866 square feet of open space, including both indoor and landscaped outdoor areas. The common open space areas include terraces, gyms, recreation and community rooms, a second level courtyard with a pool adjacent community room, and a roof deck with seating and barbeque areas.
Multiple Residential 2. Design	
1. Requiring the use or articulations, recesses, surface perforations and/or porticoes to break up long, flat building facades.	**No conflict.** The Project's architecture has been designed and configured to reflect the manner in which residents live and interact with their neighboring community. Each side of the building contains windows, architectural vertical features, and balconies. The Project's use of different textures, colors, setbacks, materials, and distinctive architectural treatments is designed to create visual interest, avoid repetitive facades, and break up the building's mass. Specifically, the Project has been designed with regard to the adjacent elementary

Table 5.13
Consistency with Applicable Design Policies of the
Van Nuys-North Sherman Oaks Community Plan

Policies[a]	Project Consistency
	school and smaller scale commercial uses with a large break in massing on the southern façade and expansive open space areas.
2. Utilize complementary building materials on building facades.	**No conflict.** The lobby area on the ground floor is finished with tint glass panels, aluminum storefront systems, and painted stucco. Those portions of the ground floor that are not composed of glass are wrapped with a wire mesh vine panels for vertical growing landscaping. Thereby, differentiating the lower level area from the upper floors which contain balconies and windows, providing articulation and breaks in plane.
3. Incorporating varying design to provide definition for each floor.	**No conflict.** In accordance with the Citywide Design Guidelines, the Project provides a variety of architectural materials and building planes while creating a pedestrian-scaled project at the street level with glass and varietal materials. The lobby area on the ground floor is finished with tint glass panels, aluminum storefront systems, and painted stucco, differentiating the lower façade from the podium levels and articulated balconies of the apartments above. The glass provides a change in material and additional transparency at the pedestrian level to promote public safety and to add interest for the ground-floor viewer. Those portions of the ground floor that are not composed of glass are wrapped with a wire mesh vine panels for vertical growing landscaping. Thereby, differentiating the lower level area from the upper floors which contain balconies and windows, providing articulation and breaks in plane.
4. Integrate building fixtures, awnings, or security gates, into the design of building(s).	**No conflict.** Building fixtures, awnings, and security fences and gates would be integrated into the Project.
5. Screening all roof top equipment and building appurtenances from adjacent properties.	**No conflict.** The Project building is proposed to be six stories, 66 feet. All rooftop equipment would be screened from potential public view.

[a] City of Los Angeles, Van Nuys-North Sherman Oaks Community Plan, September 1998.
Source: EcoTierra Consulting, 2022.

Planning and Zoning Code

All on-site development activity is subject to the Planning and Zoning Code. The Planning and Zoning Code includes development standards for the various districts in the City. The Project Site is currently zoned [Q]R4-1-RIO ([Qualified Condition] Multiple Dwelling, Height District 1, River Improvement Overlay).

Land uses allowed in the R4 Multiple Dwelling zone include a variety of community commercial uses (including churches, child care facilities, hotels, motels, schools, museums, libraries, and retirement hotels, etc.) as well as any residential land use allowed in the R3 zone (including multiple family dwellings) with a minimum lot area of 400 square feet per dwelling unit).[86] Per Ordinance No. 170,031, the [Q] condition changed the zoning designation from [Q]R5-1 to [Q]R4-1 and all development is subject to Condition Nos. 2 and 3 in Ordinance No. 143,733. Condition No. 2 prohibits vehicular access from Columbus Avenue and Condition No. 3 requires the landscaping setback area adjoining Columbus Avenue to be extended northerly to the north boundary of the Project Site.[87]

As previously discussed in Section I, Aesthetics, the Project Site is also located within a RIO District, which requires new development projects to meet development regulations addressing landscaping, screening and fencing, and lighting, and orientation in association with the Los Angeles River. As shown in Appendix A.2 of this SCEA, the landscape plans shows design elements included as part of the Project specifically to meet the Los Angeles RIO District regulations, including landscaping with native trees, plants and shrubs; recreational amenities, such as a swimming pool and deck, outdoor areas for lounging, and indoor amenities, such as fitness and recreational rooms. Prior to issuance of a building permit, the Project Applicant would be required to consult with the Department of City Planning to obtain an Administrative Clearance for compliance with all of the applicable regulations of the Los Angeles RIO District. As such, the Project would be required to comply with the Los Angeles RIO District.

Measure JJJ was approved by the City's voters on November 11, 2016, and became effective as law when the vote results were certified by the Los Angeles City Council on December 13, 2016. Section 6 of the Measure instructed the Department of City Planning to create the Transit Oriented Communities (TOC) Affordable Housing Incentive Program, a transit-based affordable housing incentive program. Measure JJJ required that the Department adopt a set of TOC Guidelines, which establish density increases, parking reductions, and development incentives and concessions for residential or mixed-use projects that contain affordable housing units and that are located within a half-mile of a major transit stop. Major transit stops as defined under existing State law.

The TOC Guidelines, adopted on September 22, 2017, establish a tier-based system with varying density increases and development incentives based on a project's distance from different types of transit. The largest increases are reserved for those areas in the closest proximity to significant rail stops or the intersection of major bus rapid transit lines. Required affordability levels are increased incrementally in each higher tier. The TOC Guidelines describe the range of density increases and development incentives that applicants may select.

Each lot within a TOC Affordable Housing Incentive Area is determined to be in one of four tiers based on the shortest distance between any point on the lot and the classification of the nearest

[86] LAMC Section 12.11.A.

[87] City of Los Angeles, Ordinance No. 143,733, September 16, 1972, and Ordinance No. 170,031, November 2, 1994.

qualified Major Transit Stop. An applicant is responsible for providing documentation showing that the location qualifies as a Major Transit Stop and for providing a radius map showing the distance to the Major Transit Stop. The Project has been verified by the City to be in Tier 3 due to its proximity to the Metro bus stops for Metro Route 165, and the Metro Next Gen Rapid Bus Line 234, on the southwest and northwest corners of Vanowen Street and Sepulveda Boulevard.[88]

Housing developments are eligible for TOC incentives if a project meets certain requirements identified in the TOC Guidelines. Since the Project would deed-restrict ten percent (41 dwelling units) of the proposed 405 dwelling units for Extremely Low-Income Households and is within a half-mile of a Major Transit Stop, the Project is eligible for TOC Guidelines base incentives. In addition, since the Project's 41 deed-restricted Extremely Low-Income units represent ten percent of the by total unit count, the Project is eligible for up to two TOC Guidelines additional incentives.

Density

Pursuant to Los Angeles Municipal Code (LAMC) Section 12.11 C.4, the permitted residential density in the R4 zone is one dwelling unit per 400 square feet of lot area. The Project Site has a total lot area of approximately 94,951 square feet which would allow a total of 238 units. With the provision of 10 percent of the total number of units, or 41 units, restricted as affordable for Extremely Low-Income households, the Project qualifies for a TOC base incentive to increase density by 70 percent for a total of 405 units.

Floor Area Ratio and Height

Pursuant to Los Angeles Municipal Code (LAMC) Section 12.21.1 A.1, the permitted floor area ratio (FAR) in the R4 zone in Height District 1 is 3.0 to 1. The Project Site has a lot area of approximately 94,951 square feet and a Buildable Area of approximately 84,547 square feet which would allow a total floor area of up to 253,641 square feet. The Project is requesting a TOC Tier 3 base incentive to allow an increase in FAR of up to 50 percent. With the base incentive, the Project would be permitted a FAR of 4.5:1 or 380,461 square feet. The Project includes 268,770 square feet of floor area resulting in an FAR of 3.18:1.

Height

The LAMC does not require a height or story limit for buildings in the R4 zone within Height District 1. The Van Nuys – North Sherman Oaks Community Plan Map designates the Project Site as General Commercial land use with Footnote 2. "Height District No. 1VL (three stories)." LAMC 12.21.1 A states that a building in Height District No. 1VL in the R4 zone is limited to 45 feet in height, but a building used entirely for residential purposes is not limited as to the number of stories. The Applicant is utilizing a TOC Tier 3 additional incentive to increase height by up to 22 feet which would allow a height of 67 feet. The Project proposes a total building height of 66 feet and 6 stories.

[88] Department of City Planning Case Number PAR-2018-2995-TOC.

Setbacks

In the R4 zone, the required yard setbacks are as follows: front – 15 feet; side – five feet plus one foot for every story over two, or nine feet; rear – 15 feet plus one foot for every story over three or 18 feet. The Project includes the following yard setbacks: front – 18 feet 7 inches; side (north) – nine feet; side (south) – 28 feet; and rear – 18 feet. Therefore, the Project meets the yard setback requirements.

Parking

The City's TOC Guidelines allow residential parking reductions to a minimum of 0.5 space per bedroom for TOC Tier 3 projects. Pursuant to the LAMC 12.21.4, the Project would be required to provide 624 vehicular parking spaces. With utilization of a TOC Guidelines base incentive parking reduction, required vehicular parking would be reduced to 203 vehicular parking spaces. The Project would include 556 vehicular parking spaces, which would meet and exceed the number of required vehicular parking spaces.

With regard to bicycle parking, LAMC requires one long-term bicycle parking space per dwelling unit and one short-term space per 10 dwelling units for the first 25 dwelling units, one long-term bicycle parking space per 1.5 dwelling units and one short-term space per 15 dwelling units for dwelling units 26-100, one long-term bicycle parking space per 2.0 dwelling units and one short-term space per 20 dwelling units for dwelling units 101-200, and one long-term bicycle parking space per 4.0 dwelling units and one short-term space per 40 dwelling units for dwelling units 201-405.[89] Thus, the Project is required to provide 176 long-term bicycle parking spaces[90] and 18 short-term bicycle parking spaces.[91] The Project would provide 176 long-term and 18 short-term bicycle parking spaces consistent with LAMC requirements.

Open Space

The Project's required amount of open space was calculated pursuant to LAMC Section 12.21.G, based on the size and number of dwelling units. The Project proposes 405 residential units. For each studio and one-bedroom unit, 100 square feet of open space is required. For each two-bedroom unit (includes one-bedroom with den units), 125 square feet of open space is required. For each three-bedroom unit, 175 square feet of open space is required. Thus, a total of 43,750 square feet of open space is required for the Project.[92] As a TOC additional incentive, the Project Applicant is requesting a 25 percent reduction in open space requirement, which reduces the requirement to 32,813 square feet. The Project would provide approximately 32,866 square feet

89 Per Ordinance No. 185,480, effective May 9, 2018.

90 Long-Term: For units 1-25, 1 space per unit equals 25 spaces; for units 26-100, 1 space per 1.5 units equals 50 spaces; for units 101-200, 1 space per 2.0 units equals 50 spaces; for units 201-405, 1 space per 4.0 units equals 51 spaces. 25 + 50 + 50 + 51 = equals 176 long-term bicycle parking spaces for residences required.

91 Short-Term: For units 1-25, 1 space per 10 units equals 3 spaces; for units 26-100, 1 space per 15 units equals 5 spaces; for units 101-200, 1 space per 20 units equals 5 spaces; for units 201-405, 1 space per 40 units equals 5 spaces. 3 + 5 + 5 + 5 = 18 short-term bicycle parking spaces for residences required.

92 277 studios and one-bedroom units, which multiplied by the 100-square-foot requirement equals 27,700 square feet of required open space. 127 two-bedroom units (includes one-bedroom with den units), which multiplied by the 125-square-foot requirement equals 15,875 square feet of required open space. 1 three-bedroom units, which multiplied by the 175-square-foot requirement equals 175 square feet of required open space. Total required open space is 27,700 + 15,875 + 175 = 43,750 square feet.

of common open space. In addition, in conformance with LAMC Section 12.21.G, 25 percent of the provided common open space would be landscaped, or a minimum of 4,624 square feet.

Therefore, the Project would be consistent with the City's Planning and Zoning Code, including the provisions of the TOC Affordable Housing Incentive Program (LAMC Section 12.22.A.31) and the City's adopted TOC Guidelines.

Citywide Design Guidelines

As previously discussed in Section I. Aesthetics of this SCEA, the Citywide Design Guidelines are intended as performance goals and not zoning regulations or development standards and, therefore, do not supersede regulations in the LAMC. The guidelines are intended to "carry out the common design objectives that maintain neighborhood form and character while promoting quality design and creative infill development solutions" and are organized around Pedestrian-First Design, 360 Degree Design, and Climate-Adapted Design. The Project conforms to the Citywide Design Guidelines (adopted by City Planning Commission October 24, 2019), as shown in Table 5.1, *Citywide Design Guidelines,* in Section I. Aesthetics of this SCEA.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the land use and planning analysis above, including community division, consistency with land use plans, and consistency with habitat conservation plans. The cumulative impacts land use study area is the extent of the Related Projects and the Community Plan area.

With respect to community division and habitat conservation plans, it is unknown whether or not any of the Related Projects or other development in the Community Plan area would divide an existing community or conflict with a habitat conservation plan. However, as the Project would have no impact with respect to community division and habitat conservation plans, it would not contribute to a cumulative impact.

Development of the Related Projects is expected to occur in accordance with adopted plans and regulations. In addition, it is reasonable to assume that the Related Projects under consideration in the surrounding area would implement and support local and regional planning goals and policies. ***Therefore, cumulative land use impacts would be less than significant***.

XII. MINERAL RESOURCES

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	☐	☐	☐	☒
b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM MIN-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce the use of mineral resources that could be of value to the region, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Provide for the efficient use of known aggregate and mineral resources or locally important mineral resource recovery sites, by ensuring that the consumptive use of aggregate resources is minimized and that access to recoverable sources of aggregate is not precluded, as a result of construction, operation and maintenance of projects.

b) Where avoidance is infeasible, minimize impacts to the efficient and effective use of recoverable sources of aggregate through measures that have been identified in county and city general plans, or other comparable measures such as:

1) Recycle and reuse building materials resulting from demolition, particularly aggregate resources, to the maximum extent practicable

2) Identify and use building materials, particularly aggregate materials, resulting from demolition at other construction sites in the SCAG region, or within a reasonable hauling distance of the project site.

3) Design transportation network improvements in a manner (such as

buffer zones or the use of screening) that does not preclude adjacent or nearby extraction of known mineral and aggregate resources following completion of the improvement and during long-term operations.

4) Avoid or reduce impacts on known aggregate and mineral resources and mineral resource recovery sites through the evaluation and selection of project sites and design features (e.g., buffers) that minimize impacts on land suitable for aggregate and mineral resource extraction by maintaining portions of MRZ2 areas in open space or other general plan land use categories and zoning that allow for mining of mineral resources.

Applicability to the Project

The Project would not result in the loss of availability of a regionally valuable mineral resource. Therefore, Mitigation Measure PMM MIN-1 is not applicable to the Project.

Impact Analysis

a. Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?

No Impact. A significant impact may occur if a project is located in an area used or available for extraction of a regionally-important mineral resource and the project converted an existing or potential future regionally-important mineral extraction use to another reuse or if the project affected access to a site used or was potentially available for regionally-important mineral resource extraction.

No mineral extraction operations currently occur on the Project Site.[93, 94, 95] Additionally, the Project Site is not located within a City-designated Mineral Resource Zone where significant mineral deposits are known to be present, or within a mineral producing area as classified by the California Geologic Survey. The Project Site is also not located within a City-designated oil field

[93] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

[94] State of California Department of Conservation, California Geologic Survey, Aggregate Sustainability in California, 2012, www.conservation.ca.gov/cgs/Documents/Publications/Map-Sheets/MS_052_California_Aggregates_Report_201807.pdf. Accessed October 2022.

[95] City of Los Angeles, Conservation Element of the Los Angeles City General Plan, January 2001, Exhibit A. Mineral Resources. https://planning.lacity.org/odocument/28af7e21-ffdd-4f26-84e6-dfa967b2a1ee/Conservation_Element.pdf. Accessed October 2022.

or oil drilling area.[96,97] ***The Project would not result in the loss of availability of a known mineral resource and no impact would occur***.

b. Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?

No Impact. A significant impact may occur if a project is located in an area used or available for extraction of a locally-important mineral resource extraction and the project converted an existing or potential future locally-important mineral extraction use to another use or if the project affected access to a site used or potentially available for locally-important mineral resource extraction.

As discussed above under responses to Section XII(a), the Project Site is not within a City-designated Mineral Resource Zone where significant mineral deposits are known to be present, or within a mineral producing area as classified by the California Geological Survey. The Project would not affect any extraction activities and there would be no impact on existing or future regionally important mineral extraction sites. The Project Site is also not located within a City designated oil field or oil drilling area. Therefore, development of the Project would not result in the loss of availability of a mineral resource that would be of value to the residents of the State or a locally-important mineral resource, or mineral resource recovery site, as delineated on a local general plan, specific plan, or land use plan. ***Therefore, the Project would not result in the loss of availability of a mineral resource or a mineral resource recovery site, and no impact would occur***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the mineral resources analysis above, including loss of availability of a known mineral resource or locally important mineral resource recovery site. The cumulative impacts mineral resources study area is the extent of the Related Projects.

It is unknown whether or not any of the related project sites contain mineral resources. However, as the Project would have no impact on mineral resources, it would not contribute to a cumulative impact. Furthermore, no known mineral resources or extraction operations for such resources are in the Project vicinity. ***Therefore, there would be no cumulative impact on mineral resources***.

[96] City of Los Angeles Department of City Planning, Los Angeles City General Plan Safety Element, Exhibit E: Oil Field & Oil Drilling Areas, May 1994.

[97] California Department of Conservation, Division of Oil, Gas & Geothermal Resources, Well Finder, https://maps.conservation.ca.gov/doggr/wellfinder/#openModal/-118.37122/34.06442/19. Accessed October 2022.

XIII. NOISE

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project result in:				
a. Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	☐	☒	☐	☐
b. Generation of excessive groundborne vibration or groundborne noise levels?	☐	☒	☐	☐
c. For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM NOI-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects from noise as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Install temporary noise barriers during construction.

b) Include permanent noise barriers and sound-attenuating features as part of the project design. Barriers could be in the form of outdoor barriers, sound walls, buildings, or earth berms to attenuate noise at adjacent sensitive uses.

c) Schedule construction activities consistent with the allowable hours pursuant to applicable general plan noise element or noise ordinance.

d) Post procedures and phone numbers at the construction site for notifying the Lead Agency staff, local Police Department, and

construction contractor (during regular construction hours and off-hours), along with permitted construction days and hours, complaint procedures, and who to notify in the event of a problem.

e) Notify neighbors and occupants within 300 feet of the project construction area at least 30 days in advance of anticipated times when noise levels are expected to exceed limits established in the noise element of the general plan or noise ordinance.

f) Designate an on-site construction complaint and enforcement manager for the project.

g) Ensure that construction equipment is properly maintained per manufacturers' specifications and fitted with the best available noise suppression devices (e.g., improved mufflers, equipment redesign, use of intake silencers, ducts, engine enclosures, and acoustically attenuating shields or shrouds silencers, wraps). All intake and exhaust ports on power equipment shall be muffled or shielded.

h) Use hydraulically or electrically powered tools (e.g., jack hammers, pavement breakers, and rock drills) for project construction to avoid noise associated with compressed air exhaust from pneumatically powered tools. However, where use of pneumatic tools is unavoidable, an exhaust muffler on the compressed air exhaust should be used; this muffler can lower noise levels from the exhaust by up to about 10 dBA. External jackets on the tools themselves should be used, if such jackets are commercially available, and this could achieve a further reduction of 5 dBA. Quieter procedures should be used, such as drills rather than impact equipment, whenever such procedures are available and consistent with construction procedures.

i) Where feasible, design projects so that they are depressed below the grade of the existing noise-sensitive receptor, creating an effective barrier between the roadway and sensitive receptors.

j) Where feasible, improve the acoustical insulation of dwelling units where setbacks and sound barriers do not provide sufficient noise reduction.

k) Using rubberized asphalt or "quiet pavement" to reduce road noise for new roadway segments, roadways in which widening or other modifications require re-pavement, or normal reconstruction of roadways where repavement is planned.

l) Projects that require pile driving or other construction noise above 90 dBA in proximity to sensitive receptors, should reduce potential pier drilling, pile driving and/or other extreme noise generating construction impacts greater than 90 dBA; a set of site-specific noise attenuation measures should be completed under the supervision of a qualified acoustical consultant.

m) Use land use planning measures, such as zoning, restrictions on development, site design, and buffers to ensure that future development is compatible with adjacent transportation facilities and land uses.

n) Monitor the effectiveness of noise reduction measures by taking noise measurements and installing adaptive mitigation measures to achieve the standards for ambient noise levels established by the noise element of the general plan or noise ordinance.

o) Use equipment and trucks with the best available noise control techniques (e.g., improved mufflers, equipment redesign, use of intake silencers, ducts, engine enclosures, and acoustically attenuating shields or shrouds, wherever feasible) for project construction.

p) Stationary noise sources can and should be located as far from adjacent sensitive receptors as possible and they should be muffled and enclosed within temporary sheds, incorporate insulation barriers, or use other measures as determined by the Lead Agency (or other appropriate government agency) to provide equivalent noise reduction.

q) Use of portable barriers in the vicinity of sensitive receptors during construction.

r) Implement noise control at the receivers by temporarily improving the noise reduction capability of adjacent buildings (for instance by the use of sound blankets), and implement if such measures are feasible and would noticeably reduce noise impacts.

s) Monitor the effectiveness of noise attenuation measures by taking noise measurements.

t) Maximize the distance between noise-sensitive land uses and new roadway lanes, roadways, rail lines, transit centers, park-and-ride lots, and other new noise-generating facilities.

u) Construct sound reducing barriers between noise sources and noise-sensitive land uses.

v) Stationary noise sources can and should be located as far from adjacent sensitive receptors as possible and they should be muffled and enclosed within temporary sheds, incorporate insulation barriers, or use other measures as determined by the Lead Agency (or other appropriate government agency) to provide equivalent noise reduction.

w) Use techniques such as grade separation, buffer zones, landscaped berms, dense plantings, sound walls, reduced-noise paving materials, and traffic calming measures.

x) Locate transit-related passenger stations, central maintenance facilities, decentralized maintenance facilities, and electric substations away from sensitive receptors to the maximum extent feasible.

y) Consult the SCAG Environmental Justice Toolbox for potential measures to address impacts to low-income and/or minority communities.

Applicability to the Project

Consistent with NOI-1(a), based on Project-specific analysis of the proposed on-site construction activities as well as the specific locations of off-site noise-sensitive receptors, the Project would incorporate site-specific measures, as outlined in the Project Mitigation Measure NOI-MM-1, to address the potentially significant on-site construction noise impact. As this measure addresses specific site conditions, it would be equivalent to and more effective and tailored to the project than PMM NOI-1 in mitigating the potentially significant impacts. In addition, the Project would adhere to all relevant regulatory compliance measures regarding noise, including those outlined in the LAMC and the Noise Element of the City of Los Angeles General Plan, which would be equivalent to or more effective that the measures outlined in PMM NOI-1. Thus, PMM NOI-1 would not be incorporated into the Project and would be replaced by NOI-MM-1.

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM NOI-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to violating air quality standards. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) For projects that require pile driving or other construction techniques that result in excessive vibration, such as blasting, determine the potential vibration impacts to the structural integrity of the adjacent buildings within 50 feet of pile driving locations.

b) For projects that require pile driving or other construction techniques that result in excessive vibration, such as blasting, determine the threshold levels of vibration and cracking that could damage adjacent historic or other structure, and design means and construction methods to not exceed the thresholds.

c) For projects where pile driving would be necessary for construction due to geological conditions, utilize quiet pile driving techniques such as predrilling the piles to the maximum feasible depth, where feasible. Predrilling pile holes will reduce the number of blows required to completely seat the pile and will concentrate the pile driving activity closer to the ground where pile driving noise can be shielded more effectively by a noise barrier/curtain.

d) Restrict construction activities to permitted hours in accordance with local jurisdiction regulation.

e) Properly maintain construction equipment and outfit construction equipment with the best available noise suppression devices (e.g., mufflers, silences, wraps).

f) Prohibit idling of construction equipment for extended periods of time in the vicinity of sensitive receptors.

Applicability to the Project

As analyzed below, the Project could result in significant impacts related to construction vibration. However, based on Project-specific analysis of the proposed on-site construction activities as well as the specific locations of off-site noise-sensitive receptors, the Project would incorporate site-specific measures, as outlined in NOI-MM-2 and NOI-MM-3, to address the significant construction vibration impact. As these measures addresses specific site conditions, it would be consistent with and more effective and tailored to the project than PMM NOI-2 in mitigating the potentially significant impacts. Thus, while some of the measures outlined in PMM NOI-2 would generally apply to the Project, including the restriction of construction hours and the maintenance of construction equipment, incorporation of NOI-MM-2, NOI-MM-3 together with existing regulatory requirements would be equivalent to or more effective than the measures outlined in PMM NOI-2. Thus, PMM NOI-2 would not be incorporated into the Project but would be replaced by NOI-MM-2 and NOI-MM-3.

Impact Analysis

a. Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?

Less than Significant with Mitigation Incorporated. A significant impact may occur if the Project would generate excess noise that would cause the ambient noise environment at the Project Site to fail to comply with noise level standards set forth in the City of Los Angeles General Plan Noise Element (Noise Element) and the City of Los Angeles Noise Ordinance (Noise Ordinance) (Section 111.00 through Section 116.01 of the LAMC). Implementation of the Project would result in an increase in ambient noise levels during both construction and operations, as discussed in detail below.

Regulatory Setting

To limit population exposure to physically and/or psychologically damaging as well as intrusive noise levels, the federal government, the State of California, various county governments, and most municipalities in the State have established standards and ordinances to control noise. In most areas, automobile and truck traffic is the major source of environmental noise. Traffic activity generally produces an average sound level that remains constant with time. Air and rail traffic, and commercial and industrial activities are also major sources of noise in some areas. Federal, state, and local agencies regulate different aspects of environmental noise. Federal and State agencies generally set noise standards for mobile sources such as aircraft and motor vehicles, while regulation of stationary sources is left to local agencies.

State of California Noise Requirements

The State of California regulates freeway noise, sets standards for sound transmission, provides occupational noise control criteria, identifies noise standards, and provides guidance for local land use compatibility. State law requires that each county and city adopt a General Plan that includes a Noise Element which is to be prepared per guidelines adopted by the Governor's Office of Planning and Research. The purpose of the Noise Element is to limit the exposure of the community to excessive noise levels. In addition, CEQA requires that all known environmental effects of a project be analyzed, including the potential environmental noise impacts.

State of California Building Code

The State of California's noise insulation standards are codified in the California Code of Regulations, Title 24, Building Standards Administrative Code, Part 2, and the California Building Code. These noise standards are applied to new construction in California for controlling interior noise levels resulting from exterior noise sources. The regulations specify that acoustical studies must be prepared when noise-sensitive structures, such as residential buildings, schools, or hospitals, are developed near major transportation noise sources, and where such noise sources create an exterior noise level of 60 decibels (dBA) CNEL or higher. Acoustical studies that accompany building plans for noise-sensitive land uses must demonstrate that the structure has been designed to limit interior noise in habitable rooms to acceptable noise levels. For new

residential buildings, schools, and hospitals, the acceptable interior noise limit for new construction is 45 dBA CNEL.

City of Los Angeles General Plan Noise Element

The City of Los Angeles has adopted a Noise Element of the General Plan to identify goals, objectives, and policies for managing noise issues within the City. The following goal and objectives are identified in the General Plan Noise Element:

Goal A city where noise does not reduce the quality of urban life.

Objective 1 Reduce airport and harbor related noise impacts.

Objective 2 Reduce or eliminate nonairport related intrusive noise, especially relative to noise sensitive uses.

Objective 3 Reduce or eliminate noise impacts associated with proposed development of land and changes in land use.

Exhibit I of the City of Los Angeles General Plan Noise Element identifies Guidelines for Noise Compatible Land Use to evaluate the potential impacts of transportation-related noise. In accordance with the City's Noise Element, a noise exposure of 60 dBA CNEL or less is considered to be the most desirable target for the exterior of noise-sensitive land uses, or sensitive receptors, such as homes, schools, churches, libraries, etc. It is also recognized that such a level may not always be possible in areas of substantial traffic noise intrusion. Exposures up to 70 dBA CNEL for noise-sensitive uses are generally considered conditionally acceptable if all measures to reduce such exposure have been taken. Noise levels above 70 dBA CNEL are normally unacceptable for residential uses. For conditionally acceptable exterior noise levels, new construction, or development only after a detailed analysis of noise mitigation is made and needed noise insulation features are included in project design. Conventional construction, but with closed windows and fresh air supply systems or air conditioning normally will suffice.

City of Los Angeles Operational Noise Standards

To analyze noise impacts originating from a designated fixed location or private property such as the Project, stationary-source (operational) noise such as HVAC equipment and trash enclosure activity are typically evaluated against standards established under a jurisdiction's Municipal Code or General Plan.

Chapter XI of the LAMC establishes Noise Regulations, setting exterior noise limits to control community noise impacts from commercial noise sources including air conditioning units, refrigeration, heating, pumping, and filtering equipment. Section 112.02 indicates that such equipment shall not operate in a manner as to cause the noise level at any sensitive use to exceed the existing ambient noise level by 5 dBA. Section 114.03 prohibits loading or unloading any vehicle, or operate dollies, carts, forklifts, or other wheeled equipment causing impulsive sound, raucous or unnecessary sound within 200 feet of any residential building between the hours of 10:00 P.M. and 7:00 A.M of the following day. Also, Section 114.06 prohibits installation, operation

or use of any vehicle theft alarm system that emits or causes the emission of an audible sound, which is not, or does not become, automatically and completely silenced within five minutes.

City of Los Angeles Construction Noise Standards

Section 112.05 of the City's Municipal Code identifies exterior noise level limits for construction equipment in any residential zone or within 500 feet thereof, as follows:

- 75dB(A) for construction, industrial, and agricultural machinery including crawler-tractors, dozers, rotary drills and augers, loaders, power shovels, cranes, derricks, motor graders, paving machines, off-highway trucks, ditchers, trenchers, compactors, scrapers, wagons, pavement breakers, compressors and pneumatic or other powered equipment. However, the above limitation does not apply where technically infeasible (i.e., the noise limitation cannot be complied with despite the use of mufflers, shields, sound barriers, and/or any other feasible noise reduction measures).

Significance Criteria

Noise impacts shall be considered significant if any of the following occur as a direct result of the Project.

Off-Site Operational Traffic Noise

- When the noise levels at existing and future noise-sensitive land uses (e.g., residential, etc.):
  - are less than 60 dBA CNEL and the Project creates a readily perceptible 5 dBA CNEL or greater Project-related noise level increase; or
  - range from 60 to 65 dBA CNEL and the Project creates a barely perceptible 3 dBA CNEL or greater Project-related noise level increase; or
  - already exceed 65 dBA CNEL, and the Project creates a community noise level impact of greater than 1.5 dBA CNEL (FICON, 1992).

Operational Stationary-Source Noise

- If Project-related operational (stationary source) noise levels exceed the exterior ambient noise levels at adjacent sensitive receiver locations by 5 dBA Leq (LAMC § 112.02).

Construction Noise and Vibration

Section 112.05 of the City's Municipal Code identifies exterior noise level limits for construction equipment in any residential zone or within 500 feet thereof, as follows:

- 75dB(A) for construction, industrial, and agricultural machinery including crawler-tractors, dozers, rotary drills and augers, loaders, power shovels, cranes, derricks, motor graders, paving machines, off-highway trucks, ditchers, trenchers, compactors, scrapers, wagons, pavement breakers, compressors and pneumatic or other powered equipment. However, the above limitation does not apply where technically infeasible (i.e., the noise limitation

cannot be complied with despite the use of mufflers, shields, sound barriers, and/or any other feasible noise reduction measures).

In addition, per the 2006 City of Los Angeles Draft *L.A. CEQA Thresholds Guide*, the City uses the following as guidance for determining whether a project may normally have a significant impact on noise levels from construction, if:

- Construction activities lasting more than one day would exceed existing ambient exterior noise levels by 10 dBA or more at a noise sensitive use;
- Construction activities lasting more than 10 days in a three-month period would exceed existing ambient exterior noise levels by 5 dBA or more at a noise sensitive use; or
- Construction activities would exceed the ambient noise level by 5 dBA at a noise sensitive use between the hours of 9:00 p.m. and 7:00 a.m. Monday through Friday, before 8:00 a.m. or after 6:00 p.m. on Saturday, or at anytime on Sunday.

The City currently does not have significance criteria to assess vibration impacts during construction. Thus, Federal Transit Administration (FTA) guidelines set forth in FTA's Transit Noise and Vibration Assessment, dated September 2018, are used to evaluate potential impacts related to construction vibration for both potential building damage and human annoyance. The FTA guidelines regarding construction vibration are the most current guidelines and are commonly used in evaluating vibration impacts.

Based on this FTA guidance, impacts relative to ground-borne vibration associated with potential building damage would be considered significant if any of the following future events were to occur:

- Project construction activities cause ground-borne vibration levels to exceed 0.5 PPV at the nearest off-site reinforced-concrete, steel, or timber building.
- Project construction activities cause ground-borne vibration levels to exceed 0.3 PPV at the nearest off-site engineered concrete and masonry building.
- Project construction activities cause ground-borne vibration levels to exceed 0.2 PPV at the nearest off-site non-engineered timber and masonry building.
- Project construction activities cause ground-borne vibration levels to exceed 0.12 PPV at buildings extremely susceptible to vibration damage, such as historic buildings.

Based on FTA guidance, construction vibration impacts associated with human annoyance would be significant if the following were to occur (applicable to frequent events; 70 or more vibration events per day):

- Project construction activities cause ground-borne vibration levels to exceed 72 VdB at off-site sensitive uses, including residential and hotel uses.

- Project construction activities cause ground-borne vibration levels to exceed 65 VdB at off-site studio (recording/broadcast) uses.

LAUSD's exterior noise standard is 67 dBA Leq and the interior noise standard is 45 dBA Leq. A noise level increase of 3 dBA or more over ambient noise levels is considered significant for existing schools and would require mitigation to achieve levels within 2 dBA of pre-project ambient level.

Existing Noise Level Measurements

To assess the existing noise level environment, four short-term, 15-minute noise level measurements were taken at sensitive receiver locations in the Project study area and shown on Figure 5.1, *Noise Measurement Locations*. The receiver locations were selected to describe and document the existing noise environment within the Project study area. The 15-Minute Noise Measurement Datasheet (see Appendix J of this SCEA) provides the location of the Project Site and the noise level measurement locations. To fully describe the existing noise conditions, noise level measurements were collected on November 18, 2022.

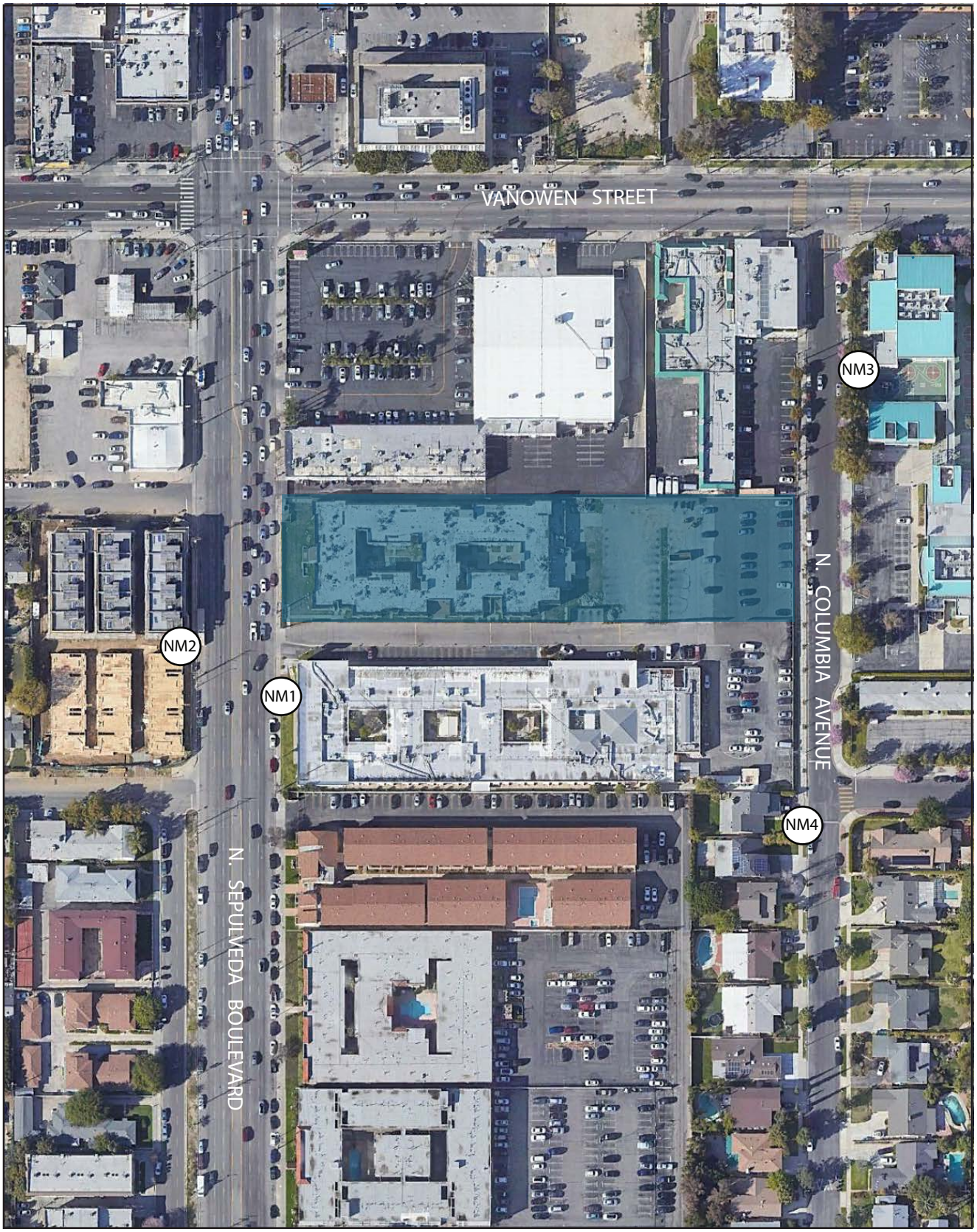
Measurement Procedure and Criteria

The noise measurements were taken using the Larson Davis SoundTrack LxT1 sound level meter, which conforms to industry standards set forth in American National Standard Institute (ANSI) S1.4-1983 (R2006) – Specification for Sound Level Meters/Type 1, and is consistent with the requirements specified in LAMC Section 111.01(l) that the instruments be "Type S2A" standard instruments or better. This instrument was calibrated and operated according to the manufacturer's written specifications. At the measurement sites, the microphone was placed at a height of approximately five feet above the ground. The sound level meter was programmed to record the average sound level (Leq) over a period of 15 minutes in accordance with LAMC Section 111.01(a).

Noise Measurement Locations

The short-term noise level measurements were positioned as close to the nearest sensitive receiver locations as possible to assess the existing ambient noise levels surrounding the Project Site. Both Caltrans and the FTA recognize that it is not reasonable to collect noise level measurements that can fully represent any part of a private yard, patio, deck, or balcony normally used for human activity when estimating impacts for new development projects.

This is demonstrated in the Caltrans general site location guidelines which indicate that, "sites must be free of noise contamination by sources other than sources of interest. Avoid sites located near sources such as barking dogs, lawnmowers, pool pumps, and air conditioners unless it is the express intent of the analyst to measure these sources." Further, FTA guidance states, "it is not necessary nor recommended that existing noise exposure be determined by measuring at every noise-sensitive location in the project area. Rather, the recommended approach is to characterize the noise environment for clusters of sites based on measurements or estimates at representative locations in the community."



(NM#) Noise Measurement Locations

Project Site

Source: Google Earth, March 2020.

N

Figure 5.1
Noise Monitoring Locations

Based on recommendations of Caltrans and the FTA, it is not necessary to collect measurements at each individual building or residence, because each receiver measurement represents a group of buildings that share acoustical equivalence. In other words, the area represented by the receiver shares similar shielding, terrain, and geometric relationship to the reference noise source. Receivers represent a location of noise sensitive areas and are used to estimate the future noise level impacts. Collecting reference ambient noise level measurements at the nearby sensitive receiver locations allows for a comparison of the before- and after-Project noise levels and is necessary to assess potential noise impacts due to the Project's contribution to the ambient noise levels.

Noise Measurement Results

The results of the measurements are summarized in 5.14, *Existing Ambient Noise Levels*. The noise monitoring outputs are provided in Appendix J of this SCEA.

Table 5.14
Existing Ambient Noise Levels

Noise Measurement Location	Location	Primary Noise Sources	Noise Levels [a]		
			L_{eq}	L_{max}	L_{min}
NM1	South of the western portion of the Project Site, adjacent to the Beverly Manor Convalescent Center located at 6700 Sepulveda Blvd	Vehicular traffic travelling along Sepulveda Boulevard, Van Owen Street & other surrounding roads. The local buildings reflect & refract much of the sound. Other noise sources include bird song, residential ambiance, wind chimes, pedestrians. Occasional low altitude aircraft, both fixed wing & helicopters passing overhead. Leaf rustle from nearby trees due to 6 mph breeze. Slight school yard ambiance for NM3 & NM4.	73.1	91.7	54.2
NM2	West of the Project Site, adjacent to the multi-family residential uses located on the western side of Sepulveda Blvd, south of Archwood St.		73.5	85.2	58.6
NM3	Northeast of the Project Site, on the eastern side of Columbus Avenue, next to Columbus Elementary School.		58.3	67.9	48.7
NM4	South of the eastern portion of the Project Site, adjacent to the single family uses west of Columbus Avenue at Lemay Street.		56.1	71.0	42.7

[a] *Noise measurements were taken on November 18, 2022, at each location for a duration of 15 minutes. See Appendix J of this SCEA for noise data.*
Source: EcoTierra, 2022.

As shown in Table 5.14, the ambient recorded noise levels range from 56.1 dBA Leq to 73.5 dBA Leq in the Project vicinity. Figure 5.1, *Noise Measurements Locations*, available above shows the locations of the noise measurements.

Construction Noise Impacts

This section analyzes potential impacts resulting from the short-term construction activities associated with the development of the Project.

The City of Los Angeles General Plan Noise Element defines noise-sensitive uses as: "single-family and multi-unit dwellings, long-term care facilities (including convalescent and retirement facilities), dormitories, motels, hotels, transient lodgings and other residential uses; houses of worship; hospitals; libraries; schools; auditoriums; concert halls; outdoor theaters; nature and wildlife preserves, and parks." Land uses that are considered relatively insensitive to noise include business, commercial, and professional developments. Land uses that are typically not affected by noise include: industrial, manufacturing, utilities, agriculture, natural open space, undeveloped land, parking lots, warehousing, liquid and solid waste facilities, salvage yards, and transit terminals.

On-Site Construction Noise

Noise generated by the Project construction equipment will include a combination of trucks, power tools, concrete mixers, and portable generators that when combined can reach high levels. The number and mix of construction equipment are expected to occur in the following stages:

- Demolition
- Foundation/Excavation
- Building Construction
- Architectural Coating

The Project is anticipated to start demolition no sooner than third quarter of 2023, and construction is anticipated to last approximately 28 months, with occupancy projected for the fourth quarter of 2025.

The closest sensitive receptors to the Project Site include:

- Beverly Manor Convalescent Center, located approximately 25 feet to the south of the western portion of the Project Site, at 6700 Sepulveda Boulevard (NM1),
- The multi-family residential uses located approximately 110 feet to the west of the Project Site, west of Sepulveda Boulevard and south of Archwood Street (NM2),
- The Center for Health Living Senior Citizen Center, located south of Vanowen Street, adjacent to the northern boundary on the eastern portion of the Project Site (NM3),
- Columbus Avenue Elementary School, located on the eastern side of Columbus Avenue, approximately 65 feet east of the Site (NM3), and

- The single-family residential uses located approximately 170 feet south of the Project's southern boundary, on the western side of Columbus Avenue at Lemay Street (NM4).

Other noise sensitive land uses are located further from the Project Site and would experience lower impacts. Construction and demolition noise will vary depending on the construction process, type of equipment involved, location of the construction site with respect to sensitive receptors, the schedule proposed to carry out each task (e.g., hours and days of the week) and the duration of the construction work.

A summary of noise level data for a variety of construction equipment compiled by the FTA is presented in Table 5.15, *Noise Range of Project Construction Equipment*. Typical operating cycles for these types of construction equipment may involve one or two minutes of full power operation followed by three to four minutes at lower power settings.

Table 5.15
Noise Range of Project Construction Equipment

Equipment Description	Impact Device?	Acoustical Use Factor (%)	Typical Noise Level at 50 Feet (Lmax dBA)
Compressor (air)	No	40	78
Concrete Mixer Truck	No	40	79
Concrete Pump	No	20	81
Concrete Saw	No	20	90
Crane	No	16	81
Drill Rig	No	20	79
Dozer	No	40	82
Forklift [a, b]	No	50	61
Front End Loader	No	40	79
Generator	No	50	81
Grader	No	40	85
Haul/Dump Truck	No	40	76
Paver	No	50	77
Pickup Truck	No	50	77
Roller	No	20	80
Tractor/Loader Backhoe	No	40	79
Welder/Torch	No	40	74

[a] *Warehouse & Forklift Noise Exposure - NoiseTesting.info Carl Strautins, November 4, 2014, http://www.noisetesting.info/blog/carl-strautins/page-3/*
[b] *Data provided Leq as measured at the operator. Sound Level at 50 feet is estimated.*
Source: FHWA RCNM User's Guide, 2006.

Construction noise associated with the Project was calculated utilizing methodology presented in the FTA Transit Noise and Vibration Impact Assessment Manual (2018) together with several key construction parameters including: distance to each sensitive receiver, equipment usage, percent usage factor, and baseline parameters for the Project Site. Distances to receptors were based on the acoustical center of the proposed construction activity. Construction noise levels were calculated for each phase. To be conservative, the noise generated by each piece of equipment was added together for each phase of construction; however, it is unlikely (and unrealistic) that

every piece of equipment will be used at the same time, at the same distance from the receptor, for each phase of construction. The highest noise levels during each construction phase at the closest receptors are presented in Table 5.16, and worksheets are included as Appendix J to this SCEA.

As outlined above, a project may normally have a significant impact on noise levels from construction activities lasting more than 10 days if the noise from the activities would exceed existing ambient exterior noise levels by 5 dBA or more at a noise sensitive use.

Furthermore, as defined by the Section 41.40 of the LAMC, a project would normally have a significant impact on noise levels from construction if construction activity (including demolition) or repair work, where the use of any power tool, device, or equipment would disturb persons occupying sleeping quarters in any dwelling hotel, apartment, or other place of residence, occurs between the hours of 9:00 P.M. and 7:00 A.M. Monday through Friday, or between 6:00 P.M. and 8:00 A.M. on Saturday. Per Section 112.05 of the LAMC, a significant impact on noise levels from construction could also occur if equipment is operated in a manner that causes it to exceed 75 dBA at a distance of 50 feet, between the hours of 7:00 A.M. and 10:00 P.M.

The above noise level limitations do not apply where compliance is deemed to be technically infeasible, which means that said noise limitations cannot be met despite the use of mufflers, shields, sound barriers, and/or other noise reduction techniques during the operation of the equipment.

Additionally, LAUSD established maximum allowable noise levels to protect students and staff from noise impacts. These standards were established based on regulations set forth by the California Department of Transportation and the City of Los Angeles. LAUSD's exterior noise standard is 67 dBA Leq and the interior noise standard is 45 dBA Leq. A noise level increase of 3 dBA or more over ambient noise levels is considered significant for existing schools and would require mitigation to achieve levels within 2 dBA of the pre-project ambient level.

The highest Project construction noise levels at the nearest sensitive receptors during construction are shown in Table 5.16, *Construction Noise Levels at Closest Receptor Locations*.

Table 5.16
Construction Noise Levels at Closest Receptor Locations

Receptor Location[a]	Maximum Unmitigated Construction Noise Levels[b]	Applicable Standard (dBA)[c]	Exceeds Standard?
(NM1) Beverly Manor Convalescent Center, south of the Project Site	78.8	78.1	**Yes**
(NM2) Multi-family Residential to the west of the Project Site	67.0	78.5	No
(NM3) Columbus Avenue Elementary School to the east of the Project Site	66.9	61.3	**Yes**
(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	72.8	63.3	**Yes**
(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	68.7	61.1	**Yes**

[a] *Noise measurement locations are shown on Figure 5.1.*
[b] *Construction noise worksheets showing noise levels for all phases of construction are provided in Appendix J to this SCEA.*
[c] *The applicable City standard is 5 dBA above ambient noise levels for all sensitive receptors other than for Columbus Avenue Elementary School, which has a threshold of 3 dBA above ambient noise level as established by LAUSD. See Table 5.14 for ambient noise levels at the closest receptors.*
Source: EcoTierra, 2022.

As shown in Table 5.16, the highest construction noise levels (which would occur during the foundation/excavation phase) would exceed the 5 dBA above ambient threshold at all of the closest receptors except the multi-family residential use located west of the Project Site (NM2). Further, construction noise levels will exceed the 75 dBA_{leq} noise threshold defined by the Section 41.40 of the LAMC at the Beverly Manor Convalescent Center (NM1). The construction noise level during demolition, foundation/excavation and building construction phases would exceed the 3 dBA above ambient noise level threshold set by the LAUSD at Columbus Avenue Elementary School (NM3). Therefore, construction noise impacts are potentially significant and mitigation measures are required.

Table 5.17, *Mitigated Construction Noise Levels at Closest Impacted Receptor Locations,* shows the noise levels at all the affected sensitive receptors with incorporation of mitigation.

Table 5.17
Mitigated Construction Noise Levels at Closest Impacted Receptor Locations

Receptor Location[a]	Mitigated Construction Noise Levels[b]	Applicable Standard (dBA)[c]	Exceeds Standard?
(NM1) Beverly Manor Convalescent Center, south of the Project Site	68.8	78.1	No
(NM3) Columbus Avenue Elementary School to the east of the Project Site	56.9	61.3	No
(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	62.8	63.3	No
(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	58.7	61.1	No

[a] *Noise measurement locations are shown on Figure 5.1.*
[b] *Construction noise worksheets showing noise levels for all phases of construction are provided in Appendix J to this SCEA. Noise level reduction with incorporation of mitigation which requires a 10 dBA noise reduction from mufflers and/or shielding for all receptors (except [NM2] Multi-family Residential to the west of the Project Site) during all phases of construction except architectural coating.*
[c] *The applicable City standard is 5 dBA above ambient noise levels other than Columbus Avenue Elementary School, which is has a threshold of 3 dBA above ambient noise level as established by LAUSD. See Table 5.14 for ambient noise levels at the closest receptors.*
Source: EcoTierra, 2022.

As shown above, with incorporation of Mitigation Measure NOI-MM-1, the noise levels at all of the closest sensitive receptors that would be impacted by construction noise, would be reduced by approximately 10 dBA and would not exceed applicable construction noise standards. Such mitigation includes, for example, the use of an acoustical curtain, as a temporary construction noise barrier that blocks the line-of-sight between construction activities and receptors, which can reduce noise impacts by up to 32 dBA.[98] Therefore, a 10 dBA reduction in construction noise through implementation of Mitigation Measure NOI-MM-1, including the use of a temporary construction barrier/curtain, is feasible.

Mitigation Measure NOI-MM-1 would be incorporated to attenuate construction noise levels to receptors located to the north, south and east.

The following mitigation measure is required to reduce the construction noise impacts to sensitive receptors from the use of on-site construction equipment.

[98] Source: https://www.acousticalsurfaces.com/curtan_stop/sound_blankets.htm

Mitigation Measure

NOI-MM-1:

- The project contractor shall use power construction equipment with state-of-the-art noise shielding and muffling devices capable of at least a 10 dBA reduction.
- Demolition and construction activities shall be scheduled so as to avoid operating several pieces of equipment simultaneously, which causes high noise levels.
- A temporary noise control barrier/sound curtain shall be installed on the northern, eastern and southern property lines of the construction site. The noise control barrier shall be installed to block the line-of-sight from the nearby Senior Citizen Center/Convalescent Center uses, Elementary School use, and closest residential uses to the southeast, to the construction activity, and the barrier shall be designed to reduce construction-related noise levels at the nearby sensitive use structures by at least 10 dBA. The supporting structure shall be engineered and erected according to applicable codes. The temporary barrier shall remain in place until all windows have been installed and all exterior noise producing construction activities on the project site are complete.

Therefore, with compliance with City noise regulations and incorporation of Mitigation Measure NOI-MM-1 (as shown by the results in Table 5.17 above), construction noise impacts would be less than significant.

Implementation of the noise attenuation measure NOI-MM-1 provided above would ensure the Project would not exceed City of Los Angeles construction noise thresholds, be consistent with the LAMC, and construction noise impacts would be less than significant.

Off-Site Construction Noise

The highest potential for off-site construction noise is sourced from hauling trips. During the demolition duration of 20 days, the Project would generate approximately 1 haul truck trip per day travelling to and from the Project Site. During the foundation/excavation duration of 180 days, the Project would generate approximately 54 haul truck trips per day travelling to and from the Project Site. The anticipated haul route to and from the Project Site would be along Sepulveda Boulevard, to Sherman Way, to the 405 freeway. There are commercial buildings, some scattered multi-family dwellings and hotels along the route. Building frontages along the haul route are located approximately 50 feet or more from the roadway center line. As shown in Table 5.15 above, typical noise from haul trucks driving by can reach up to 76 dBA_{Lmax} at a distance of 50 feet. As the multi-family and senior apartment uses are located over 50 feet from the roadway centerline, the noise level generated by a Project haul truck passing by would be similar to the ambient noise levels at receptor locations along haul route roadway segments, which can reach up to 91.7 dBA_{Lmax} (see

Table 5.14 above for examples of maximum noise levels adjacent to major roadways). ***Therefore, impacts from off-site construction noise would be less than significant and no mitigation measures are required***.

Operational Noise Impacts

Off-Site Traffic Noise

Existing and Existing Plus Project traffic noise levels were modeled utilizing FHWA Traffic Noise Prediction Model - FHWA-RD-77-108 at a distance of 50 feet from roadway centerline. The uniform distance allows for direct comparisons of potential increases or decreases in noise levels based upon various traffic scenarios; however, at this distance, no specific noise standard necessarily applies. Therefore, the change in a noise level between scenarios is the focus of this portion of the analysis, rather than the resulting independent noise level for any one segment. These worksheets are included as Appendix J to this SCEA. The modeling is theoretical, and is considered conservative because it does not account for any existing barriers, structures, and/or topographical features that may further reduce noise levels. Therefore, the levels are shown for comparative purposes only to show the difference in with and without Project conditions. Roadway input parameters are based on ADTs, speeds, and vehicle distribution data. The potential off- site noise impacts caused by an increase of traffic volumes from operation of the Project on the nearby roadways were calculated for the following scenarios:

"Existing" refers to existing year 2022 traffic noise conditions. "*Existing Plus Project"* refers to existing year 2022 traffic noise conditions plus traffic generated by the Project. Both scenarios are demonstrated in Table 5.18, *Off-Site Traffic Noise Impacts– Existing with Project Conditions*.

Table 5.18
Off-Site Traffic Noise Impacts – Existing with Project Conditions

Noise Levels 50 feet from Roadway Centerline*						
	Existing (2022)		Existing Plus Project			
Road Segments	ADT	dB CNEL	ADT	Total	Project-Specific Increase	Is the Increase Significant?
Sepulveda Boulevard						
n/o Sherman Way	15,930	69.7	15,980	69.7	0.0	**No**
s/o Sherman Way	10,270	67.8	10,520	67.9	0.1	**No**
n/o Vanowen Street	16,250	69.8	16,410	69.9	0.1	**No**
s/o Vanowen Street	8,210	66.8	8,620	67.1	0.3	**No**
n/o Kittridge Street	15,680	69.7	16,090	69.8	0.1	**No**
s/o Kittridge Street	8,390	66.9	8,620	67.1	0.2	**No**
n/o Victory Blvd	16,050	69.8	16,400	69.8	0.0	**No**
s/o Victory Blvd	10,400	67.9	10,470	67.9	0.0	**No**
Sherman Way						
w/o Sepulveda Blvd	19,810	70.7	19,880	70.7	0.0	**No**
e/o Sepulveda Blvd	16,550	69.9	16,590	69.9	0.0	**No**
Vanowen Street						

Table 5.18
Off-Site Traffic Noise Impacts – Existing with Project Conditions

Noise Levels 50 feet from Roadway Centerline*						
	Existing (2022)		Existing Plus Project			
Road Segments	ADT	dB CNEL	ADT	Total	Project-Specific Increase	Is the Increase Significant?
w/o Sepulveda Blvd	12,340	68.6	12,390	68.6	0.0	**No**
e/o Sepulveda Blvd	11,670	68.4	11,720	68.4	0.0	**No**
Kittridge Street						
e/o Sepulveda Blvd	1,600	59.7	1,680	60.0	0.3	**No**
Kittridge Street						
w/o Sepulveda Blvd	16,880	70.0	16,990	70.0	0.0	**No**
e/o Sepulveda Blvd	14,230	69.2	14,280	69.2	0.0	**No**

Notes: ADT = average daily trips, dB = decibels, CNEL = community noise equivalent level
* *The uniform distance of 50 feet allows for direct comparisons of potential increases or decreases in noise levels based upon various traffic scenarios; however, at this distance, no specific noise standard necessarily applies.*
Source: EcoTierra, 2022.

A significant impact may occur from traffic noise when the noise levels at existing and future noise-sensitive land uses (e.g., residential, etc.):

- are less than 60 dBA CNEL and the Project creates a readily perceptible 5 dBA CNEL or greater Project-related noise level increase; or
- range from 60 to 65 dBA CNEL and the Project creates a barely perceptible 3 dBA CNEL or greater Project-related noise level increase; or
- already exceed 65 dBA CNEL, and the Project creates a community noise level impact of greater than 1.5 dBA CNEL (FICON, 1992).

As shown in Table 5.18, Project generated vehicular trips from all of the modeled roadway's segments would result in a maximum increase in ambient noise levels of 0.3 dBA[99] over the Existing scenario, and would not exceed the Noise Element threshold standards presented above. ***Therefore, traffic noise impacts to off-site receptors due to Project generated trips would be less than significant and no mitigation measures are required***.

On-Site Operational Noise

This section analyzes the potential on-site operational noise impacts due to the Project's stationary noise sources.

Parking Noise

The proposed parking areas have the potential to generate noise due to cars entering and exiting, engines accelerating, braking, car alarms, squealing tires, and other general activities associated with people using the parking areas (i.e., talking, opening/closing doors, etc.). Noise levels within

[99] As the increase in noise levels is 0.3 dBA CNEL at 50 feet from the centerline, it would also be an increase of 0.3 dBA CNEL at the property line of affected uses.

the parking areas would fluctuate with the amount of automobile and human activity. Activity levels are anticipated to be higher in the early morning and evening when the largest number of residents would enter and exit. However, these events would occur at low exiting and entering speeds, which would not generate high noise levels. During these times, the noise levels can range from 36 to 69 dBA Leq at a distance of 50 feet from the source.[100] Operational noise generated by motor vehicles within the Project Site is regulated under the LAMC. Specifically, Section 114.02 of the LAMC prohibits the operation of any motor vehicles upon any property within the City such that the created noise would cause the noise level on the premises of the property to exceed the ambient noise level by more than five decibels. LAMC Section 114.06 prohibits any person to install, operate or use any vehicle theft alarm system that emits or causes the emission of an audible sound, which is not, or does not become, automatically and completely silenced within five minutes. LAMC Section 114.03 prohibits loading or unloading of any vehicle, operating any dollies, carts, forklifts, or other wheeled equipment, which causes any impulsive sound, raucous or unnecessary noise within 200 feet of any residential building between the hours of 10:00 P.M. and 7:00 A.M. of the following day. As the parking area is subterranean and would be surrounded by the building on all sides, except for the driveway area, noise generated from within the parking area would not adversely affect off-site sensitive receptors. ***Therefore, through project design and compliance with existing LAMC regulations, noise impacts associated with parking would be less than significant and no mitigation measures are required***.

Stationary Noise Sources

As part of the Project, HVAC units, and exhaust fans would be installed for the proposed uses. Although the operation of this equipment would generate noise, the design of all mechanical equipment would be required to comply with the regulations under Section 112.02 of the LAMC, which prohibits noise from air conditioning, refrigeration, heating, pumping, and filtering equipment from exceeding the ambient noise level on the premises of other occupied properties by more than 5 decibels. ***Therefore, impacts related to stationary noise sources would be less than significant with compliance with existing LAMC regulations. No mitigation measures are required***.

b. Generation of excessive groundborne vibration or groundborne noise levels?

Less than Significant with Mitigation Incorporated. A significant impact may occur if a project were to generate excessive vibration during construction or operation.

Per the FTA Transit Noise Impact and Vibration Assessment, vibration is the periodic oscillation of a medium or object. The rumbling sound caused by the vibration of room surfaces is called structure-borne noise. Sources of ground-borne vibrations include natural phenomena (e.g., earthquakes, volcanic eruptions, sea waves, landslides) or human-made causes (e.g., explosions, machinery, traffic, trains, construction equipment). Vibration sources may be

[100] Gordon Bricken & Associates, 1996. Estimates are based on actual noise measurements taken at various parking lots.

continuous, such as factory machinery, or transient, such as explosions. As is the case with airborne sound, ground-borne vibrations may be described by amplitude and frequency.

There are several different methods that are used to quantify vibration. The peak particle velocity (PPV) is defined as the maximum instantaneous peak of the vibration signal. The PPV is most frequently used to describe vibration impacts to buildings, but is not always suitable for evaluating human response (annoyance) because it takes some time for the human body to respond to vibration signals. Instead, the human body responds to average vibration amplitude often described as the root mean square (RMS). The RMS amplitude is defined as the average of the squared amplitude of the signal and is most frequently used to describe the effect of vibration on the human body. Decibel notation (VdB) is commonly used to measure RMS. VdB serves to reduce the range of numbers used to describe human response to vibration. Typically, ground-borne vibration generated by man-made activities attenuates rapidly with distance from the source of the vibration. Sensitive receivers for vibration include structures (especially older masonry structures), people (especially residents, the elderly, and sick), and vibration-sensitive equipment.

The background vibration-velocity level in residential areas is generally 50 VdB. Ground-borne vibration is normally perceptible to humans at approximately 65 VdB. For most people, a vibration-velocity level of 75 VdB is the approximate dividing line between barely perceptible and distinctly perceptible levels. Typical outdoor sources of perceptible ground-borne vibration are construction equipment, steel-wheeled trains, and traffic on rough roads. If a roadway is smooth, the ground-borne vibration is rarely perceptible. The range of interest is from approximately 50 VdB, which is the typical background vibration-velocity level, to 100 VdB, which is the general threshold where minor damage can occur in fragile buildings.

Construction Vibration Standards

The City's General Plan and Municipal Code do not identify specific vibration level standards. Therefore, applicable vibration standards identified by the Caltrans Transportation and Construction Vibration Guidance Manual were used in the analysis. The vibration damage criteria adopted by the FTA are shown in Table 5.19*, Construction Vibration Damage Criteria*.

Table 5.19
Construction Vibration Damage Criteria

Building Category	PPV (in/sec)
I. Reinforced-concrete, steel, or timber (no plaster)	0.50
II. Engineered concrete and masonry (no plaster)	0.30
III. Non-engineered timber and masonry buildings	0.20
IV. Buildings extremely susceptible to vibration damage	0.12
Source: Federal Transit Administration, Transit Noise and Vibration Impact Assessment, September 2018.	

The FTA has also adopted standards associated with human annoyance for groundborne vibration impacts for the following three land-use categories:

(1) Vibration Category 1 – High Sensitivity,

(2) Vibration Category 2 – Residential, and

(3) Vibration Category 3 – Institutional.

The FTA defines Category 1 as buildings where vibration would interfere with operations within the building, including vibration-sensitive research and manufacturing facilities, hospitals with vibration-sensitive equipment, and university research operations. Vibration-sensitive equipment includes, but is not limited to, electron microscopes, high-resolution lithographic equipment, and normal optical microscopes. Category 2 refers to all residential land uses and any buildings where people sleep, such as hotels and hospitals. Category 3 refers to institutional land uses such as schools, churches, other institutions, and quiet offices that do not have vibration-sensitive equipment, but still have the potential for activity interference. The vibration criteria associated with human annoyance for these three land-use categories are shown in Table 5.20, *Groundborne Vibration Criteria for General Assessment*. No thresholds have been adopted or recommended for commercial or office uses.

Significance Criteria

Vibration impacts shall be considered significant if any of the following occur as a direct result of the Project:

- If short-term Project generated construction vibration levels exceed the FTA building damage vibration criteria listed in Table 5.19 or the FTA human annoyance standards for frequent events listed in Table 5.20.

Table 5.20
Groundborne Vibration Impact Criteria for General Assessment

Land Use Category	Frequent Events	Occasional Events	Infrequent Events
Category 1	65 VdB	65 VdB	65 VdB
Category 2	72 VdB	75 VdB	80 VdB
Category 3	75 VdB	78 VdB	83 VdB
Per FTA Transit Noise and Vibration Impact Assessment, September 2018, page 8-1, infrequent events are fewer than 30 vibration events of the same kind per day. Occasional events are between 30 and 70 vibration events of the same source per day. Frequent events are more than 70 vibration events of the same source per day. *Source: FTA, Transit Noise and Vibration Impact Assessment Manual, September 2018.*			

Construction Vibration Impacts

Construction activity can result in varying degrees of ground vibration, depending on the equipment and methods used, distance to the affected structures and soil type. The Project's construction activities most likely to cause vibration impacts are:

- **Heavy Construction Equipment**: Although all heavy mobile construction equipment has the potential of causing at least some perceptible vibration while operating close to buildings, the vibration is usually short-term and is not of sufficient magnitude to cause building damage.

- **Trucks:** Trucks hauling building materials to construction sites can be sources of vibration intrusion if the haul routes pass through residential neighborhoods on streets with bumps or potholes. Repairing the bumps and potholes generally eliminates the problem.

Table 5.21, *Construction Equipment Vibration Source Levels,* identifies various PPV levels for the types of construction equipment that would operate during the construction of the Project. For example, as shown in Table 5.21, a vibratory roller could generate up to 0.21 PPV at a distance of 25 feet; and operation of a large bulldozer (0.089 PPV) at a distance of 25 feet (two of the most vibratory pieces of construction equipment). Groundborne vibration at sensitive receptors associated with this equipment would drop off as the equipment moves away. For example, as the vibratory roller moves further than 100 feet from the sensitive receptors, the vibration associated with it would drop below 0.0026 PPV. It should also be noted that these vibration levels are reference levels and may vary slightly depending upon soil type and specific usage of each piece of equipment.

Table 5.21
Construction Equipment Vibration Source Levels

Equipment	Peak Particle Velocity (inches/second) at 25 feet	Approximate Vibration Level (L_V) at 25 feet
Pile driver (impact)	1.518 (upper range) 0.644 (typical)	112 104
Pile driver (sonic)	0.734 upper range 0.170 typical	105 93
Clam shovel drop (slurry wall)	0.202	94
Hydromill (slurry wall)	0.008 in soil 0.017 in rock	66 75
Vibratory Roller	0.210	94
Hoe Ram	0.089	87
Large bulldozer	0.089	87
Caisson drill	0.089	87
Loaded trucks	0.076	86
Jackhammer	0.035	79
Small bulldozer	0.003	58

Source: Transit Noise and Vibration Impact Assessment, Federal Transit Administration, Table 7-4. September 2018.

Annoyance to Persons

The primary effect of perceptible vibration is often a concern. However, secondary effects, such as the rattling of a china cabinet, can also occur, even when vibration levels are well below perception. Any effect (primary perceptible vibration, secondary effects, or a combination of the two) can lead to annoyance. The degree to which a person is annoyed depends on the activity in which they are participating at the time of the disturbance. For example, someone sleeping or reading will be more sensitive than someone who is running on a treadmill. Reoccurring primary and secondary vibration effects often lead people to believe that the vibration is damaging their home, although vibration levels are well below minimum thresholds for damage potential.

Per the FTA Transportation and Construction Vibration Guidance Manual (May 2018), land uses sensitive to vibration include: buildings where people normally sleep, such as dwelling units, hotels, and hospitals; research and manufacturing facilities that are vibration-sensitive such as hospitals with vibration-sensitive equipment and universities conducting physical research operations; and institutions and offices that have vibration-sensitive equipment and have the potential for activity interference such as schools, churches, and doctors' offices. Further, the FTA states that commercial or industrial locations including office buildings are not included in this category, unless there is vibration-sensitive activity or equipment within the building.

As shown in Table 5.20, vibration from frequent events can be annoying to Category 2 uses (and any buildings where people sleep) at a level 72 VdB. Per the CalEEMod modeling (provided in Appendix C of this SCEA), a large bulldozer or caisson drill would be the most vibratory pieces of equipment expected to be used at the Project Site. Vibration worksheets are provided in Appendix J of this SCEA.

The nearest sensitive receptors that could be affected by vibration include: the patrons of the Center for Healthy Living Senior Citizen Center whose building is located approximately 10 feet from the Project boundary, the residents of the Beverly Manor Convalescent Center whose building is located approximately 25 feet from the Project Boundary, and the students/teachers on Columbus Avenue Elementary School campus, with the closest campus building located approximately 106 feet from the northeastern corner of the Project Site. To be conservative, this distance represents the closest a piece of equipment could come to the building façade of the sensitive receptors as the equipment passes by the Project boundary. Other vibration sensitive land uses are located further from the Project Site and would experience lower impacts.

At a distance of 10 feet, use of a large bulldozer or caisson drill would be expected to generate 98.94 VdB[101] which would exceed the 72 VdB threshold for Category 2 land uses; therefore, mitigation is required.

At a distance of 80 feet from the façade of the closest sensitive receptor, use of a large bulldozer or caisson drill would generate 71.85 VdB, which would not exceed the 72 VdB threshold for Category 2 land uses. Furthermore, as the closest campus building for the Columbus Avenue Elementary School is located further than 80 feet from the Project boundary, the annoyance-based construction vibration would not exceed the 72 VdB threshold on the school campus.

The following mitigation measure is recommended to reduce the annoyance to sensitive receptors from construction-related vibration levels to the maximum extent feasible.

Mitigation Measure

NOI-MM-2 The construction contractor shall avoid using large bulldozer or caisson drill within 80 feet of the façade of the Center for Healthy Living Senior Citizen Center, located

[101] Based on the 2018 FTA Transit Noise and Vibration Impact Assessment Manual vibration equation 7-3: Lv.distance = Lvref – 30 log (D/25), where Lv.distance is the vibration level adjusted for distance, VdB; Lvref is the source reference vibration level at 25 feet, VdB; and D = distance from the equipment to the receiver. Page 185.

north of the Project Site, and the Beverly Manor Convalescent Center located south of the Project Site.

Architectural Damage

Vibration generated by construction activity generally has the potential to damage structures. This damage could be structural damage, such as cracking of floor slabs, foundations, columns, beams, or wells, or cosmetic architectural damage, such as cracked plaster, stucco, or tile.

Table 5.19, above, identifies a PPV level of 0.2 as the threshold at which there is a risk to non-engineered timber and masonry buildings. The building façade of the closest building, the Center for Health Living Senior Citizen Center, is located approximately 10 feet from the construction activity areas. At a distance of 10 foot, a large bulldozer or caisson drill would generate 0.352 in/sec PPV (see vibration calculations available in Appendix J to this SCEA for details). Therefore, vibration damage to the closest buildings could potentially occur during construction of the Project.

At a distance of 15 feet from building facade, the vibration level from a large bulldozer or caisson drill is 0.191 in/sec PPV. Therefore, to avoid the potential for any structural damage to the adjacent buildings during construction, a bulldozer or caisson drill must not be operated within 15 feet of the facades of existing buildings adjacent to the Project's northern boundary. With the implementation of mitigation measure NOI-MM-3, impacts from groundborne vibration would be reduced to a level of less than significant.

NOI-MM-3 requires that heavy machinery (an excavator or large bulldozer) is not to be used within 15 feet of the adjacent buildings located north of the Project Site. Demolition/construction activity that must occur within these distances to the adjacent buildings' facades would need to be performed with smaller equipment types that do not exceed the vibration thresholds applied herein. As shown above, the estimated maximum vibration levels for the construction of the Project with the use of required setback distance mitigation measure (NOI-MM-3) would be less than significant.

Mitigation Measure

Construction

NOI-MM-3: The construction contractor shall avoid using large bulldozer within 15 feet of the façades of the existing structures located directly adjacent to the northern boundary of the Project.

With incorporation of mitigation measure NOI-MM-3 architectural damage-related vibration impacts to the closest offsite building located adjacent to the Project's northern boundary will be less than significant.

Operational Vibration

The Project proposes the construction of an approximately 268,770 square-foot, 405-unit residential development with subterranean parking. The Project would not involve the use of

stationary equipment that would result in high vibration levels, which are more typical for large manufacturing and industrial projects. Groundborne vibrations at the Project Site and immediate vicinity currently result from heavy-duty vehicular travel (e.g., refuse trucks and transit buses) on the nearby local roadways, and the proposed land uses at the Project Site would not result in a substantive increase of these heavy-duty vehicles on the public roadways. While refuse trucks would be used for the removal of solid waste at the Project Site, these trips would typically only occur once a week and would not be any different than those presently occurring in the vicinity of the Project Site. ***As such, vibration impacts associated with operation of the Project would be less than significant and no mitigation measures are required.***

c. For a project located within the vicinity of a private airstrip or an airport land use plan, or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?

No Impact. A significant impact would occur if the project were located in the vicinity of a private airstrip or an airport land use plan and would expose people residing or working in the project area to excessive noise levels.

The Project Site is located approximately 1.2 miles southeast of the Van Nuys Airport (16461 Sherman Way, Van Nuys). However, the Project Site is not located within the Airport Land Use Plan Noise Contour, which establishes the area susceptible to noise levels that would exceed the annoyance threshold for noise (defined as >65 CNEL for commercial airports such as the Van Nuys Airport).[102] Moreover, the Project Site is not located within an existing or projected noise contour associated with any private or public airport.[103] ***Therefore, no impacts would occur, and no mitigation measures are required***.

Cumulative Impacts

Development of the Project in conjunction with other Related Projects would result in an increase in construction-related and traffic-related noise as well as on-site stationary noise sources in the already urbanized Van Nuys – North Sherman Oaks Community Plan Area of the City of Los Angeles. The Transportation Assessment for the Project identifies 21 Related Projects within the vicinity of the Project Site.[104] The nearest related project is a proposed medical office, located at 15225 Vanowen Street, approximately 379 feet north of the Project Site. The next closest related project is a proposed 30-unit subdivision located at 6705 N. Sepulveda Boulevard, approximately 100 feet southwest of the Project Site. The rest of the Related Projects are located well over 500 feet from the Project Site.

[102] Los Angeles County, Airport Land Use Commission, Van Nuys Airport, Airport Influence Area Map, May 13, 2003.

[103] Los Angeles County Airport Land Use Commission, Los Angeles County Airport Land Use Plan, Airport Influence Area figures, adopted December 19, 1991, revised December 4, 2004. Accessed: April 2022.

[104] Transportation Assessment for the Residential Project Located at 6728 Sepulveda Boulevard in the City of Los Angeles (Transportation Assessment) prepared by Overland Traffic Consultants, Inc. dated October 2022.

Construction-Related Cumulative Impacts

The project applicant has no control over the timing or sequencing of the Related Projects that have been identified within the proposed project study area. Therefore, any quantitative analysis that assumes multiple, concurrent construction projects would be entirely speculative. Construction-period noise and ground-borne vibration for the proposed project and each related project (that has not yet been built) would be localized. Construction of these and other unforeseen projects could potentially combine construction noise and vibration levels with the Project construction activities. However, all Related Projects would be required to comply with the City's Noise Ordinance Nos. 144,331 and 161,574. In addition, each of the Related Projects would be subject to Section 41.40 of the LAMC, which limits the hours of allowable construction activities, and Section 112.05 of the LAMC, which prohibits any powered equipment or powered hand tool from producing noise levels that exceed 75 dBA at a distance of 50 feet from the noise source within 500 feet of a residential zone. Noise levels are only allowed to exceed this noise limitation under conditions where compliance is technically infeasible. Therefore, with the Related Projects also complying with City requirements regarding construction noise impacts, cumulative construction noise levels will not exceed the City's applicable standard of 75 dBA at the nearby sensitive receptors. ***Therefore, cumulative on-site construction noise impacts under the Project would be less than significant. Implementation of mitigation measure NOI-MM-1, required to reduce Project-related construction noise levels, would further reduce potential cumulative construction noise impacts.***

Due to the rapid attenuation characteristics of groundborne vibration and given the distance to the nearest Related Project to the Project Site, there is no potential for a cumulative construction vibration impact with respect to building damage or human annoyance from cumulative construction vibration. ***Implementation of mitigation measures NOI-MM-2 and NOI-MM-3, required to reduce the potential for human annoyance and building damage from construction-related vibration at the closest buildings, would further reduce potential cumulative construction vibration impacts***.

Operational Cumulative Noise Impacts

Cumulative noise impacts would occur primarily as a result of increased traffic on local roadways due to the Project and Related Projects within the study area. Therefore, cumulative traffic-generated noise impacts have been assessed based on the difference between existing traffic volumes and future traffic volumes with the proposed project and cumulative development. The increases in roadway noise levels associated with cumulative development are identified in Table 5.22, *Off-Site Traffic Noise Impacts – Cumulative with Project Conditions,* for the roadway segments and peak hours where the Project would have a measurable increase in noise levels.

Table 5.22
Off-Site Traffic Noise Impacts – Cumulative with Project Conditions

Noise Levels 50 feet from Roadway Centerline*						
	Existing (2022)		Future Plus Project			
Road Segments	ADT	dB CNEL	ADT	Total	Project-Specific Increase	Is the Increase Significant ?
Sepulveda Boulevard						
n/o Sherman Way	15,930	69.7	17,330	70.1	0.4	**No**
s/o Sherman Way	10,270	67.8	11,510	68.3	0.5	**No**
n/o Vanowen Street	16,250	69.8	17,690	70.2	0.4	**No**
s/o Vanowen Street	8,210	66.8	9,260	67.4	0.6	**No**
n/o Kittridge Street	15,680	69.7	16,990	70.0	0.3	**No**
s/o Kittridge Street	8,390	66.9	9,270	67.4	0.5	**No**
n/o Victory Blvd	16,050	69.8	17,270	70.1	0.3	**No**
s/o Victory Blvd	10,400	67.9	11,100	68.2	0.3	**No**
Sherman Way						
w/o Sepulveda Blvd	19,810	70.7	21,280	71.0	0.3	**No**
e/o Sepulveda Blvd	16,550	69.9	17,800	70.2	0.3	**No**
Vanowen Street						
w/o Sepulveda Blvd	12,340	68.6	13,610	69.0	0.4	**No**
e/o Sepulveda Blvd	11,670	68.4	12,840	68.8	0.4	**No**
Kittridge Street						
e/o Sepulveda Blvd	1,600	59.7	1,750	60.1	0.4	**No**
Kittridge Street						
w/o Sepulveda Blvd	16,880	70.0	18,170	70.3	0.3	**No**
e/o Sepulveda Blvd	14,230	69.2	15,320	69.6	0.4	**No**

Notes: ADT = average daily trips, dB = decibels, CNEL = community noise equivalent level
* *The uniform distance of 50 feet allows for direct comparisons of potential increases or decreases in noise levels based upon various traffic scenarios; however, at this distance, no specific noise standard necessarily applies.*
Source: EcoTierra, 2022.

As shown, the traffic generated by the Project and cumulative development would increase local noise levels by a maximum of 0.6 dBA L_{eq}, which would be imperceptible to most people and would not exceed the City of Los Angeles thresholds of significance. ***Therefore, this cumulative impact would be less than significant.***

As with the localized construction-related noise impacts, all of the other Related Projects are located far enough away that on-site equipment at those locations would have no noise effect on the sensitive residential uses in close proximity to the Project Site. On-site equipment at the Project Site would similarly have no noise effect on any sensitive uses in close proximity to the Related Project sites. ***Therefore, Project would not contribute to cumulative noise impact associated with stationary and on-site operational noise sources***.

XIV. POPULATION AND HOUSING

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	☐	☐	☒	☐
b. Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM POP-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce the displacement of existing housing, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Evaluate alternate route alignments and transportation facilities that minimize the displacement of homes and businesses. Use an iterative design and impact analysis where impacts to homes or businesses are involved to minimize the potential of impacts on housing and displacement of people.

b) Prioritize the use existing ROWs, wherever feasible.

c) Develop a construction schedule that minimizes potential neighborhood deterioration from protracted waiting periods between right-of-way acquisition and construction.

d) Review capacities of available urban infrastructure and augment capacities as needed to accommodate demand in locations where growth is desirable to the local lead Agency and encouraged by the SCS (primarily TPAs, where applicable).

e) When General Plans and other local land use regulations are amended

or updated, use the most recent growth projections and RHNA allocation plan.

Applicability to the Project

As discussed below, the Project would not displace any existing housing units. Therefore, PMM POP-1 is not applicable to the Project.

a. Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?

Less Than Significant Impact. A significant impact may occur if a project were to locate new development such as homes, businesses or infrastructure, with the effect of substantially inducing growth that would otherwise not have occurred as rapidly or in as great a magnitude.

Construction

The Project consists of the construction of a 268,770 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development on a vacant Project Site. Construction would result in increased employment opportunities in the construction industry. However, it is not likely that construction workers would relocate their households as a result of their employment associated with construction of the Project. The construction industry differs from other employment sectors in that many construction workers are highly specialized and move from job site to job site as dictated by the demand for their skills, and they remain at a job site for only the timeframe in which their specific skills are needed to complete a particular phase of the construction process. Furthermore, it is likely that the construction workers employed for the construction of the Project would be taken from the labor pool currently residing in the City. Therefore, construction workers on the Project would not represent unplanned population growth, either directly or indirectly. Impacts on population and housing due to Project construction activities would be less than significant.

Operation

Population

The Project, as discussed previously, would include up to 405 multi-family residential units, which could generate approximately 984 residents (405 x 2.43).[105] According to SCAG data, the City of Los Angeles subregion had a total population of 3,933,800 persons in 2016. Extrapolations of SCAG projections estimate that the subregional population is expected to increase by 288,790 between 2016 and 2026, and by 548,710 persons between 2026 and 2045. The addition of these new residents would be within the SCAG growth projection, representing approximately 0.34 percent of the Citywide total growth for the period of 2016 to 2026, and approximately 0.18 percent of the Citywide total growth for the period of 2026 to 2045. This increase would not be considered

[105] Based on a Citywide factor of 2.43 residents per dwelling unit.

a substantial increase for the area and is within the anticipated SCAG forecast for population. Therefore, the Project's residents would be well within SCAG's 2020–2045 population projection for the City of Los Angeles Subregion.

Housing

With respect to housing, the Project would introduce up to 405 multi-family residential units to the area. Estimates extrapolated/taken from SCAG data projects the Citywide housing supply to increase by 149,900 units between 2016 and 2026, and by 276,100 units between 2026 and 2045. The 405 housing units proposed would be within the growth anticipated based on SCAG projections, representing approximately 0.27 percent of the citywide total housing growth for the period of 2016 to 2026, and approximately 0.15 percent of the Citywide total growth for the period of 2026 to 2045. This increase would not be considered a substantial increase in housing for the area as the addition of 405 new multi-family residential units is within the anticipated housing increases based on SCAG projections for housing. Therefore, the Project's households would be well within SCAG's 2020–2045 household projection for the City of Los Angeles Subregion.

Infrastructure

The Project would not require the extension of roadways or other infrastructure (e.g., water facilities, sewer facilities, electricity transmission lines, natural gas lines, etc.) into undeveloped areas. As a result, the development of the Project would not indirectly induce population growth. Because the Project is consistent with General Plan and the Van Nuys-North Sherman Oaks Community Plan, it would not introduce unplanned infrastructure not previously evaluated or anticipated in those plans. Therefore, impacts would be less than significant.

As analyzed above, the new population and housing that would be generated by the Project would be within SCAG's population and housing projections for the City of Los Angeles Subregion. Therefore, the Project would not induce substantial unplanned population or housing growth, and impacts would be less than significant.

b. Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?

No Impact. A significant impact may occur if a project would result in displacement of existing people or housing units, necessitating construction of replacement housing elsewhere.

The Project Site currently is vacant, and, thus, the Project would not displace existing people or housing, as no residences currently exist on the Project Site. ***Therefore, no impacts would occur****.*

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the topics listed in the

population and housing analysis above, including growth inducement, and housing and population displacement.

Employment, housing, and population projections contained in the SCAG forecasts are based upon land uses designated in the General Plan. The Related Projects identified in Section 3. Project Description of this SCEA and other potential development projects that may occur throughout the City of Los Angeles subregion are expected to be largely consistent with their respective General Plan land use designations. Furthermore, SCAG periodically updates its projections for the various subregions that comprise the SCAG region, which allows these projections to be revised to reflect land use and planning changes that have occurred since previous updates. Accordingly, the effects of cumulative employment growth associated with the Project and other development within the City of Los Angeles subregion would be accommodated in SCAG forecasts over time and the Project would not contribute to a cumulatively considerable effect with respect to employment, housing, and population growth. ***Therefore, cumulative impacts would be less than significant.***

XV. PUBLIC SERVICES

Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a. Fire protection?	☐	☐	☒	☐
b. Police protection?	☐	☐	☒	☐
c. Schools?	☐	☐	☒	☐
d. Parks?	☐	☐	☒	☐
e. Other public facilities?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM PSP-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects of constructing new emergency response facilities, as

applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Coordinate with emergency response agencies to ensure that there are adequate governmental facilities to maintain acceptable service ratios, response times or other performance objectives for emergency response services and that any required additional construction of buildings is incorporated in to the project description.

b) Where current levels of services at the project site are found to be inadequate, provide fair share contributions towards infrastructure improvements, as appropriate and applicable, to mitigate identified CEQA impacts.

c) Project sponsors can and should develop traffic control plans for individual projects. Traffic control plans should include information on lane closures and the anticipated flow of traffic during the construction period. The basic objective of each traffic control plan (TCP) is to permit the contractor to work within the public right of way efficiently and effectively while maintaining a safe, uniform flow of traffic. The construction work and the public traveling through the work zone in vehicles, bicycles or as pedestrians must be given equal consideration when developing a traffic control plan.

Applicability to the Project

As analyzed below, existing facilities are capable of providing acceptable fire and emergency response services for the Project. Furthermore, the Project would be subject to existing regulations included in the City's Fire Code and LAMC related to emergency access. In addition, consistent with PMM PSP-1(c), the Project would include Project Design Feature TR-PDF-2, which requires the preparation and implementation of a Construction Traffic Management Plan, which would ensure that adequate and safe access remains available within and near the Project Site during construction activities. Adherence to applicable regulatory measures and incorporation of Project Design Feature TR-PDF-2 would be equal to or more effective than PMM PSP-1, and thus, it would not be applicable to the Project.

PMM PSS-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects of constructing new emergency response facilities, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Where construction or expansion of school facilities is required to meet

public school service ratios, require school district fees, as applicable.

Applicability to the Project

Consistent with PMM PSS-1 and as discussed below, the Project Applicant shall pay required school fees to the Los Angeles Unified School District pursuant to SB 50. As the existing regulatory requirement providing for the payment of school fees would be equal to or more effective than PMM PSS-1, this measure is not applicable to the Project.

PMM PSL-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects of construction of new or altered library facilities, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Where construction or expansion of library facilities is required to meet public library service ratios, require library fees, as appropriate and applicable, to mitigate identified CEQA impacts.

Applicability to the Project

Consistent with the above measure, the Los Angeles Public Library (LAPL) was contacted, the results of which determined although the increase of on-site population that would occur with the development of the Project could increase demand for library materials, the increase in residential population would not result in a demand for new or expanded library facilities. Library funding is now mandated under the City Charter to be funded from property taxes including those assessed against the Project. Therefore, PMM PSL-1 is not applicable to the Project.

Impact Analysis

a. Fire protection?

Less Than Significant Impact. Based on the *L.A. CEQA Thresholds Guide*, a project would normally have a significant impact on fire protection if it requires the addition of a new fire station or the expansion, consolidation, or relocation of an existing facility to maintain service. The City of LAFD considers fire protection services for a project to be adequate if a project is within the maximum response distance for the land use proposed. Pursuant to LAMC Section 57.507.3.3, the maximum response distance between high-density residential land uses (which is likely the most appropriate land use category for the Project) and a LAFD fire station that houses an engine company is 1.5 miles, and 2.0 miles from a station that houses a truck company. If this distance is exceeded, all structures located in the applicable residential area would be required to install automatic fire sprinkler systems.

Construction

The Project is a residential development and does not involve the construction or physical alteration of a fire station.

Construction on the Project Site would increase the potential for accidental fires from sources such as mechanical equipment and flammable construction materials. Given the nature of construction activities and the work requirements of construction personnel, OSHA has developed safety and health provisions for implementation during construction, which are set forth in Title 29 Code of Federal Regulations, Part No. 1926. In accordance with these regulations, construction managers and personnel would be trained in emergency response and fire safety operations, which include the monitoring and management of life safety systems and facilities, such as those set forth in the Safety and Health Regulations for Construction established by OSHA.[106] Additionally, in accordance with the provisions established by OSHA, fire suppression equipment (e.g., fire extinguishers) specific to construction would be maintained on-site.[107] The transport, use, and disposal of construction-related hazardous materials would occur in conformance with all applicable local, State, and federal regulations governing such activities. The Project would be required to implement standard BMPs set forth by the City and the RWQCB, which would ensure that waste generated during the construction process are disposed of properly. Compliance with these regulatory requirements would effectively reduce the potential for Project construction activities to expose people to the risk of fire or explosion related to hazardous materials and non-hazardous combustible materials.

Construction activities also have the potential to affect fire protection services, such as emergency vehicle response, by adding construction traffic to the street network and potentially requiring partial lane closures during street improvements and utility installations. In addition, the Project Applicant would be required to submit formal construction staging and traffic control plans for review and approval by LADOT prior to the issuance of any construction permits. A Work Area Traffic Control Plan would be developed for use during the entire construction period. The Work Area Traffic Control Plan would identify all traffic control measures, signs, delineators, and work instructions to be implemented by the construction contractor through the duration of grading and construction activity. The Work Area Traffic Control Plan would minimize the potential for conflicts or impairment of an emergency response or evacuation.

Moreover, construction impacts are temporary in nature and do not cause lasting effects that would impact LAFD fire protection services. Accordingly, Project construction would not affect firefighting and emergency services to the extent that new, expanded, consolidated, or relocated

[106] United States Department of Labor, Occupational Safety & Health Administration, Title 29 Code of Federal Regulations, Part No. 1926, Part Title: Safety and Health Regulations for Construction, Subpart F, Subpart Title: Fire Protection and Prevention.

[107] United States Department of Labor, Occupational Safety & Health Administration, Title 29 Code of Federal Regulations, Part No. 1926, Part Title: Safety and Health Regulations for Construction, Subpart F, Subpart Title: Fire Protection and Prevention.

fire facilities would be needed in order to maintain response distances, emergency access, or other performance objectives of the LAFD.

Given the short-term nature of construction, the controlled nature of the construction activities, and the fire stations that are readily available to serve the Project Site, Project construction would not require the provision of or need for new or altered fire protection facilities, in order to maintain acceptable fire services.

Operation

Response Distance and Time

The Project Site is served primarily by Fire Station No. 39, located at 14615 Oxnard Street, approximately 1.8-miles to the southeast of the Project Site.[108] Fire Station No. 39 includes two Engine Trucks, a Truck Company, a Rescue Ambulance, a Rescue Truck, and a Battalion Commander Sedan.[109] Although not within the 1.5 miles maximum response distance for engine companies, the Project is within the 2.0 miles maximum response distance for truck companies. Therefore, the Project would install automatic fire sprinkler systems in the proposed residential use.

The Court of Appeal in *City of Hayward v. Trustees of the California State University* (2015) 242 Cal.App.4th 833 clarified that significant impacts related to fire protection services must include an adverse changes in any of the physical conditions within the area of a project, and potential impacts on emergency response times are not an environmental impact that CEQA requires a project applicant to mitigate. Delay in emergency response times and the need for additional fire protection services without an adverse physical environmental change are not environmental impacts that CEQA require a project applicant to mitigate. A City is obligated to provide adequate fire and emergency medical services under the California Constitution. Therefore, the following discussion of response times is provided for informational purposes only.

Response time relates directly to the physical linear travel distance (i.e., the number of roadway-miles between a fire station and a specific location) and the LAFD's ability to successfully navigate the given roadway network. Response times are measured from the time the dispatcher receives a call for service to the time the LAFD arrives at the site. Thus, roadway congestion, intersection level of service, weather conditions, and construction traffic along the response route can affect the response time. The LAFD created FireStatLA in 2014 to track and evaluate response time data in order to improve response times citywide. Response metrics for January through September 2022 show that Fire Station No. 39 had an average response time for non-EMS calls of 4 minutes and 52 seconds, and 5 minutes and 13 seconds for EMS calls.[110]

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[108] Los Angeles Fire Department, Find Your Station, https://www.lafd.org/fire-stations/station-results. Accessed October 2022.

[109] California Fire and EMS, http://www.cafirefighters.com/lafd.htm. Accessed October 2022.

[110] City of Los Angeles Fire Department, Fire Stat LA, https://www.lafd.org/fsla/stations-map?station=39&year=2022#. Accessed October 2022.

LAFD has not formally established response times standards for emergency response, nor adopted the National Fire Protection Association (NFPA) standards of 5 minutes for EMS response and 5 minutes 20 seconds for fire suppression response (as established for fire department turnout time and travel time, which does not include call intake, processing, or transfer, or dispatch).[111] According to the LAFD, although response time is considered to assess the adequacy of fire protection services, it is one factor among several that LAFD utilizes in considering its ability to respond to fires and life and health safety emergencies, including required fire flow, response distance from existing fire stations, and the LAFD's judgement for needs in an area. If the number of incidents in a given area increases, it is the LAFD's responsibility to assign new staff and equipment, and potentially build new or expanded facilities, as necessary, to maintain adequate levels of service. Additionally, the LAFD, in collaboration with LADOT, has developed a Fire Preemption System (FPS), a system that automatically turns traffic lights to green for emergency vehicles traveling along designated City streets to aid in emergency response.[112] The City has over 205 miles of major arterial routes that are equipped with FPS.[113]

Vehicular access to the Project Site is currently provided via one driveway on Sepulveda Boulevard with additional access for emergency purposes only from Columbus Avenue. Emergency vehicle access to the Project Site would continue to be provided from local roadways (i.e., Sepulveda Boulevard, Vanowen Street, and Columbus Avenue). All improvements proposed would be in compliance with the Fire Code, including any additional access requirements of LAFD. Additionally, emergency access to the Project Site would be maintained at all times during both Project construction and operation.

Fire Flow

The LADWP currently provides water for fire flow to the Project area. Fire flows are supplied by the same water mains as the domestic water systems including the lines in local streets and major roadways. In general, fire flow requirements are closely related to land use as the quantity of water necessary for fire protection varies with the type of development, life hazard, type and level of occupancy, and degree of fire hazard (based on such factors as building age or type of construction).

Pursuant to LAMC Section 57.507.3.1, City-established fire flow requirements for high density residential land uses is 4,000 gallons per minute (gpm) from four fire hydrants flowing simultaneously. A minimum residual water pressure of 20 pounds per square inch (PSI) is to remain in the water system while the required gpm is flowing. A LADWP Fire Service Pressure Flow Report (SAR) indicated that with the implementation of a six (6) inch fire service connection

[111] NFPA, NFPA 1710—Standard for the Organization and Deployment of Fire Suppression Operations, Emergency Medical Operations, and Special Operations to the Public by Career Fire Departments, 2020 Edition.

[112] Los Angeles Department of Transportation, Los Angeles Signal Synchronization Fact Sheet.

[113] Los Angeles Fire Department, Training Bulletin: Traffic Signal Preemption System for Emergency Vehicles, Bulletin No. 133, October 2008.

infrastructure would be sufficient to serve the Project Site.[114] The final fire flow required for the Project would be established by the LAFD during its review of the Project plot plan, prior to the issuance of a building permit by the City. The plot plan would be required to identify the minimum fire flow requirements and the location of fire hydrants. Approval of this plot plan, and implementation of the applicable regulatory requirements would ensure the requisite fire flow for the Project Site.

Pursuant to LAMC Section 57.507.3.2, an approved fire hydrant must be located within 300-450 feet of high-density residential uses. The nearest fire hydrants to the Project Site are located in the right-of-way of Sepulveda Boulevard just north of the Project Site and in the right-of-way of Columbus Avenue just north of the Project Site.[115] Notwithstanding these existing hydrants, if LAFD were to determine that additional fire hydrants are required during its review of the building design and LAFD requirements, such improvements would be completed as part of the Project either on-site or off-site within the right-of-way under the City's B-Permit process. Construction activities to install any new pipes or pumping infrastructure would be temporary and of short duration and would not result in any significant environmental impacts.

As detailed above, prior to plan check review, the Project would be required to consult with the LAFD regarding the installation of public and/or private fire hydrants, sprinklers, access, and/or other fire protection features within the Project Site. All required fire protection features would be installed to the satisfaction of the LAFD.

Based on the analysis above, Project construction and operation would not require the addition of a new fire station or the expansion, consolidation, or relocation of an existing facility in order to maintain service and would not inhibit emergency response. Therefore, construction and operation of the Project would not result in substantial adverse impacts associated with the provision of a new physically altered governmental facility, the construction of which would cause significant environmental impacts, in order to maintain acceptable fire protection and emergency medical services, and impacts would be less than significant.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the fire protection analysis above. The cumulative impacts fire protection study area is the extent of the Related Projects and the service area of Fire Station 39.

Development of the Project in combination with the Related Projects would cumulatively increase the demand for fire services. Over time, LAFD would continue to monitor population growth and land development throughout the City and identify additional resource needs, including staffing,

[114] Utility Report for 6728 Sepulveda Apartments, Appendix A, prepared by Labib Funk + Associates, August 29, 2022, Appendix L to this SCEA.

[115] City of Los Angeles Geo Hub, fire hydrant locations, https://geohub.lacity.org/datasets/fire-hydrants-dwp/explore?location=34.064408%2C-118.370576%2C19.00. Accessed October 2022.

equipment, trucks and engines, ambulances, other special apparatuses, and possibly station expansions or new station construction that may become necessary to achieve the desired level of service. Through the City's regular budgeting efforts, LAFD's resource needs would be identified and monies allocated according to the priorities at the time. Any new or expanded fire station would be funded via existing mechanisms (e.g., property and sales taxes) to which the Project and Related Projects would contribute. Moreover, all of the cumulative development would be reviewed by the LAFD in order to ensure adequate fire flow capabilities and adequate emergency access. It is unknown whether or not any of the Related Projects would require new or expanded fire stations. If there were a fire protection impact due to the combined impacts of the Related Projects, the Project would not make a cumulatively considerable contribution to the impact for the reasons described above. ***Therefore, the cumulative impact would be less than significant.***

b. Police protection?

Less Than Significant Impact. A significant impact may occur if a project creates the need for new or physically altered police facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objective.

The Project Site is located in the Los Angeles Police Department's (LAPD) Valley Bureau. The Project would be served by the Van Nuys Community Police Station, located at 6240 Sylmar Avenue, approximately 1.8-miles to the southeast of the Project Site. The Project Site is located in Reporting District 0923.[116] The geographic area of the Van Nuys Community Police Station covers approximately 30 square miles and consists of 98 Reporting Districts. The service boundaries for the Van Nuys Station are: Victory Boulevard to the north, the Orange Line Busway to the south, Hazeltine Avenue to the east, and Van Nuys Boulevard to the west. The community has a population of approximately 325,000 people.[117]

The Van Nuys Police station currently has 240 sworn personnel and 14 civilian support staff assigned with an officer-to-population ratio of one officer per approximately 993 residents.[118] Based on LAPD's estimated total Van Nuys Station population of 325,000, the LAPD Van Nuys Community Police Station currently has an officer-to-resident ratio of 0.7 officers for every 1,000 residents (240 officers/325,000 residents = 0.0007 x 1,000 = 0.7). Additionally, there are special service teams available within the LAPD to service the Van Nuys Area.[119] No official standard has been set by the City with respect to officer to population ratio.

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116 Written Correspondence from Officer Jeff Nelson, Public Engagement Section, Los Angeles Police Department, dated May 11, 2023, Appendix K of this Initial Study.

117 Written Correspondence from Officer Jeff Nelson, Public Engagement Section, Los Angeles Police Department, dated May 11, 2023, Appendix K of this Initial Study.

118 Written Correspondence from Officer Jeff Nelson, Public Engagement Section, Los Angeles Police Department, dated May 11, 2023, Appendix K of this Initial Study.

119 Written Correspondence from Officer Jeff Nelson, Public Engagement Section, Los Angeles Police Department, dated May 11, 2023, Appendix K of this Initial Study.

The Van Nuys Station's emergency response system is directly linked to the Los Angeles Police Department Communications Division's Dispatch Centers. Communications Division has the responsibility to staff and answer, on a 24-hour basis, the telephones upon which calls for service are received. This includes 911 emergency calls (police, fire, and paramedic). Communication Division handles only police related calls for the City. The average response time to emergency calls for service in Van Nuys Area was 4.1 minutes.[120]

Construction

Construction sites, if not properly managed, have the potential to attract criminal activity (such as trespassing, theft, and vandalism) and can become a distraction for local law enforcement from more pressing matters that require their attention. However, as required by the City as a regulatory compliance measure, the Project would employ construction safety features including erecting temporary fencing along the periphery of the active construction areas to screen as much of the construction activity from view at the local street level and to deter trespassing, vandalism, short-cut attractions, potential criminal activity, and other nuisances.

Operation

Operation of the Project could result in an on-site population of approximately 984 persons, thereby generating a potential increase in the number of service calls from the Project Site.[121] Responses to thefts, vehicle burglaries, vehicle damage, traffic-related incidents, and crimes against persons would be anticipated to increase as a result of the increased on-site activity and increased traffic on adjacent streets and arterials. Following development of the Project the residential service population would increase to 325,984 residents resulting in an approximate officer-to-resident ratio of 1.36 officers per 1,000 residents (240 officers/325,984 residents = 0.0007 x 1,000 = 0.7). This represents no change in the officer-per-resident ratio of the service area. Furthermore, as required by the City as a regulatory compliance measure, the Project would implement principles of the City's *Crime Prevention through Environmental Design Guidelines* subject to the approval of LAPD prior to the issuance of building permits.[122] Specifically, the Project would include adequate and strategically positioned lighting to enhance public safety. Additionally, the continuous visible and non-visible presence of residents and employees would provide a sense of security during evening and morning hours. These preventative and proactive security measures would decrease the amount of service calls that LAPD would otherwise receive. In light of these features, it is anticipated that any increase in demands upon police protection services would be relatively low, and not necessitate the construction of a new police station, the construction of which may cause significant environmental impacts.

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120 Written Correspondence from Officer Jeff Nelson, Public Engagement Section, Los Angeles Police Department, dated May 11, 2023, Appendix K of this Initial Study.

121 Refer to Section XIV. Population and Housing, of this SCEA.

122 City of Los Angeles Police Department, Design Out Crime, https://www.lapdonline.org/design-out-crime/. Accessed: February 2022.

Although there are no known police station construction or facilities expansion projects planned for the Project area, in the event that the City determines that expanded or new police facilities are warranted, such facilities: (1) would occur where allowed under the designated land use; (2) would be located on parcels that are infill opportunities on lots that are between 0.5 and 1 acre in size; and (3) could qualify for a categorical exemption under CEQA Guidelines Section 15301 or 15332 or Mitigated Negative Declaration. Furthermore, as with fire services, if the demand for police services in a given area increases, it is the LAPD's responsibility to assign new staff and equipment and potentially build new or expanded facilities, as necessary, to maintain adequate levels of service. Accordingly, in conformance with the California Constitution Article XIII, Section 35(a)(2) and the *City of Hayward v. Board of Trustees of California State University* ruling, the City has and will continue to meet its legal constitutional obligations to provide adequate public safety services, including police protection services.

Based on the above, the Project would not result in a need to construct any new police facilities or modify any existing facilities. Accordingly, the Project would not result in substantial adverse physical impacts associated with the provision of new or physically altered government facilities, or the need for new or physically altered governmental facilities the construction of which would cause significant environmental impacts. Thus, impacts with regard to police protection services and facilities would be less than significant.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the police protection analysis above. The cumulative impacts police protection study area is the extent of the Related Projects and the service area of the Van Nuys Community Police Station.

It is anticipated that the Project in combination with the Related Projects would increase the demand for police services. This cumulative increase in demand for police services would increase demand for additional LAPD staffing, equipment, and facilities over time. Similar to the Project, the Related Projects served by the LAPD would implement safety and security features according to LAPD recommendations. The LAPD would continue to monitor population growth and land development throughout the City and identify additional resource needs, including staffing, equipment, vehicles, and possibly station expansions or new station construction that may become necessary to achieve the desired level of service. Through the City's regular budgeting efforts, the LAPD's resource needs would be identified and monies allocated according to the priorities at the time. Any new or expanded police station would be funded via existing mechanisms (e.g., property and sales taxes) to which the Project and Related Projects would contribute. It is unknown whether or not any of the Related Projects would require new or expanded police stations. If there were a police protection impact due to the combined impacts of the Related Projects, the Project would not make a cumulatively considerable contribution to the impact for the reasons described above. ***Therefore, the cumulative impact would be less than significant***.

c. Schools?

Less Than Significant Impact. A significant impact may occur if a proposed project includes substantial employment or population growth, which could generate demand for school facilities that exceeds the capacity of the school district(s) responsible for serving the project site.

The Project is in an area that is currently served by the Los Angeles Unified School District (LAUSD) schools. The Project would construct up to 405 multi-family residential units. As shown in Table 5.23, *Student Generation*, the Project is expected to increase the local student population by a total of 169 students.

Table 5.23
Student Generation

Land Use	Size	Student Generation Rates[a]			Total Students
		Elementary School	Middle School	High School	
Residential	405 du	92	25	52	169
				Project Total	**169**

Notes: du = dwelling units; emp = employees
[a] *Based on the following generation rates: Grades TK-6: 0.2269 students per household; Grades 7-8: 0.0611 students per household; Grades 9-12: 0.1296 students per household. Source: Los Angeles Unified School District, Developer Fee Justification Study, March 2020.*
Source (table): EcoTierra Consulting, 2022.

As shown in Table 5.24, *LAUSD School Capacity and Enrollment*, all schools are currently operating over capacity.

Table 5.24
LAUSD School Capacity and Enrollment

School Name	Capacity	2020-2021 Resident Enrollment	Under/ Over Capacity	Future Enrollment[a]	Under/ Over Capacity
Columbus Avenue Elementary School (TK-5 grades) 6700 Columbus Avenue	454	479	(25)	387	67
Van Nuys Middle School (6-8 grades) 5435 Vesper Avenue	1,108	1,366	(258)	1,211	(103)
Van Nuys Senior High (9-12 grades) 6535 Cedros Avenue	2,264	3,725	(1,461)	3,710	(1,446)

a Projected 5-year total number of students living in the school's attendance area and who are eligible to be served by school programs as of the start of the school year.
Source: Written correspondence with Vincent Maffe, Director, School Management Services and Demographics, LAUSD, October 5, 2022. Refer to Appendix K to this SCEA.

Although it is very likely that some of the students generated by the Project would already be enrolled in LAUSD schools, for a conservative analysis, it is assumed that the 169 students generated by the Project would be new to the school district.

It should be noted that State-mandated open enrollment policy enables students anywhere in LAUSD to apply to any regular, grade-appropriate LAUSD school with designated "open enrollment" seats. The number of open enrollment seats is determined annually. Each individual school is assessed based on the principal's knowledge of new housing and other demographic trends in the attendance area. Open enrollment seats are granted through an application process that is completed before the school year begins. Students living in a particular school's attendance area are not displaced by a student requesting an open enrollment transfer to that school.

The Leroy F. Greene School Facilities Act of 1998 (SB 50) sets a maximum level of fees a developer may be required to pay to mitigate a project's impacts on school facilities. The maximum fees authorized under SB 50 apply to zone changes, general plan amendments, zoning permits and subdivisions. Development fees are required to be paid pursuant to development conditions of approval. Pursuant to SB 50, the payment of these school fee amounts provided for in Government Code Sections 65995, 65995.5, and 65995.7 would constitute full and complete mitigation for school facilities. That is to say, SB 50 states that the exclusive method of mitigating the impact of school facilities according to CEQA is to pay the maximum school fees and that such fees are "deemed to provide full and complete school facilities mitigation" related to the adequacy of school facilities when considering approval or the establishment of conditions for the approval of a development project (Government Code 65996[a] and [b]). Accordingly, project applicant(s) are required to pay school fees to LAUSD to offset the impact of additional student enrollment at schools serving the project area.

Pursuant to State law, payment of the school fees established by the LAUSD in accordance with existing rules and regulations regarding the calculation and payment of such fees, would, by law, mitigate the Project's indirect impacts on any schools.

The Project would not result in substantial adverse physical impacts associated with the provision of new or physically altered government facilities (i.e., schools), need for new or physically altered governmental facilities, the construction of which would cause significant environmental impacts, in order to maintain acceptable service ratios or other performance objectives for schools. Thus, impacts would be less than significant.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the school analysis above. The cumulative impacts school study area is the extent of the Related Projects and the attendance boundaries of the LAUSD schools that serve the Project Site (i.e., Van Nuys Senior High, Van Nuys Middle School, and Columbus Avenue Elementary).

As discussed above, payment of developer impact fees in accordance with Senate Bill 50 and pursuant to Section 65995 of the California Government Code would ensure that the impacts of the Project on school facilities would be less than significant. Similar to the Project, the Related Projects would be required to pay school fees to the LAUSD. The payment of school fees would

fully mitigate any potential impacts to school facilities. ***Therefore, the cumulative impact would be less than significant.***

d. Parks?

Less Than Significant Impact. A significant impact to parks may occur if implementation of a project includes a new or physically altered park or creates the need for a new or physically altered park, the construction of which could cause substantial adverse physical impacts.

The City of Los Angeles Department of Recreation and Parks (LADRP) manages all municipal recreation and park facilities within the City. The following LADRP facilities are classified as neighborhood parks and are located within a two-mile radius of the Project Site:

- Greenwood Square Park, located at 14101 West Sherman Way
- Hartland Mini-Park, located at 6830 North Woodman Avenue
- Marson Park, located at 15262 West Marson Street

The following LADRP facilities are classified as community parks and are located within a five-mile radius of the Project Site:

- Andres and Maria Cardenas Recreation Center, located at 14740 West Blythe Street
- Branford Park, located at 13310 West Branford Street
- Cleveland High School Pool, located at 8120 North Vanalden Avenue
- Delano Park, 15100 West Erwin Street
- Encino Park, located at 16953 West Ventura Boulevard
- Fernangeles Recreation Center, located at 8851 North Laurel Canyon Boulevard
- North Hills Community Park, located at 8756 North Parthenia Place
- North Hollywood Park, located at 11430 West Chandler Boulevard
- Panorama City Recreation Center, located at 8600 North Hazeltine Avenue
- Porter Ranch Park, located at 11000 North Tampa Avenue
- Reseda Park, located at 18411 West Victory Boulevard
- Sepulveda Recreation Center, located at 8825 North Kester Avenue
- Sheldon-Arleta Park, located at 12455 Wicks Drive
- Strathern Park, North, located at 8041 North Whitsett Avenue
- Studio City Recreation Center, located at 12505 West Moorpark Street
- Tarzana Recreation Center, located at 5655 North Vanalden Avenue
- Tiara Street Park, located at 11480 West Tiara Street
- Valley Plaza Park, located at 12240 West Archwood Street
- Van Nuys – Shermon Oaks, located at 14201 West Huston Street
- Van Nuys Multipurpose Center, located at 6514 North Sylmar Avenue
- Van Nuys Recreation Center, located at 14301 West Vanowen Avenue

The following LADRP facilities are classified as regional parks and are located within a ten-mile radius of the Project Site:

- Aliso Canyon Park, located at 18041 West Rinaldi Street
- Andres Pico Adobe, located at 10940 North Sepulveda Boulevard
- Beverly Glen Park, located at 2448 North Angelo Drive
- Browns Creek Park, located at 11700 North Browns Canyon Road
- Campo De Cahuenga, located at 3919 North Lankershim Boulevard
- Caplow Property, located at 20856 West Mulholland Drive
- Chatsworth Reservoir Site, located at 8751-9461 North Valley Circle Boulevard
- Coldwater Canyon Park, located at 12601 North Mulholland Drive
- Corbin Canyon Park, located at 4720 North Corbin Avenue
- Deervale – Stone Canyon Park, located at 14890 West Valley Vista Boulevard
- Eddleston Park, located at 11820 North Reseda Boulevard
- Griffith Park, located at 4730 North Crystal Springs Drive
- Hansen Dam Recreation Area, located at 12074 West Osborne Street
- Holmby Park, 601 Club View Drive
- Laurel Canyon Mulholland Park, located at 8100 West Mulholland Drive
- Limekiln Canyon Park, located at 19585 West Rinaldi Street
- Mandeville Canyon Park, located at 2660 North Westridge Road
- Moonshine Canyon Park, located at 19900 West Sesnon Boulevard
- Oakridge Residence, located at 18700 West Devonshire Street
- Old Mission Trail, located at Between Oso Canyon and Limekiln Canyon Roads
- O'Melveny Park, located at 17300 North Sesnon Boulevard
- Orcutt Ranch Horticultural Center, located at 23600 West Roscoe Boulevard
- Palisades Park (Porter Ranch), located at 12100 North Tampa Avenue
- Pilson Property, located at 19900 West Mulholland Drive
- Rivas Canyon Park, located at Easterly Terminus of Oracle Place
- Runyon Canyon Park, located at 2000 North Fuller Avenue
- Rustic Canyon Park, located at SW of Sullivan Fire Road
- San Vicente Mountain Park, located at 17500 West Mulholland Drive
- Santa Ynez Canyon Park, located at 1100 North Palisades Drive
- Sepulveda Basin Recreation Area, located at 17017 West Burbank Boulevard
- Steers Property, located at South of Owen Brown Road
- Stoney Point Park, located at 10870 North Topanga Canyon Boulevard
- Sullivan Canyon Park, NE of Sullivan Fire Road
- Verdugo Mountain Park, located at 9999 South Edmore Place
- Villa Cabrini Park, located at 9401 West Cabrini Drive
- Wattles Garden Park, located at 1824 North Curson Avenue[123]

Operation of the Project could result in an on-site population of up to approximately 984 residents.[124] Overall, the facilities in this area with active recreational features are very heavily utilized and overburdened.[125] Based on the standard minimum parkland-to-population ratio

[123] Written correspondence with Cathie Santo Domingo, Assistant General Manager, LADRP, October 11, 2022. Refer to Appendix K to this SCEA.

[124] Refer to Section XIV. Population and Housing, of this SCEA.

[125] Written correspondence with Cathie Santo Domingo, Assistant General Manager, LADRP, October 11, 2022. Refer to Appendix K to this SCEA.

provided in the City's General Plan Framework Element (i.e., 2 acres per 1,000 residents), the Project would generate a need for approximately 1.97 acre of public parkland (neighborhood and community parks). Based on LADRP's long-range minimum parkland-to-population ratio provided in the Public Recreation Plan (i.e., 4 acres per 1,000 residents),[126] the Project would generate a need for approximately 3.94 acre of public parkland. Specifically in the Van Nuys-North Sherman Oaks Community Plan Area, the Project's increase in on-site population would increase the demand on park and recreational facilities within an underserved area.

Consistent with the LADRP's recommended strategy to help alleviate the burden on existing park and recreational facilities, the Project would provide recreational amenities and open space for Project residents. The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies. Specifically, the Project's first floor would include 2,464 square feet of gym area, a 1,909 square foot lounge area, a 765 square foot recreational room, and 1,682 square feet of coworking/amenity space. The first floor would also include a 9,924 square foot pool deck area. The fourth floor would include an 1,815 square foot deck located on the central northern boundary of the Project Site. The sixth floor includes two separate roof terraces on the west and east ends of the Project, 733 square feet and 736 square feet, respectively. The roof would include a 5,288 square foot deck that would be landscaped and include seating areas. These recreational amenities would help relieve stress on the City's existing park system. Even so, the Project would result in an increase in the use of parks and recreational facilities that may not have the capacity to serve residents. However, this impact would be reduced to a less than significant level through implementation of regulatory compliance measures that require the payment of Quimby fees and the Dwelling Unit Construction Tax to the City for the construction of apartment units. Quimby fees are assessed for the purpose of funding localized open space and recreational amenities. Monies collected as part of the Dwelling Unit Construction Tax is placed in a "Park and Recreational Sites and Facilities Fund" and used exclusively for the acquisition and development of park and recreational sites and facilities as set forth in LAMC Section 21.10.3(d).

Based on the above, with implementation of regulatory compliance measures, including payment of in lieu fees under LAMC 12.33, the Project would not substantially increase the demand for off-site public parks and recreational facilities and would not require the provision of new or physically altered parks and recreational facilities, the construction of which could cause significant environmental impacts, and the Project's potential impacts on parks would be less than significant.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the parks analysis above.

[126] City of Los Angeles General Plan, Public Recreation Plan.

The cumulative impacts parks study area is a two-mile radius from the Project Site, which includes the three parks listed above.

As discussed above, the Project would result in a less-than-significant impact on parks and recreational facilities. The Related Projects that involve the development of residences would be required to pay a Dwelling Unit Tax. The payment of fees would fully mitigate any potential impacts to park and recreational facilities. ***Therefore, the cumulative impact would be less than significant***.

e. Other public facilities?

Less Than Significant Impact. A significant impact may occur if a project generates a demand for other public facilities (such as libraries) that exceeds the capacity available.

Los Angeles Public Library (LAPL) provides library services to the City. Table 5.25*, Libraries Serving the Project Site*, lists the libraries that were identified by LAPL as available to serve the Project.

Table 5.25
Libraries Serving the Project Site

	Van Nuys Branch Library
Address	6250 Sylmar Ave.
Distance to Project Site	1.8 miles
Facility Size	12,814 sf
Collection Size and Circulation	35,466 volumes 1,055 circulation
Current Service Population	113,094
Full-time Staff	9
Adequate to Meet Demand?	No

Source: Letter correspondence with Los Angeles Public Library Facilities & Event Management Division, April 4, 2023. Refer to Appendix K to this SCEA.

According to LAPL, the Van Nuys Branch Library that would serve the Project is not adequately meeting current demand for library facilities, and there are no planned improvements to add capacity through expansion or develop new libraries in the Project area.[127] Although the increase of on-site population of up to approximately 984 residents[128] that would occur with the development of the Project could increase demand for library materials, the increase in residential population would not result in a demand for new or expanded library facilities. The demand for library materials could be accommodated by the over six million books, audiobooks, periodicals, DVDs, and CDs throughout the LAPL system. The LAPL also offers many other services, including but not limited to, visual collections, e-media, web resources, research guides, and government document locator.

[127] Letter correspondence with Los Angeles Public Library Facilities & Event Management Division, April 4, 2023. Refer to Appendix K to this SCEA.

[128] Refer to Section XIV. Population and Housing, of this SCEA.

On February 8, 2007, the Board of Library Commissioners approved a Branch Facilities Plan. This Plan includes Criteria for New Libraries, which recommends new size standards for the provision of LAPL facilities – 12,500 square feet for community with less than 45,000 population and 14,500 square feet for community with more than 45,000 populations and up to 20,000 square feet for a Regional branch. It also recommends that when a community reaches a population of 90,000, an additional branch library should be considered for the area.[129] While the updated Branch Facilities Plan provides general guidance on library facility improvements, no new development or renovation of library facilities is currently planned.

On March 8, 2011, City voters approved ballot Measure L, which amends the City Charter to incrementally increase the amount the City is required to dedicate annually from its General Fund to LAPL to an amount equal to 0.03 percent of the assessed value of all property in the City, and incrementally increase LAPL's responsibility for its direct and indirect costs until it pays for all of its direct and indirect costs. The measure was intended to provide neighborhood public libraries with additional funding to help restore library service hours, purchase books, and support library programs, subject to audits, using existing funds with no new taxes. Beginning in fiscal year 2014-2015 and thereafter, LAPL was to be responsible for payment of all of its direct and indirect costs.[130]

Library funding is now mandated under the City Charter to be funded from property taxes including those assessed against the Project, which would increase with the new development and be utilized for additional staff, books, computers, and other library materials.

Therefore, the Project would not result in the need for new or altered facilities, the construction of which would cause significant environmental impacts. As such, impacts on library facilities during operation of the Project would be less than significant.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the libraries analysis above. The cumulative impacts libraries study area is the extent of the Related Projects and the service area of the libraries that serve the Project Site (i.e., Van Nuys Branch Library).

The Related Projects that involve the development of residences could increase the demand upon library services. However, library funding is mandated under the City Charter to be funded from property taxes, including those assessed against the Project, which would increase with the new development. The Project as well as the Related Projects would be required to pay these fees as applicable. It is unknown whether or not any of the Related Projects would require new or expanded libraries. If there were an impact on libraries due to the combined impacts of the Related Projects, the Project would not make a cumulatively considerable contribution to the impact for

[129] Letter correspondence with Los Angeles Public Library Facilities & Event Management Division, April 4, 2023. Refer to Appendix K to this SCEA.

[130] Los Angeles Office of the City Clerk, Interdepartmental Correspondence and Attachments Regarding Measure L, http://clkrep.lacity.org/onlinedocs/2011/11-1100-S2_rpt_cao_11-16-10.pdf. Accessed: October 2022.

the reasons described above. ***Therefore, the cumulative impact would be less than significant.***

XVI. RECREATION

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a. Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	☐	☐	☒	☐
b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	☐	☐	☐	☒

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM REC-1: In accordance provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects on the use of existing neighborhood and regional parks or other recreational facilities, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Prior to the issuance of permits, where projects require the construction or expansion of recreational facilities or the payment of equivalent Quimby fees, consider increasing the accessibility to natural areas and lands for outdoor recreation from the proposed project area, in coordination with local and regional open space planning and/or responsible management agencies.

b) Prior to the issuance of permits, where projects require the construction or expansion of recreational facilities or the payment of equivalent Quimby fees, encourage patterns of urban development and land use which reduce costs on infrastructure and make better use of existing facilities, using strategies such as:

i. Increasing the accessibility to natural areas for outdoor recreation

ii. Utilizing “green” development techniques

iii. Promoting water-efficient land use and development

iv. Encouraging multiple uses, such as the joint use of schools

v. Including trail systems and trail segments in General Plan recreation standards.

Applicability to the Project

Consistent with the measures outlined in PMM REC-1, the Project would comply with all regulatory compliance measures (payment of in-lieu fees) associated with maintaining parks and recreational facilities. The Project would also provide on-site open space as required by City standards. Thus, adherence to regulatory requirements would be equivalent to and as effective than PMM REC-1, and PMM REC-1 would not be applicable to the Project.

a. Would the project Increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facilities would occur or be accelerated?

Less Than Significant Impact. A significant impact may occur if a project would include substantial employment or population growth which could generate an increased demand for park or recreational facilities that would exceed the capacity of existing parks and causes premature deterioration of the park facilities.

As discussed under threshold question Public Services 14.(d), above, the Project would increase demand for parks and recreational facilities in the Project area, and the Van Nuys-North Sherman Oaks Community Plan Area is currently not meeting the standard minimum parkland-to-population ratio provided in the City’s General Plan Framework Element (i.e., 2 acres per 1,000 residents) or in LADRP’s long-range minimum parkland-to-population ratio provided in the Public Recreation Plan (i.e., 4 acres per 1,000 residents). However, the Project would provide open space and on-site recreational facilities in accordance with City standards. Further the potential impacts on parks would be reduced to a less than significant level through the implementation of regulatory compliance measures including the payment of Quimby fees and the Dwelling Unit Construction Tax to the City for the construction of apartment units. Quimby fees are assessed to raise funds for localized open space and recreational facilities. Monies collected as part of the Dwelling Unit Construction Tax is placed in a “Park and Recreational Sites and Facilities Fund” and used exclusively for the acquisition and development of park and recreational sites and facilities as set forth in LAMC Section 21.10.3(d). ***Thus, based on the above, the Project would not increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facilities would occur or be accelerated, and impacts would be less than significant.***

b. Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?

No Impact. For the purpose of this issue, a significant impact may occur if a project includes the construction or expansion of park facilities and such construction would have a significant adverse effect on the environment. Based on the *L.A. CEQA Thresholds Guide*, the determination of whether a project results in a significant impact on recreation and parks shall be made considering the following factor:

- Whether a project includes features that would reduce the demand for park services (e.g., on-site recreation facilities, land dedication, or direct financial support to the Department of Recreation and Parks).

The Project provides 32,813 square feet of open space, including both indoor and landscaped outdoor areas. The open space is inclusive of common open space areas as well as private (balcony) open space areas. The common open space areas include terraces, gyms, recreation and community rooms, a second level courtyard with a pool adjacent community room, and a roof deck with seating and barbeque areas. These recreational amenities would be internal to the Project and would help relieve stress on the City's existing park and recreational system. The Project does not include, nor would it necessitate, a park or public recreational facility component, the construction of which could have an adverse environmental impact. ***Therefore, the Project would not include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment and impacts would be less than significant***.

Cumulative Impacts

The focus of this cumulative impacts analysis is on the combined impact of the Project and the 21 Related Projects (see Section 3. Project Description) with respect to the recreational facilities analysis above. The cumulative impacts recreational facilities study area is a two-mile radius from the Project Site, which includes the three parks listed above.

The Related Projects that involve the development of residences would potentially result in an increase in residents in the area. In the absence of the Related Projects incorporating project-specific mitigation, cumulative development would potentially contribute to lowering the City's existing parkland-to-population ratio. The Related Projects that involve the development of residences would be required to pay a Dwelling Unit Tax. The payment of fees would fully mitigate any potential impacts to park and recreational facilities. ***Therefore, the cumulative impact would be less than significant***.

XVII. TRANSPORTATION

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?	☐	☐	☒	☐
b. Conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)?	☐	☐	☒	☐
c. Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	☐	☐	☒	☐
d. Result in inadequate emergency access?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM TRA-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects related to transportation-related impacts, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

- Transportation demand management (TDM) strategies should be incorporated into individual land use and transportation projects and plans, as part of the planning process. Local agencies should incorporate strategies identified in the Federal Highway Administration's publication: Integrating Demand Management into the Transportation Planning Process: A Desk Reference (August 2012) into the planning process (FHWA 2012). For example, the following strategies may be included to encourage use of transit and non-motorized modes of transportation and reduce vehicle miles traveled on the region's roadways:
  - include TDM mitigation requirements for new developments;

- incorporate supporting infrastructure for non-motorized modes, such as, bike lanes, secure bike parking, sidewalks, and crosswalks;
- provide incentives to use alternative modes and reduce driving, such as, universal transit passes, road and parking pricing;
- implement parking management programs, such as parking cash-out, priority parking for carpools and vanpools;
- develop TDM-specific performance measures to evaluate project-specific and system-wide performance;
- incorporate TDM performance measures in the decision-making process for identifying transportation investments
- implement data collection programs for TDM to determine the effectiveness of certain strategies and to measure success over time; and
- set aside funding for TDM initiatives.
- The increase in per capita VMT on facilities experiencing LOS F represents a significant impact compared to existing conditions. To assess whether implementation of these specific mitigation strategies would result in measurable traffic congestion reductions, implementing actions may need to be further refined within the overall parameters of the proposed Plan and matched to local conditions in any subsequent project-level environmental analysis.

Applicability to the Project

Consistent with PMM TRA-1, the Project would incorporate TDM strategies, as outlined in TR-PDF-1. These TDM strategies, which include the provision of bicycle parking and reduced parking, consist of Project-specific measures which would ensure that impacts would be reduced to less than significant levels. Implementation of Project-specific Mitigation Measures would be equivalent to and more effective than PMM TR-1, and PMM TR-1 is not applicable to the Project.

PMM TRA-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects which may substantially impair implementation of an adopted emergency response plan or emergency evacuation plan, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Prior to construction, project implementation agencies can and should ensure that all necessary local and state road and railroad encroachment permits are obtained. The project implementation agency can and should also comply with all applicable conditions of approval. As deemed necessary by the governing jurisdiction, the road encroachment permits may require the contractor to prepare a traffic control plan in accordance with professional engineering standards prior to construction. Traffic control plans can and should include the following requirements:

   – Identification of all roadway locations where special construction techniques (e.g., directional drilling or night construction) would be used to minimize impacts to traffic flow.

   – Development of circulation and detour plans to minimize impacts to local street circulation. This may include the use of signing and flagging to guide vehicles through and/or around the construction zone.

   – Scheduling of truck trips outside of peak morning and evening commute hours.

   – Limiting of lane closures during peak hours to the extent possible.

   – Usage of haul routes minimizing truck traffic on local roadways to the extent possible.

   – Inclusion of detours for bicycles and pedestrians in all areas potentially affected by project construction.

   – Installation of traffic control devices as specified in the California Department of Transportation Manual of Traffic Controls for Construction and Maintenance Work Zones.

   – Development and implementation of access plans for highly sensitive land uses such as police and fire stations, transit stations, hospitals, and schools. The access plans would be developed with the facility owner or administrator. To minimize disruption of emergency vehicle access, affected jurisdictions can and should be asked to identify detours for emergency vehicles, which will then be posted by the contractor. Notify in advance the facility owner or operator of the timing, location, and duration of construction activities and the locations of detours and lane closures.

   – Storage of construction materials only in designated areas.

- Coordination with local transit agencies for temporary relocation of routes or bus stops in work zones, as necessary.
- Ensure the rapid repair of transportation infrastructure in the event of an emergency through cooperation among public agencies and by identifying critical infrastructure needs necessary for: a) emergency responders to enter the region, b) evacuation of affected facilities, and c) restoration of utilities.
- Enhance emergency preparedness awareness among public agencies and with the public at large.

Applicability to the Project

The Project would be subject to the City's existing regulations that require the Project to comply with the Fire Code and LAMC emergency access requirements. In addition, the Project would include a Construction Traffic Management Plan, as outlined in TR-PDF-2, which would ensure that adequate emergency access exists during construction. Regulatory compliance and implementation of Project-specific design features would be equivalent to and more effective than the PMM TR-2, and PMM TR-2 would not be applicable to the Project.

Impact Analysis

The following analysis is primarily based on the Transportation Assessment for the Residential Project Located at 6728 Sepulveda Boulevard in the City of Los Angeles (Transportation Assessment) prepared by Overland Traffic Consultants, Inc. dated October 2022. *A Memorandum of Understanding (MOU) establishing the parameters for the Traffic Study was prepared and approved by the LADOT on dated September 21, 2022. Refer to Appendix D of this SCEA.*

In November 2018, the California Natural Resources Agency finalized the updates to the State CEQA Guidelines, which became effective on December 28, 2018, and were subsequently adopted by the City on February 28, 2019. Based on these changes, on July 30, 2019, the City adopted the LADOT TAG which sets forth the revised thresholds of significance for evaluating transportation impacts as well as screening and evaluation criteria for determining impacts.

a. Conflict with a program, plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?

Less Than Significant Impact. A significant impact may occur if a project would conflict with a program plan, ordinance, or policy designed to maintain adequate effectiveness of an overall circulation system, including transit, roadway, bicycle, and pedestrian facilities.

The City has adopted programs, plans, ordinances, and policies that establish the transportation planning framework for all travel modes, including vehicular, transit, bicycle, and pedestrian facilities. Land development projects shall be evaluated for conformance with these City adopted transportation plans, programs, and policies. Per the TAG, a project would not be shown to result

in an impact merely based on whether a project would not implement a program, policy, or plan. Rather, it is the intention of this threshold test to ensure that proposed development does not conflict with nor preclude the City from implementing adopted programs, plans, and policies. Table 2.1-1 of the TAG identifies the key City plans, policies, programs, and ordinances relevant in determining project consistency with the transportation planning framework. Projects that generally conform with and do not obstruct the City's development plans and policies addressing the circulation system would be considered consistent. The Project's consistency with these plans, policies, programs, and ordinances is summarized in Table 5.26, *Consistency Check with Key City Plans, Programs, Ordinances, or Policies.*

Table 5.26
Consistency Check with Key City Plans, Programs, Ordinances, or Policies

Plan or Policy[131]	Consistent?	Notes	Preclude City Implementation?
LA Mobility Plan 2035	Yes	The Project would comply with the LA Mobility Plan 2035 street standards as required by the City of Los Angeles Bureau of Engineering Department.	No
Plan for a Healthy LA	Yes	The Project would support Policy 5.7, Land Use Planning for Public Health, and Greenhouse Gas (GHG) Emission Reduction by reducing single-occupant vehicle trips by its proximity to high quality and high frequency transit service. The Project would include both electric charging stations and pre-wiring spaces for potential future electric vehicle charging (Ord. 186485). The Project provides pedestrian access separate from the vehicular access. The Project would not conflict with policies in the Plan for Healthy LA.	No
Land Use Element of the General Plan (35 Community Plans)	Yes	The Project is in the Van Nuys – North Sherman Oaks Community Plan area which is currently going through a Plan update. The Project would be in substantial conformance with the purposes, intent, and provisions of the General Plan and the Community Plan.	No
Specific Plans	Yes	The Project is not within a Specific Plan area.	N/A
LAMC Section 12.21 A.16 (Bicycle Parking)	Yes	The Project complies with the ratio of short and long-term bicycle parking pursuant to LAMC Section 12.21. A.16.	No
LAMC Section 12.26 J (TDM Ordinance)	Yes	LAMC Section 12.26J for Transportation Demand Management and Trip Reduction Measures applies only to the construction of new non-residential floor area greater than 25,000 s.f. The Project would comply with the existing and future TDM Ordinances, as required.	No

[131] TAG Table 2.1-1, City Documents that establish regulatory framework.

Table 5.26
Consistency Check with Key City Plans, Programs, Ordinances, or Policies

Plan or Policy[131]	Consistent?	Notes	Preclude City Implementation?
LAMC Section 12.37 (Waivers of Dedication and Improvement)	Yes	No waivers for street dedications or improvements are being requested. The Project would comply with the Mobility Street Standards to serve long-term mobility needs identified in the Mobility Plan 2035.	No
Vision Zero Action Plan	Yes	Vision Zero is a strategy to eliminate all traffic fatalities and severe injuries, while increasing safe, healthy, equitable mobility for all. One Vision Zero Project has been identified in the vicinity of the Project Site - on Vanowen Street between Sepulveda Boulevard and Van Nuys Boulevard.	No
Vision Zero Corridor Plan	Yes	LADOT is installing safety improvements on one mile of Vanowen Street, between Sepulveda Boulevard and Van Nuys Boulevard, as shown on the Los Angeles safety improvement maps. https://ladotlivablestreets.org/projects/vanowen-sepulveda-vannuys. The Project would not preclude or conflict with the implementation of this or any future Vision Zero projects in the public right-of-way.	No
Citywide Design Guidelines			
Guideline 1: Promote a safe, comfortable, and accessible pedestrian experience for all.	Yes	The Project would create a continuous and straight sidewalk clear of obstructions for pedestrian travel. The Project would provide adequate sidewalk width and right-of-way that accommodates pedestrian flow and activity. Pedestrian access would be at street level with direct access to the surrounding neighborhood and amenities.	No
Guideline 2: Carefully incorporate vehicular access such that it does not degrade the pedestrian experience.	Yes	The Project complies with the Citywide Design Guidelines incorporating vehicle access locations that do not discourage and/or inhibit the pedestrian experience. Vehicular access is from an existing driveway on Sepulveda Boulevard.	No
Guideline 3: Design projects to actively engage with streets and public space and maintain human scale.	Yes	The building design uses attractive architectural elements. The Project would not preclude or conflict with the implementation of future streetscape projects in the public right-of-way.	No
NA = not applicable			

As summarized above in Table 5.26, the Project would not conflict with key City transportation planning documents. Sepulveda Boulevard is designated a Boulevard II in the Mobility Plan 2035, which calls for an 80-foot roadway (40-foot half) on 110 feet of right-of-way (55-foot half). Sepulveda Boulevard is currently developed to a 44-foot half roadway on a 55-foot half right-of-

way adjacent to the Project site. No dedication or street widening is necessary along the east side of Sepulveda Boulevard to satisfy the Boulevard II standard. Columbus Avenue is designated a Local Street which calls for a 36-foot roadway (18-foot half) on 60 feet of right-of-way (30- foot half). Columbus Avenue is currently developed to a 20- foot half roadway on a 30- foot right-of-way adjacent to the Project Site. No dedication or street widening is necessary along the west side of Columbus Avenue to satisfy the Local Street standard.

Accordingly, the Project is not required to complete dedications and improvements to meet the City's future mobility needs. ***Therefore, the Project would not conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities and impacts would be less than significant and no mitigation measures would be required***.

b. Conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)?

Less than Significant Impact. A significant impact may occur if a project's vehicle miles traveled substantially increase compared to existing counts.

LADOT's TAG establishes analysis methods and impact significance criteria to apply in the analysis of VMT effects associated with new land use projects. Specifically, Threshold T-2.1 asks whether the project would conflict with or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)(1). CEQA Guidelines Section 15064.3(b) relates to use of VMT as the methodology for analyzing transportation impacts. To address this question, LADOT's TAG established potential impact criteria for residential, office, regional-serving, and other land use development projects and identified significant VMT impact thresholds for each of seven Area Planning Commission (APC) sub-areas in the City. A project's VMT is compared against its APC threshold goal for household VMT per capita and work VMT per employee to evaluate the significance of the project's VMT.

Because the Project is a residential development project, per Section 2.2.3 of the TAG, the Project would have a potentially significant impact if it would generate work VMT exceeding 15 percent below the existing average VMT for the APC in which the Project is located. The Project is in the South Valley APC sub-area, which limits daily household VMT per capita to a threshold value of 9.4 and a daily work VMT per employee to a threshold value of 11.6 (15% below the existing VMT for the South Valley APC). The Project's household VMT was calculated by the Transportation Assessment using the City's VMT Calculator Version 1.3. LADOT developed the VMT Calculator to estimate project-specific daily household VMT per capita and daily work VMT per employee for developments within City limits.

The Project's household VMT per capita is 7.3 per the LADOT VMT calculator tool, which is below the VMT threshold 9.4 VMT per capita for the South Valley APC. The work VMT per employee is not applicable because no commercial use is proposed. As a project design feature (see TR-PDF-1, below), the Project proposes to reduce parking, provide a sufficient number of bicycle parking to meet City of Los Angeles bicycle parking requirements per LAMC Section 12.21 A.16 with 18 short-term bicycle parking spaces and 176 long-term bicycles spaces on the Level P-1. ***Thus,***

based on the above, the Project would not conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b), and VMT impacts would be less than significant.

Project Design Features

The Project would implement the following Project Design Feature:

TR-PDF-1 The following Transportation Demand Management strategies will be incorporated into the Project design:

- Reduced Parking Supply – This strategy changes the on-site parking supply to provide less than the amount of vehicle parking required by direct application of the LAMC without consideration of parking reduction mechanisms permitted in the code. Permitted reductions in parking supply could utilize parking reduction mechanisms such as TOC, Density Bonus, Bike Parking ordinance, or locating in an Enterprise Zone or Specific Plan area. Required unadjusted LAMC parking for the Project is 624 parking spaces, the Project is providing 556 parking spaces.

- Bike Parking - This strategy involves implementation of short and long-term bicycle parking to support safe and comfortable bicycle travel by providing parking facilities at destinations under existing LAMC regulations applicable to the Project (LAMC Section 12.21.A.16). The Project is providing 194 bicycle parking spaces (176 long-term on Level P-1 and 18 short-term along the Sepulveda Boulevard frontage).

c. Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?

Less Than Significant Impact. A significant impact may occur if a project includes new roadway design or introduced a new land use or project features into an area with specific transportation requirements, characteristics, or project access or other features designed in such a way as to create hazardous conditions.

Impacts regarding the potential increase of hazards due to a geometric design feature generally relate to the design of access points to and from the Project Site, and may include safety, operational, or capacity impacts. Impacts can be related to vehicle conflicts as well as to operational delays caused by vehicles slowing and/or queuing to access a Project Site. A review of the Project Site plans was conducted to identify any hazardous geometric design features.

The Project would use an existing driveway on Sepulveda Boulevard along the southerly property line to access the Project parking garage. As shown in the driveway analysis presented in the Transportation Assessment (Refer to Appendix D of this SCEA), no significant vehicle queuing would occur on Sepulveda Boulevard. Furthermore, the Project's local street access is consistent with LADOT driveway placement and location per LADOT Manual of Policies and Procedures, Section 321, Driveway Design. With respect to pedestrian safety during construction, the Project

shall include a Construction Traffic Management Plan, as outlined in TR-PDF-2, to maintain pedestrian access on adjacent sidewalks throughout all construction phases. This would include adequate and safe pedestrian protection, such as physical separation from work areas and vehicular traffic, and overhead protection. Temporary pedestrian facilities would be adjacent to the Project Site and provide safe, accessible routes. Covered walkways would be provided where pedestrians are exposed to potential injury from falling objects to ensure the safety of pedestrians and other vehicles in general during construction. ***Accordingly, the Project would not substantially increase hazards due to a geometric design feature or incompatible uses and impacts would be less than significant.***

d. Result in inadequate emergency access?

Less than Significant Impact. A significant impact may occur if a project design does not provide emergency access meeting the requirements of the Fire Department or in any other way threatens the ability of emergency vehicles to access and serve the project site or adjacent uses.

Construction

Construction activities have the potential to affect emergency access, by adding construction traffic to the street network and requiring partial lane closures during street improvements and utility installations. However, any such closures would be temporary in nature and would be coordinated with the Departments of Transportation, Building and Safety, and Public Works. The temporary closures would not be expected to substantially interfere with emergency response or evacuation plans.

To ensure limited interruptions due to construction activities, the Project includes project design feature TR-PDF-2 to ensure adequate circulation and emergency access through implementation of a CTM Plan that would be approved by LADOT. The CTM Plan would minimize the effects of construction on vehicular and pedestrian circulation and assist in the orderly flow of vehicular and pedestrian circulation in the area of the Project. While it is expected that the majority of construction activities for the Project would primarily be confined on-site, limited off-site construction activities may occur in adjacent street rights-of-way during certain periods of the day, which could potentially require temporary lane closures. However, if lane closures are necessary, the remaining travel lanes would be maintained in accordance with the LADOT-approved CTM Plan. Therefore, the Project would not cause permanent alterations to vehicular circulation routes and patterns or impede public access or travel upon public rights-of-way.

Operation

There are no hazardous design features included in the proposed vehicular design or site plan for the Project that could impede emergency access. The Project does not propose the permanent closure of any local public streets and primary access to the Project Site would continue to be provided from Sepulveda Boulevard. Furthermore, the Project would be subject to the plan review requirements of the LAFD pursuant to Section 118 of the Fire Code to ensure that all access roads, driveways, and parking areas would remain accessible to emergency service vehicles. All

Project driveways would be designed according to LADOT standards to ensure adequate access, including emergency access, to the Project Site. Furthermore, the drivers of emergency vehicles normally have a variety of options for avoiding traffic, such as using sirens to clear a path of travel or driving in the lanes of opposing traffic. As such, existing emergency access to the Project Site and surrounding uses would be maintained during operation of the Project.

Therefore, the Project would not result in inadequate emergency access to the Project Site or surrounding uses, and impacts would be less than significant.

Project Design Features

The Project would implement the following Project Design Feature:

TR-PDF-2 Pursuant to City of Los Angeles requirements, prior to the start of construction, a Construction Traffic Management Plan shall be prepared and submitted to LADOT for review and approval. The Construction Traffic Management Plan will include a Worksite Traffic Control Plan, which will facilitate traffic and pedestrian movement, and minimize the potential conflicts between construction activities, street traffic, bicyclists, and pedestrians. The Construction Traffic Management Plan and Worksite Traffic Control Plan will include, but not be limited to, the following measures:

- As parking lane and/or sidewalk closures are anticipated, worksite traffic control plan(s), approved by LADOT, should be implemented to route vehicular traffic, bicyclists, and pedestrians around any such closures;
- Ensure that access will remain unobstructed for land uses in proximity to the Project Site during construction;
- Temporary traffic controls during construction activities adjacent to public rights-of-way to improve traffic flow on public roadways (e.g., flag persons);
- Parking for construction workers will be provided either on-site or at off-site, off-street locations. Parking shall be prohibited on streets in the vicinity of the Project Site;
- Coordinate with the City and emergency service providers to ensure adequate access is maintained to the Project Site and neighboring businesses and residences;
- Coordinate with LADOT Parking Meter Division to address loss of metered parking spaces, as applicable;
- Implement safety precautions for pedestrians and bicyclists through such measures as alternate routing and protection barriers, as appropriate, including along all identified Los Angeles Unified School District (LAUSD) pedestrian routes to nearby schools;

- Schedule construction-related deliveries, haul trips, etc., to occur outside the commuter peak hours, to the extent feasible, so as to not impede school drop-off and pick-up activities and students using LAUSD's identified pedestrian routes to nearby schools;

- Notify the LAUSD Transportation Branch and the site administrators of nearby LAUSD schools of the expected start and ending dates of construction. In addition, the contractor or their designee shall coordinate with LAUSD site administrators and/or designated representatives to ensure that effective measures are employed to reduce construction-related effects related to existing pedestrian and school bus routes, and school drop off/pick up areas on proximate LAUSD facilities; and

- Identification of a construction manager and provision of a telephone number posted at the site during site preparation, grading, and construction readily visible to any interested party for any inquiries or complaints regarding construction activities.

Cumulative Impacts

Conflict with Program Plans

Development of the Project in conjunction with the Related Projects would result in an increase in average daily vehicle trips and peak hour vehicle trips. Each of the Related Projects considered in this cumulative analysis of consistency with programs, plans, policies, and ordinances would be separately reviewed and approved by the City, including a check for their consistency with applicable policies. Collectively, the Project and the Related Projects add high-density development in an area with high-quality transit options and high levels of pedestrian activity. Therefore, the Project, together with the Related Projects identified in Table 5.30, would neither create inconsistencies nor result in cumulative impacts with respect to the identified programs, plans, policies, and ordinances.

Therefore, Project operation-related and cumulative-related traffic would not conflict with program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities. ***Therefore, the Project would not make a cumulatively considerable contribution to any potential cumulative impacts, and Project transportation policy impacts would be less than significant.***

VMT Analysis

A development project would have a cumulative VMT impact if it were deemed inconsistent with 2020-2045 RTP/SCS, the regional plan to reach state air quality and greenhouse gas reduction targets. However, based on the TAG, a project that does not result in a significant VMT impact would be in alignment with the RTP/SCS and therefore, would not result in a cumulative VMT impact. ***Therefore, the Project would not make a cumulatively considerable contribution to***

***any potential cumulative impacts, and the Project would not result in a significant cumulative VMT impact*.**

Hazards Due to Geometric Design

The TAG indicates that cumulative impacts for this threshold requires a review of Related Projects with access points proposed along the same block(s) as the Project in order to determine the combined impact and the Project's contribution. None of the Related Projects identified in the Traffic Impact Assessment, and provided in Table 5.30, provide access along the same block as the Project. Thus, Related Projects and the Project would not increase hazards due to geometric design features. ***Therefore, the Project would not make a cumulatively considerable contribution to any potential cumulative impacts, and the Project and Related Projects would not result in a cumulative geometric design impact*.**

Emergency Access

Vehicular access to the Project Site would be provided via a two-way entry/ exit driveway on North Seward Street. The Project would also include an at-grade onsite drop-off area to serve both rideshare arrivals/departures and onsite valet parking operations. The existing four-foot easement on the west side of the Project Site would be expanded to provide a five-foot setback that would provide one of the project's required exits to West Melrose Avenue. None of the Related Project sites are located within 500 feet of the Project Site and each has access to streets other than North Seward Street. Thus, the Project and Related Projects would not generate vehicle trips that would threaten the ability of emergency vehicles to access land uses in the project area. ***Therefore, the Project would not make a cumulatively considerable contribution to any potential cumulative impacts, and the Project and Related Projects would not result in a cumulative emergency access impact*.**

XVIII. TRIBAL CULTURAL RESOURCES

Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a. Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code section 5020.1(k), or	☐	☒	☐	☐

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
b. A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resource Code Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe.	☐	☒	☐	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM TCR-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects on tribal cultural resources, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Avoidance and preservation of the resources in place, including, but not limited to, planning and construction to avoid the resources and protect the cultural and natural context, or planning greenspace, parks, or other open space, to incorporate the resources with culturally appropriate protection and management criteria;

b) Treating the resource with culturally appropriate dignity taking into account the tribal cultural values and meaning of the resource, including, but not limited to, the following: protecting the cultural character and integrity of the resource; protecting the traditional use of the resource; and protecting the confidentiality of the resource;

c) Permanent conservation easements or other interests in real property, with culturally appropriate management criteria for the purposes of preserving or utilizing the resources or places; and protecting the resource.

Applicability to the Project

Consistent with PMM-TCR-1, the Project would implement a standard City mitigation measure, TCR-MM-1, designed to avoid impacts to trial cultural resources. Implementation of this Project-specific Mitigation Measure would be equivalent to and more effective than the PMM TR-1, and PMM TR-1 is not applicable to the Project.

Impact Analysis

a. Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a California Native American tribe, and that is: i) Listed or eligible for listing in the California Register of Historical Resources, or in a local register of historical resources as defined in Public Resources Code section 5020.1 (k), or ii) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resource Code Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe?

Less Than Significant Impact With Mitigation Incorporated. Assembly Bill 52 (AB 52), signed into law on September 25, 2014, requires lead agencies to evaluate a project's potential to impact Tribal Cultural Resources (TCR) and establishes a formal notification and, if requested, consultation process for California Native American Tribes. TCR includes sites, features, places, cultural landscapes, sacred places, and objects with cultural value to a California Native American Tribe that are eligible for inclusion in the California Register or included in a local register of historical resources. AB 52 also gives lead agencies the discretion to determine, supported by substantial evidence, whether a resource qualifies as a TCR. However, consultation with California Native American tribes pursuant to AB 52 is not required for projects that qualify for the preparation of a SCEA.[132]

Regardless, a CHRIS records search was conducted through the SCCIC located at the California State University, Fullerton. The results of the record search indicate that a total of six cultural resource studies have been conducted within a 0.5-mile radius of the Project Site, none of which were within the boundaries of the Project Site.[133]

[132] Under Public Resources Code Section 21080.3.1, consultation with California Native American tribes must be initiated by the Lead Agency and concluded prior to the release of a Negative Declaration, Mitigated Negative Declaration, or Environmental Impact Report for a project. As the Project does not require this level of environmental review, notification and government-to-government consultation pursuant to AB 52 and its implementing regulations are not required.

[133] Correspondence from Stacy St. James, South Central Coastal Information Center, December 1, 2022. Refer to Appendix E to this SCEA.

A Sacred Land File (SLF) search was conducted through the Native American Heritage Commission (NAHC).[134] The contents of the SLF are strictly confidential and SLF search requests return positive or negative results in addition to a list of tribal contacts with affiliation to the specified location. In a letter dated November 3, 2022, the NAHC's SLF search results indicated negative results.[135] Though unlikely, if present, any unidentified tribal cultural resources have the potential to be significant under CEQA.

***With incorporation of Mitigation Measure TCR-MM-1 to address the potential for the accidental discovery of a tribal cultural resource, the Project would not cause a substantial adverse change in the significance of a tribal cultural resource as defined in Public Resources Code section 21074. Thus, impacts would be less than significant with mitigation*.**

Mitigation Measures

In order to further address the potential for the accidental discovery of a tribal cultural resource during construction of the Project, and ensure that any potential impacts to a tribal cultural resource are avoided or reduced to less than significant levels, the City of Los Angeles's standard mitigation measure for the treatment of tribal cultural resources will be implemented, as follows:

TCR-MM-1 In the event that any subsurface objects or artifacts that may be tribal cultural resources are encountered during the course of any ground disturbance activities, all such activities shall temporarily cease within the area of discovery, the radius of which shall be determined by a qualified archeologist, in consultation with a qualified tribal monitor, until the potential tribal cultural resources are properly assessed and addressed pursuant to the process set forth below:

1. Upon a discovery of a potential tribal cultural resource, the Applicant, or its successor, shall immediately stop all ground disturbance activities and contact the following: (1) all California Native American tribes that have informed the City they are traditionally and culturally affiliated with the geographic area of the proposed project; (2) and OHR.

2. If OHR determines, pursuant to Public Resources Code Section 21074 (a)(2), that the object or artifact appears to be a tribal cultural resource in its discretion and supported by substantial evidence, the City shall provide any affected tribe a reasonable period of time, not less than 14 days, to conduct a site visit and make recommendations to the Applicant, or its successor, and the City

[134] Correspondence from Andrew Green, Cultural Resources Analyst, Native American Heritage Commission, November 3, 2022. Refer to Appendix M of this SCEA.

[135] Correspondence from Andrew Green, Cultural Resources Analyst, Native American Heritage Commission, November 3, 2022 (refer to Appendix M of this SCEA).

regarding the monitoring of future ground disturbance activities, as well as the treatment and disposition of any discovered tribal cultural resources.

3. The Applicant, or its successor, shall implement the tribe's recommendations if a qualified archaeologist retained by the City and paid for by the Applicant, or its successor, in consultation with the tribal monitor, reasonably conclude that the tribe's recommendations are reasonable and feasible.

4. In addition to any recommendations from the applicable tribe(s), a qualified archeologist shall develop a list of actions that shall be taken to avoid or minimize impacts to the identified tribal cultural resources substantially consistent with best practices identified by the Native American Heritage Commission and in compliance with any applicable federal, state or local law, rule or regulation.

5. If the Applicant, or its successor, does not accept a particular recommendation determined to be reasonable and feasible by the qualified archaeologist or qualified tribal monitor, the Applicant, or its successor, may request mediation by a mediator agreed to by the Applicant, or its successor, and the City. The mediator must have the requisite professional qualifications and experience to mediate such a dispute. The City shall make the determination as to whether the mediator is at least minimally qualified to mediate the dispute. After making a reasonable effort to mediate this particular dispute, the City may (1) require the recommendation be implemented as originally proposed by the archaeologist or tribal monitor; (2) require the recommendation, as modified by the City, be implemented as it is at least as equally effective to mitigate a potentially significant impact; (3) require a substitute recommendation be implemented that is at least as equally effective to mitigate a potentially significant impact to a tribal cultural resource; or (4) not require the recommendation be implemented because it is not necessary to mitigate an significant impacts to tribal cultural resources. The Applicant, or its successor, shall pay all costs and fees associated with the mediation.

6. The Applicant, or its successor, may recommence ground disturbance activities outside of a specified radius of the discovery site, so long as this radius has been reviewed by both the qualified archaeologist and qualified tribal monitor and determined to be reasonable and appropriate.

7. The Applicant, or its successor, may recommence ground disturbance activities inside of the specified radius of the discovery site only after it has complied with all of the recommendations developed and approved pursuant to the process set forth in paragraphs 2 through 5 above.

8. Copies of any subsequent prehistoric archaeological study, tribal cultural resources study or report, detailing the nature of any significant tribal cultural resources, remedial actions taken, and disposition of any significant tribal cultural resources shall be submitted to the South Central Coastal Information Center (SCCIC) at California State University, Fullerton and to the Native American Heritage Commission for inclusion in its Sacred Lands File.

Cumulative Impacts

If applicable Related Projects would comply with AB 52 in which the lead agency for each project would be required to notice tribes that are traditionally and culturally affiliated with the geographic area of the related project sites if the tribe has submitted a written request to be notified. Due to being locally specific, each related project would need to conduct a Sacred Lands File search and be evaluated within its own site specific context. The Project would not adversely affect known TCRs. ***Therefore, the Project would not make a cumulatively considerable contribution to any potential cumulative impacts, and cumulative impacts on cultural resources would be less than significant***.

XIX. UTILITIES AND SERVICE SYSTEMS

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
Would the project:				
a. Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?	☐	☐	☒	☐
b. Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years?	☐	☐	☒	☐
c. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?	☐	☐	☒	☐

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
d. Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?	☐	☐	☒	☐
e. Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?	☐	☐	☒	☐

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM USSW-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce the generation of solid waste, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

Integrate green building measures with CALGreen (California Building Code Title 24) into project design, including but not limited to the following:

a) Reuse and minimization of construction and demolition (C&D) debris and diversion of C&D waste from landfills to recycling facilities.

b) Inclusion of a waste management plan that promotes maximum C&D diversion.

c) Source reduction through (1) use of materials that are more durable and easier to repair and maintain, (2) design to generate less scrap material through dimensional planning, (3) increased recycled content, (4) use of reclaimed materials, and (5) use of structural materials in a dual role as finish material (e.g., stained concrete flooring, unfinished ceilings, etc.).

d) Reuse of existing structure and shell in renovation projects.

e) Development of indoor recycling program and space.

f) Discourage the siting of new landfills unless all other waste reduction and prevention actions have been fully explored. If landfill

siting or expansion is necessary, site landfills with an adequate landfill-owned, undeveloped land buffer to minimize the potential adverse impacts of the landfill in neighboring communities.

g) Discourage exporting of locally generated waste outside of the SCAG region during the construction and implementation of a project. Encourage disposal within the county where the waste originates as much as possible. Promote green technologies for long-distance transport of waste (e.g., clean engines and clean locomotives or electric rail for waste-by-rail disposal systems) and consistency with SCAQMD and Connect SoCal policies can and should be required.

h) Encourage waste reduction goals and practices and look for opportunities for voluntary actions to exceed the 80 percent waste diversion target.

i) Encourage the development of local markets for waste prevention, reduction, and recycling practices by supporting recycled content and green procurement policies, as well as other waste prevention, reduction and recycling practices.

j) Develop ordinances that promote waste prevention and recycling activities such as: requiring waste prevention and recycling efforts at all large events and venues; implementing recycled content procurement programs; and developing opportunities to divert food waste away from landfills and toward food banks and composting facilities.

k) Develop and site composting, recycling, and conversion technology facilities that have minimum environmental and health impacts.

l) Integrate reuse and recycling into residential industrial, institutional and commercial projects.

m) Provide education and publicity about reducing waste and available recycling services.

n) Implement or expand city or county-wide recycling and composting programs for residents and businesses. This could include extending the types of recycling services offered (e.g., to include food and green waste recycling) and providing public education and publicity about recycling services.

Applicability to the Project

Consistent with PMM USSW-2, the Project would comply with existing regulatory requirements, including adherence to applicable regulations of Title 24 of the California Building Code such as including, re-using and minimizing construction and demolition debris, diversion from local landfills, and utilizing on-site recycling. Additionally, there is adequate landfill capacity in the region to accommodate Project-generated waste, and no Project-specific impacts related to solid waste are anticipated. Since the Project would not have the potential to generate solid waste in excess of State or local standards and incorporates regulatory compliance measures that are consistent with applicable solid waste reduction measures under PMM USSW-2, PMM USSW-2 is not applicable to the Project.

PMM USWW-1: In accordance provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to reduce substantial adverse effects on utilities and service systems, particularly for construction of wastewater facilities, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

- During the design and CEQA review of individual future projects, implementing agencies and projects sponsors shall determine whether sufficient wastewater capacity exists for the proposed projects. There CEQA determinations must ensure that the proposed development can be served by its existing or planned treatment capacity. If adequate capacity does not exist, project sponsors shall coordinate with the relevant service provider to ensure that adequate public services and utilities could accommodate the increased demand, and if not, infrastructure improvements for the appropriate public service or utility shall be identified in each project's CEQA documentation. The relevant public service provider or utility shall be responsible for undertaking project-level review as necessary to provide CEQA clearance for new facilities.

Applicability to the Project

Consistent with the above measure, and as discussed in the impact analysis below, the Project would ensure that there is sufficient wastewater infrastructure capacity to serve the Project. As no Project-specific impact would occur, PMM-USWW-1 is not applicable to the Project.

PMM USWS-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to ensure

sufficient water supplies, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Reduce exterior consumptive uses of water in public areas, and should promote reductions in private homes and businesses, by shifting to drought-tolerant native landscape plantings, using weather-based irrigation systems, educating other public agencies about water use, and installing related water pricing incentives.

b) Promote the availability of drought-resistant landscaping options and provide information on where these can be purchased. Use of reclaimed water especially in median landscaping and hillside landscaping can and should be implemented where feasible.

c) Implement water conservation best practices such as low-flow toilets, water-efficient clothes washers, water system audits, and leak detection and repair.

d) For projects located in an area with existing reclaimed water conveyance infrastructure and excess reclaimed water capacity, use reclaimed water for non-potable uses, especially landscape irrigation. For projects in a location planned for future reclaimed water service, projects should install dual plumbing systems in anticipation of future use. Large developments could treat wastewater on-site to tertiary standards and use it for non-potable uses on-site.

Applicability to the Project

As described in the impact analysis below, available water resources are available to serve the Project, and no impacts regarding water supply are anticipated to occur. Furthermore, the Project would be required to comply with current water conservation measures required by Title 24 and the City's Green Building Code, which include measures that are consistent with PMM USWS-1. As the applicable regulatory requirements are equal to or more effective that PMM USWS-1, it is not applicable to the Project.

Impact Analysis

The following analysis is partially based on the Utility Report for 6728 Sepulveda Apartments prepared by Labib Funk + Associates dated August 29, 2022, which is included in Appendix L of this SCEA.

a. Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?

Less Than Significant Impact. A significant impact may occur if a project would require or result in the relocation or construction of water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunication facilities to such a degree that the construction or relocation of which could cause significant environmental effects.

Water Facilities

The City of Los Angeles Department of Water and Power (LADWP) currently supplies water to the Project Site. LADWP is responsible for ensuring that water demand within the City is met and that State and federal water quality standards are achieved. The LADWP ensures the reliability and quality of its water supply through an extensive distribution system that includes more than 7,340 miles of pipes, and more than 115 storage tanks and reservoirs.[136] Much of the water flows north to south, entering Los Angeles at the Los Angeles Aqueduct Filtration Plant (LAAFP) in Sylmar, which is owned and operated by LADWP. Water entering the LAAFP undergoes treatment and disinfection before being distributed throughout the LADWP's Water Service Area. The LAAFP currently treats approximately 278 million gallons per day and has the capacity to treat 600 million gallons of water per day.[137]

LADWP maintains water infrastructure to the Project Site, which is currently an empty vacant lot. Based on available record data provided by the City, there is an 8-inch water main in Sepulveda Boulevard and 6-inch water main in Columbus Avenue.[138] The Utility Report indicated that with the implementation of a 4-inch domestic service connection and two (2) irrigation service connection infrastructure would be sufficient to serve the Project Site.[139]

As detailed below in response to Section XIX(b), sufficient water supplies would be available to serve the Project. Additionally, as discussed in response to Section XV(a), no new hydrants are anticipated. Furthermore, the demand and installation of new water supply lines and fire hydrants are evaluated and managed by LADWP and LAFD, respectively, under their own independent

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136 Los Angeles Department of Water and Power, 2020-2021 Briefing Book.

137 Correspondence from Charles C. Holloway, Manager of Environmental Planning and Assessment, Los Angeles Department of Water & Power, November 16, 2022. Refer to Appendix K to this SCEA.

138 Correspondence from Charles C. Holloway, Manager of Environmental Planning and Assessment, Los Angeles Department of Water & Power, November 16, 2022. Refer to Appendix K to this SCEA.

139 Utility Report for 6728 Sepulveda Apartments, Appendix A, prepared by Labib Funk + Associates, August 29, 2022, Appendix L to this SCEA.

environmental analysis.[140] The Project would require construction of new, on-site water distribution lines to serve the new development. Impacts associated with the installation of water distribution lines would primarily involve trenching in order to place the water distribution lines below surface and would be limited to on-site water distribution, and minor off-site work associated with connections to the public main. Prior to ground disturbance, Project contractors would coordinate with LADWP to identify the locations and depth of all lines. Furthermore, LADWP would be notified in advance of proposed ground disturbance activities to avoid water lines and disruption of water service and including offsite connection to existing water lines. Therefore, the construction of new water facilities would not result in significant environmental effects. ***Accordingly, impacts related to the construction of new water facilities would be less than significant***.

Wastewater Facilities

As detailed below in response to Section XIX(c), the Project's wastewater would be treated by the Hyperion Water Reclamation Plant (HWRP), which has adequate capacity to serve the Project. Accordingly, it is not anticipated that the Project would require the construction of new wastewater treatment facilities. During construction of the Project, workers would utilize portable restrooms, which would not contribute to wastewater flows to the City's wastewater system. Therefore, wastewater generation from Project construction activities is not anticipated to cause any increase in wastewater flows. The Project would require construction of new on-site wastewater infrastructure to serve the new development, and potential upgrade and/or relocation of existing infrastructure. Impacts associated with wastewater infrastructure would primarily be confined to trenching for miscellaneous utility lines and connections to public infrastructure. Installation of wastewater infrastructure would be limited to on-site wastewater distribution, and minor offsite work associated with connections to the public main. Although no upgrades to the public main are anticipated, minor off-site work along the Project frontage would be required in order to connect to the public main. All off-site work would be performed in consultation and under the approval of the Bureau of Sanitation. Furthermore, as part of the building permit process, the City would require detailed gauging and evaluation of the Project's wastewater connection point at the time of connection to the system. If deficiencies are identified at that time, the Project Applicant would be required, at their own cost, to build secondary sewer lines to a connection point in the sewer system with sufficient capacity, in accordance with standard City procedures.[141] The installation of any such secondary lines, if needed, would require minimal trenching and pipeline installation, which would be a temporary action. Therefore, the construction of new wastewater facilities would not result in significant environmental effects. ***Accordingly, impacts related to the construction of new wastewater facilities would be less than significant***.

[140] Correspondence from Charles C. Holloway, Manager of Environmental Planning and Assessment, Los Angeles Department of Water & Power, November 16, 2022. Refer to Appendix K to this SCEA.

[141] Correspondence from Rowena Lau, Division Manager, Wastewater Engineering Services Division, LA Sanitation and Environment, October 6, 2022. Refer to Appendix K to this SCEA.

Stormwater Drainage Facilities

Refer to Section c(iii), Hydrology and Water Quality, above for a discussion of stormwater drainage facilities. As discussed there, BMPs would be required to control stormwater runoff with no increase in runoff resulting from the Site, and runoff would continue to discharge to the same location (discharges directly to Sepulveda Boulevard, and Columbus Avenue) and drain to the same stormwater systems. This Project would comply with LID requirements by storing the required design storm in underground cisterns for later use as onsite irrigation. This system would reduce the stormwater discharges from the Project Site and result in a lower impact to the city storm drain system compared to the Site's previous development. As such the city storm drain has sufficient capacity for the proposed development. However, should the City determine improvements to the stormwater drainage system are necessary during the normal permit review process, the Applicant would be responsible for the improvements, and such improvements would be conducted as part of the Project either on-site or offsite within the right-of-way, and as such, any related construction activities would be temporary and of short duration. Therefore, the construction of new stormwater drainage facilities would not result in significant environmental effects. ***Accordingly, impacts related to the construction of new stormwater facilities would be less than significant***.

Electric Power Facilities

The LADWP would supply the Project from the existing electrical system. However, the Project would require the installation of new on-site electrical distribution facilities and connection to the off-site electrical system. All electrical facility installation and connection to the existing system would be done in coordination and under the approval of the LADWP. Electricity demand during construction would vary throughout the construction period based on the construction activities being performed, and would cease upon completion of construction. When not in use, electric equipment would be powered off so as to avoid unnecessary energy consumption. Accordingly, it is not expected that the temporary demand for electricity during construction would require new electric power facilities.

During operation, electrical service would be provided in accordance with the LADWP's Rules Governing Water and Electric Service.[142] As detailed in response to Section VI(a), the estimated electricity demand of the Project during operation would represent an insignificant percentage of the LADWP's projected annual sales.[143] Furthermore, as discussed in response to Section VI(a), the incorporation of the Title 24 energy conservation standards into the Project would ensure that the Project would not result in the inefficient, unnecessary, or wasteful consumption of energy, including electricity. As such, it is anticipated that LADWP's existing and planned electricity capacity and electricity supplies would be sufficient to support the Project's electricity demand.

[142] Los Angeles Department of Water and Power, Rules Governing Water and Electric Service, October 2008.

[143] LADWP defines its future electricity supplies in terms of sales that will be realized at the meter.

Based on the above, the construction of new on-site electric power distribution facilities would not result in significant environmental effects and the expansion of off-site electric power sources would not be required. ***Accordingly, impacts would be less than significant***.

Natural Gas Facilities

SoCalGas would supply the Project from the existing natural gas facilities. However, the Project would require construction of new on-site gas distribution lines to serve the new development and connection to the existing off-site natural gas facilities. The Project would connect to existing natural gas facilities in coordination with and under the supervision of SoCalGas. Construction activities typically do not involve the consumption of natural gas. Accordingly, there would be no demand generated by construction and no new natural gas facilities would be required.

During operation, natural gas service would be provided in accordance with the SoCalGas's policies and extension rules on file with the California Public Utilities Commission (CPUC) at the time contractual agreements are made. The Project would be responsible for paying connection costs to connect its on-site service meters to existing infrastructure. SoCalGas undertakes expansion and/or modification of the natural gas infrastructure to serve future growth within its service area as part of the normal process of providing service. There would be no disruption of service to other consumers during the installation of these improvements. As detailed in response to Section VI(a), the estimated natural gas demand of the Project during operation would represent an insignificant percentage of the forecasted consumption of natural gas in SoCalGas' planning area. Furthermore, as discussed in response to Section VI(a), the incorporation of the Title 24 energy conservation standards into the Project would ensure that the Project would not result in the inefficient, unnecessary, or wasteful consumption of energy, including natural gas. As such, it is expected that SoCalGas' existing and planned natural gas capacity and supplies will be sufficient to serve the Project's demand.

Based on the above, the construction of new on-site electric power facilities would not result in significant environmental effects and the expansion of off-site natural gas sources would not be required. ***Accordingly, impacts would be less than significant***.

Telecommunication Facilities

Construction-related activities, including grading and excavation, could encroach on telecommunication facilities. However, before construction begins, the Project Applicant would be required to coordinate with applicable regulatory agencies and telecommunication providers to locate and avoid or implement the orderly relocation of telecommunication facilities that need to be removed or relocated. Therefore, the relocation of new telecommunication facilities would not result in significant environmental effects. Furthermore, telecommunication services are provided by private companies, the selection of which is at the discretion of the Applicant and/or the successor on an ongoing basis. Upgrades to existing telecommunication facilities and construction of new facilities to meet the demand of users is determined by providers and is

subject to its own environmental review. ***Accordingly, Project impacts to telecommunication facilities would be less than significant***.

Therefore, the Project would not require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunication facilities, the construction or relocation of which could cause significant environmental effects. Impacts would be less than significant and no mitigation would be required.

b. Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry and multiple dry years?

Less Than Significant Impact. A significant impact may occur if a project were to increase water consumption to such a degree that new water sources would need to be identified, or that existing resources would be consumed at a pace greater than planned for by purveyors, distributors, and service providers.

The City's water supply primarily comes from the Los Angeles-Owens River Aqueduct, State Water Project, and from the Metropolitan Water District of Southern California (MWD), which is obtained from the Colorado River Aqueduct, and to a lesser degree from local groundwater sources. The City is also making efforts to increase the availability of water supplies, including increasing recycled water use and identification of alternative water supplies, such as water transfer, desalination, and stormwater runoff reuse, as well as implementing management agreements for long-term groundwater use strategies to prevent overdraft.

The LADWP's 2020 Urban Water Management Plan water demand projection for 2045 is approximately 710,500 af/y for average years, 746,000 af/y for single-dry years, and 727,400 af/y for multiple-dry years. As shown in Table 5.27, *Estimated Daily Water Consumption*, below, the Project would consume approximately 46,281 gallons per day (52.40 af/y) of water. This amount would represent approximately 0.007 percent of the water supply in 2045 in average years, single-dry years, and multiple-dry years. Furthermore, the above projections are considered to be conservative as the Bureau of Sanitation generation rates used to calculate the Project's estimated water consumption do not account for any water conservation features required by local and State policies and regulations. In accordance with LAMC Sections 122.00 - 122.10 and the City's Green Building Code Section 99.4.304.2, the Project would be required to implement water saving features to reduce the amount of water used by the Project, including, high efficiency toilet and urinals and low flow faucets. All fixtures would be required to meet applicable flush volumes and flow rates. In addition, the Project would be prohibited from using single-pass cooling systems. Compliance with these requirements and water conservation measures, including Title 20 and 24 of the California Administrative Code, would further reduce the above projected water demand below the sewage generation factors assumed by the City's Bureau of Sanitation.

Table 5.27
Estimated Daily Water Consumption

Land Use	Size	Consumption Rate[a] (gpd)	Total Consumption (gpd)	Total Consumption (af/y)[b]
Residential-STUDIO	94 du	75/du	7,050	8.03
Residential-1 BDRM	195 du	110/du	21,450	24.09
Residential-2 BDRM	115 du	150/du	17,250	19.35
Residential-3 BDRM	1 du	190/du	190	0.37
Gym	2,464 sf	50 gpd/1,000 sf	123	0.15
Recreation Room	765 sf	50 gpd/1,000 sf	38	0.04
Amenity/Lounge	3,591 sf	50 gpd/1,000 sf	180	0.37
Total Project Water Consumption			**46,281**	**52.4**

Notes: gpd = gallons per day; af/y = acre-feet per year; sf = square feet
a Consumption rate based on 100 percent of City of Los Angeles Bureau of Sanitation sewerage generation factors.
b Totals may be off due to rounding.
Source (table): EcoTierra Consulting, 2022.

Consideration of existing sources of supply, coupled with the combined effect of these City efforts to increase available water supplies, it is expected to assure adequate water supplies for the LADWP service area through at least 2045. Any shortfall in LADWP controlled supplies (e.g., groundwater, recycled, conservation, or aqueduct) is offset with MWD purchases to rise to the level of demand.[144] Therefore, the amount of new annual demand from the Project would be insignificant relative to available supplies through 2045, projected growth in Los Angeles, and planned water resource development by LADWP. Moreover, the addition of 405 new apartment units as a result of the Project would be consistent with Citywide growth, and thereby accounted for in the 2020 UWMP. As such, the Project's estimated water demand would be within overall LADWP projections and would not require new water supply entitlements and/or require the expansion of existing or construction of new water facilities beyond those already considered in the 2020 UWMP.

Based on the above, LADWP would have sufficient water supplies available to serve the Project and reasonably foreseeable future development during normal, single-dry, and multiple-dry years. Therefore, the impacts on water supply would be less than significant.

c. Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project's projected demand in addition to the provider's existing commitments?

Less Than Significant Impact. A significant impact may occur if a project would increase wastewater generation to such a degree that the capacity of facilities currently serving the project site would be exceeded.

[144] City of Los Angeles Department of Water and Power, Urban Water Management Plan 2020, May 25, 2021.

The City's Bureau of Sanitation provides sewer service to the Project area. The Project Site currently has existing sewer connections to the City's sewer system. Sewage from the Project Site is conveyed via a 15-inch line in Sepulveda Boulevard. The flow from the existing 15-inch line feeds into another 15-inch line on Sepulveda Boulevard before discharging into a 69-inch sewer line on Haynes Street, which leads to the Hyperion Water Reclamation Plant (HWRP).[145] Recent data on the HWRP website indicates that on average 275 million gallons of wastewater enters the HWRP on a dry weather day.[146] Because the amount of wastewater entering HWRP can double on rainy days, the plant was designed to accommodate both dry and wet weather days with a maximum daily flow of 450 mgd and peak wet weather flow of 800 mgd.[147] Accordingly, there is a residual dry weather day capacity of 175 mgd, or 39 percent of the total. There is also a peak weather flow remaining capacity of 250 mgd, 31 percent of the total.

The type and amount of wastewater that would be generated by the Project would be typical for the types of residential uses proposed for the Project Site. Estimated wastewater generation for the Project is presented below in Table 5.28, *Estimated Daily Wastewater Generation*. As shown, the Project would generate approximately 46,281 gpd (0.046 mgd) of wastewater. This amount would represent approximately 0.03 percent of the remaining daily capacity at the HTP. Therefore, the HTP has adequate capacity to serve the Project's demand in addition to its existing commitments and the Project would not require the construction of new or expanded wastewater treatment facilities. Furthermore, as with the projections of water demand detailed above, the estimated wastewater generation is a conservative estimate as the Bureau of Sanitation generation rates do not account for water conservation features that would reduce the amount of the Project's water usage and, therefore, resulting conveyance into the wastewater distribution and treatment system. ***Accordingly, impacts related to wastewater treatment capacity would be less than significant.***

[145] Correspondence from Rowena Lau, Division Manager, Wastewater Engineering Services Division, LA Sanitation and Environment, October 6, 2022. Refer to Appendix K to this SCEA.

[146] City of Los Angeles, Department of Public Works, Bureau of Sanitation, Hyperion Water Reclamation Plant, https://www.lacitysan.org/san/faces/wcnav_externalId/s-lsh-wwd-cw-p-hwrp-tp?_adf.ctrl-state=ub9tal2hv_5&_afrLoop=18390977646813541#!. Accessed: October 2022.

[147] City of Los Angeles, Department of Public Works, Bureau of Sanitation, Hyperion Water Reclamation Plant, https://www.lacitysan.org/san/faces/wcnav_externalId/s-lsh-wwd-cw-p-hwrp-tp?_adf.ctrl-state=ub9tal2hv_5&_afrLoop=18390977646813541#!. Accessed: October 2022.

Table 5.28
Estimated Daily Wastewater Generation

Land Use	Size	Generation Rate[a] (gpd)	Total Generation (gpd)
Residential-STUDIO	94 du	75/du	7,050
Residential-1 BDRM	195 du	110/du	21,450
Residential-2 BDRM	115 du	150/du	17,250
Residential-3 BDRM	1 du	190/du	190
Gym	2,464 sf	50 gpd/1,000 sf	123
Recreation Room	765 sf	50 gpd/1,000 sf	38
Amenity/Lounge	3,591 sf	50 gpd/1,000 sf	180
Total Project Wastewater Generation			**46,281**

Notes: gpd = gallons per day; af/y = acre-feet per year; sf = square feet
a Consumption rate based on 100 percent of City of Los Angeles Bureau of Sanitation sewerage generation factors.
b Totals may be off due to rounding.
Source (table): EcoTierra Consulting, 2022.

d. Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?

Less Than Significant Impact. A significant impact may occur if a project were to increase solid waste generation to a degree that existing and projected landfill capacity would be insufficient to accommodate the additional solid waste.

Waste disposal sites (i.e., landfills) are operated by the City and County as well as by private companies. In addition, transfer stations temporarily store debris until larger haul trucks are available to transport the materials directly to the landfills. Landfill availability is limited by several factors, including: (1) restrictions to accepting waste generated only within a particular landfill's jurisdiction and/or watershed boundary, (2) tonnage permit limitations, (3) types of waste, and (4) operational constraints. Planning to serve long-term disposal needs is constantly being conducted at the regional level (e.g., siting new landfills within the County and transporting waste outside the region). Most commonly, the City is serviced by the Sunshine Canyon Landfill. The landfill accepts residential, commercial, and construction waste. Solid waste from the Project area is transported to the Sunshine Canyon Landfill for disposal by private waste haulers. the Sunshine Canyon Landfill has a remaining capacity of approximately 55.16 million tons of remaining capacity and a remaining life expectancy of approximately 18 years.[148] The landfill has a permitted maximum

[148] County of Los Angeles, Department of Public Works, CoIWMP 2019 Annual Report, September 2020, Appendix E-2, Table 4, Remaining Permitted Disposal Capacity of Existing Solid Waste Disposal Facilities in Los Angeles County.

daily intake of 12,100 tons per day (tpd)[149] and the 2019 disposal rate was approximately 6,919 tpd.[150]

Construction of the Project would generate construction and demolition waste. Construction of the Project building is estimated to generate a total of approximately 589 tons of solid waste.[151] This forecasted solid waste generation is a conservative estimate as it assumes no reductions in solid waste generation would occur due to recycling. As required by City Ordinance No. 181519, the construction and demolition waste would be delivered to City certified construction and demolition waste processors where it would be recycled as feasible. Moreover, the *Countywide Integrated Management Plan 2019 Annual Report* concludes that there is current capacity of 58.84 million tons available throughout the County for the disposal of inert waste.[152] Therefore, the Project-generated construction waste of 589 tons would represent a very small percentage of the inert waste disposal capacity in the region.

During operation, the Project would generate solid waste that is typical of a residential use and would be consistent with all federal, State, and local statutes and regulations regarding proper disposal. As shown in Table 5.29, *Estimated Daily Solid Waste Generation*, the Project would generate approximately 4,953 pounds per day of solid waste. As discussed below in response to Section XIX(e), AB 939 was enacted to reduce, recycle, and reuse solid waste generated in the State to the maximum extent feasible. Specifically, AB 939 required cities and counties to identify an implementation schedule to divert 50 percent of the total waste stream from landfill disposal. AB 939 also required each city and county to promote source reduction, recycling, and safe disposal or transformation. Furthermore, AB 1327 requires each local jurisdiction to adopt an ordinance requiring commercial, industrial, or institutional building, marina, or residential buildings having five or more living units to provide an adequate storage area for the collection and removal of recyclable materials. All solid waste-generating activities within the City, including the Project, would continue to be subject to the requirements set forth in AB 939 and AB 1327. Therefore, it is assumed that the Project would divert 50 percent of its solid waste generated, thereby diverting this waste from landfills and have adequate areas for collection and removal of recyclable materials. Nonetheless, it is conservatively assumed that all 4,953 pounds per day of the Project's solid waste would be disposed of at regional landfills. The Sunshine Canyon Landfill's permitted daily intake of 12,100 tons per day would have capacity to accept the net daily operational waste generated by the Project under the existing permitted amount. Therefore, the Project would not generate solid waste in excess of state and local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals. ***Accordingly,***

149 California Integrated Waste Management Board, Solid Waste Information System, Facility/Site Summary Details, https://www2.calrecycle.ca.gov/SolidWaste/Site/Summary/4702. Accessed October 2022.

150 County of Los Angeles, Department of Public Works, CoIWMP 2019 Annual Report, September 2020, Appendix E-2, Table 4, Remaining Permitted Disposal Capacity of Existing Solid Waste Disposal Facilities in Los Angeles County.

151 A construction waste generation rate of 4.38 pounds per square foot was used. 268,770 square feet of residential construction multiplied by 4.38 pounds is 1,177,213 pounds (589 tons). Source: USEPA Report No. EPA A530-98-010, Characterization of building Related Construction and Debris in the United States, Table 3, July 1998.

152 County of Los Angeles Department of Public Works, Countywide Integrated Waste Management Plan 2019 Annual Report, September 2020. Page 33.

impacts related to solid waste and solid waste reduction goals would be less than significant.

Table 5.29
Estimated Daily Solid Waste Generation

Land Use	Size	Generation Rate (pounds/unit)[a]	Total Generation (pounds/day)
Residential	405 units	12.23/du	4,953
Total Project Solid Waste Generation			**4,953**

Notes: sf = square feet
[a] Generation rates are from the City of Los Angeles LA CEQA Thresholds Guide, 2006, page M.3-2.
Source (table): EcoTierra Consulting, 2022.

e. Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?

Less Than Significant Impact. A significant impact may occur if a project would generate solid waste that was not disposed of in accordance with applicable regulations. Solid waste generated onsite by the project would be disposed of in accordance with all applicable federal, state, and local regulations, related to solid waste, such as AB 939.

Consistency with California Integrated Waste Management Act of 1989

The AB 939 requirement to reduce the solid waste stream in landfills by 50 percent means that half of the Project's solid waste generated (4,953 pounds per day) must be recycled rather than disposed of in a landfill. The Project would be required to comply with AB 939 requirements and approximately 50 percent of the Project's waste would be diverted for reuse or recycling; the remaining solid waste generated during operation would be disposed of in landfills. The Project would also be required to comply with the Bureau of Sanitation Solid Resources Infrastructure Facility Plan to reduce the amount of solid waste being disposed into landfills by promoting diversion techniques that increase recycling of solid waste, consistent with AB 939. Therefore, the Project would not substantially increase solid waste generation in the City or the amount disposed into the landfills. Accordingly, the Project would be consistent with AB 939.

Consistency with the City of Los Angeles General Plan Framework Element

The Framework Element of the City of Los Angeles General Plan also supports AB 939 and its goals by encouraging "an integrated solid waste management system that maximizes source reduction and materials recovery and minimizes the amount of waste requiring disposal."[153] The Project would implement strategies to create minimal waste and utilize recycled materials, which in turn would reduce the number of refuse haul trips. The Project would include enclosed trash areas and recycling storage areas and divert 50 percent of the construction waste debris away from landfills. The Project would be consistent with the City of Los Angeles General Plan

[153] Los Angeles Department of City Planning, Citywide General Plan Framework, 1996. Page 9-11.

Framework goal of maximizing source reduction and materials recovery, and minimizing the amount of waste requiring disposal. Therefore, the Project would be consistent with the Framework Element.

Consistency with City of Los Angeles Zero Waste Plan

The City's Zero Waste Plan, identifies a long term plan through 2030 for the City of Los Angeles's solid waste programs, policies and environmental infrastructure. The Zero Waste Plan aims for the City of Los Angeles to achieve a goal of 90 percent diversion by 2025. This targeted diversion rate would be implemented through an enhancement of existing policies and programs such as implementing additional downstream programs (e.g. adding textiles to the blue bin recycling program; adding food scraps to the green bin recycling program; and requiring private solid waste collection service to provide access to multi-family and commercial customers); implementation of mandatory participation programs for residential, government, commercial, industrial, and institutional users; requiring transfer stations and landfills to provide resource recovery centers; and increased diversion requirements at C&D facilities new policies and programs, and the development of future recycling facilities.[154] The Project would include enclosed trash areas and recycling storage areas and would divert construction waste debris away from landfills. The Project would also be consistent with the City's Zero Waste Plan goal of minimizing the amount of waste requiring disposal through green bin recycling program. Therefore, the Project would be consistent with the City's Zero Waste Plan.

Consistency with the Los Angeles Municipal Code

The LAMC requires a project to be designed to incorporate a recycling area or room.[155] The Project would be required to comply with this requirement and have sufficient containers to accommodate the amount of solid waste and recycling generated by the premises, and landscape waste would be placed in designated green waste bins. Therefore, the Project would be consistent with the LAMC.

Therefore, based on the above, the Project would comply with federal, State, and local management and reduction statutes and regulations related to solid waste. Accordingly, impacts would be less than significant.

Cumulative Impacts

Individual sewer and water infrastructure is location and site-specific and made on a case by case basis. Through the 2020 UWMP, the LADWP has demonstrated that it can provide adequate water supplies for the City through the year 2045. Demands on water consumption, wastewater generation, and solid waste generation resulting from the Project would be less than significant. Ultimately, the wastewater and water facilities (HTP and LAAFP) and Sunshine Canyon landfill have adequate capacity to accommodate the project and Related Projects along with the general

[154] Los Angeles Sanitation, Solid Waste Integrated Resources Plan – A Zero Waste Master Plan, October 2013.

[155] Los Angeles Municipal Code, Section 12.21.A.19.c.

growth within the City.[156] It is anticipated that LADWP's existing and planned electricity capacity and electricity supplies would be sufficient to support the Related Projects like Project, electricity demand. It is expected that SoCalGas' existing and planned natural gas capacity and supplies would be sufficient to serve the Project's demand. Furthermore, telecommunication services are provided by private companies, the selection of which is at the discretion of the Applicant and/or the successor on an ongoing basis. Upgrades to existing telecommunication facilities and construction of new facilities to meet the demand of users is determined by providers and is subject to its own environmental review. ***Therefore, the Project's contribution to cumulative wastewater, water, solid waste, electricity, natural gas, and telecommunications impacts would not be cumulatively considerable and cumulative impacts would be less than significant***.

XX. WILDFIRE

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
If located in or near state responsibility areas or lands classified as very high fire hazard severity zones would the project:				
a. Substantially impair an adopted emergency response plan or emergency evacuation plan?	☐	☐	☒	☐
b. Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?	☐	☐	☐	☒
c. Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?	☐	☐	☒	☐
d. Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?	☐	☐	☐	☒

[156] The Countywide Integrated Management Plan 2019 Annual Report concludes that there is current capacity of 58.84 million tons available throughout the County for the disposal of inert waste. County of Los Angeles Department of Public Works, Countywide Integrated Waste Management Plan 2019 Annual Report, September 2020. Page 33.

SCAG 2020-2045 RTP/SCS PEIR Mitigation Measures

PMM WF-1: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to wildfire risk, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) Launch fire prevention education for local cities and counties such that local fire agencies, homeowners, as well as commercial and industrial businesses are aware of potential sources of fire ignition and the related procedures to curb or lessen any activities that might initiate fire ignition.

b) Ensure structures in high fire risk areas are built to current state and federal standards which serve to greatly increase the chances the structure will survive a wildfire and also allow for people to shelter-in-place.

c) Improve road access for emergency response and evacuation so people can evacuate safely and timely when necessary.

d) Improve, and educate regarding, local emergency communications and notifications with residents and businesses.

e) Enforce defensible space regulations to keep overgrown and unmanaged vegetation, accumulations of trash and other flammable material away from structures.

f) Provide public education about wildfire risk and fire prevention measures, and safety procedures and practices to allow for safe evacuation and/or options to shelter-in-place

g) Include external sprinklers with an independent water source to reduce flammability of structures.

h) Include local solar power paired with batteries to reduce power flow in electricity lines.

i) For developments in high fire-prone areas, have a fire protection plan for residents and businesses.

j) Provide fire hazard and fire safety education for homeowners in or near

fire hazard areas.

k) Developments in fire-prone areas should have fire-resistant feature, such as:

– Ember-resistant vents

– Fire-resistant roofs

– Surrounding defensible space

– Proper maintenance and upkeep of structures and surrounding area

Applicability to the Project

As described in the impact analysis below, the Project Site is not located in an area classified as a Very High Fire Hazard Severity Zone (VHFHSZ) and is not located adjacent to a VHFHSZ. As such, the Project would not result in potential impacts pertaining to wildfire hazards, and the measures included in PMM-WF-1 are not applicable to the Project.

PMM WF-2: In accordance with provisions of sections 15091(a)(2) and 15126.4(a)(1)(B) of the State CEQA Guidelines, a Lead Agency for a project can and should consider mitigation measures to wildfire risk, as applicable and feasible. Such measures may include the following or other comparable measures identified by the Lead Agency:

a) New development or infrastructure activity within very high hazard severity zones or SRAs shall be required to:

– Submit a fire protection plan including the designation of fire watch staff;

– Maintain water and other fire suppression equipment designated solely for firefighting on site for any construction and maintenance activities;

– Locate construction and maintenance equipment in designated “safe areas” such that they do not discharge combustible materials; and

– Designate trained fire watch staff during project construction to reduce risk of fire hazards.

Applicability to the Project

As previously discussed, the Project Site is not located in an area classified as a VHFHSZ. Thus, PMM WF-2 is not applicable to the Project.

a. Substantially impair an adopted emergency response plan or emergency evacuation plan?

Less Than Significant Impact. A significant impact may occur if a project were to interfere with roadway operations used in conjunction with an emergency response plan or emergency evacuation plan or would generate traffic congestion that would interfere with the execution of such a plan.

The Project Site is not located within VHFHSZ as designated by the LAFD[157] and the California Department of Forestry and Fire Protection (CalFIRE).[158] The Project Site is located along Sepulveda Boulevard, which is not identified as a selected disaster route by the City,[159] nor as a disaster route by Los Angeles County.[160] The nearest disaster route, which may be utilized for an evacuation route during an emergency, is Victory Boulevard, located 0.5 mile south of the Project Site.[161] The Project constitutes a private development located on private land and does not propose alteration to the public rights-of-way. No full road closures along Sepulveda Boulevard or Columbus Avenue during construction are anticipated. Construction activities for the Project would primarily be confined to the Project Site. In addition, pursuant to Project Design Feature TR-PDF-2, a Construction Traffic Management Plan would be implemented to ensure that adequate emergency access is maintained in the vicinity of the Project. Furthermore, if lane closures are necessary to local streets adjacent to the Project Site, the remaining travel lanes would be maintained in accordance with standard construction management plans that would be implemented to ensure adequate emergency access and circulation. Regarding operations, the Project would comply with access requirements from the LAFD and would not impede emergency access within the Project vicinity. Therefore, the Project would not cause an impediment along the City's designated disaster routes or impair the implementation of the City's emergency response plan. ***Impacts related to the implementation of the City's emergency response plan would be less than significant***.

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157 City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

158 CalFire, FHSZ Viewer, https://egis.fire.ca.gov/FHSZ/. Accessed October 2022.

159 City of Los Angeles Geo Hub, Disaster Routes, https://geohub.lacity.org/datasets/6223f108d67d49958d05092e0b488740/explore?location=34.191708%2C-118.463925%2C15.00. Accessed October 2022.

160 Los Angeles County Department of Public Works, Disaster Routes with Roads Districts Map, City of Los Angeles Valley Area, August 13, 2008.

161 City of Los Angeles Geo Hub, fire hydrant locations, https://geohub.lacity.org/datasets/fire-hydrants-dwp/explore?location=34.064408%2C-118.370576%2C19.00. Accessed October 2022.

b. Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?

No Impact. A significant impact may occur if a project were to expose people to pollutant concentrations from a wildfire or in the path of an uncontrolled spread of a wildfire.

The Project Site is located within a highly developed area of the City and does not include wildlands or high fire hazard terrain or vegetation. The Project Site is not located in a VHFHSZ;[162] nor is the Project Site within a wildland fire hazard area.[163] Therefore, the Project would not exacerbate wildfire risks and no exposure of Project occupants to pollutant concentrations from a wildfire would occur. ***Accordingly, no impacts would occur***.

c. Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk or that may result in temporary or ongoing impacts to the environment?

Less Than Significant Impact. A significant impact may occur if a project would require the installation or maintenance of associated infrastructure that may exacerbate fire risks or that may result in temporary or ongoing impacts to the environment.

The Project would involve the construction of a new building in a highly urbanized area in the Van Nuys community of the City of Los Angeles. No roads, fuel breaks, or emergency water sources would be installed or maintained. Installation of any required power lines or other utilities would be done in a manner consistent with other construction projects typical of urban development requiring connection to the existing utility grid and infrastructure and in accordance with applicable City building codes and utility provider policies and would not exacerbate fire risk. ***Compliance with all building code, developmental regulations, and utility providers requirements and policies would ensure that the Project would not exacerbate fire risks and impacts would be less than significant.***

d. Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?

No Impact. A significant impact may occur if a project were to expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope stability, or drainage changes.

The Project would be required to comply with all developmental regulations and City building codes with regard to fire safety and would not exacerbate the potential for fire at the Project Site. Any installation of on-site power lines required to provide the Project with electricity and

[162] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

[163] City of Los Angeles Department of City Planning, Zone Information & Map Access System, http://zimas.lacity.org/. Accessed October 2022.

connections to existing power lines would be conducted in coordination and under the supervision of the utility provider. Further, the Project Site and the surrounding vicinity is relatively flat with no major slopes that would be susceptible to flooding or landslide are located nearby. ***Accordingly, the Project would not expose people or structures to such hazards and impacts would be less than significant***.

Cumulative Impacts

If lane closures are necessary to local streets adjacent to Related Project sites, travel lanes would be maintained in accordance with standard construction management plans that would be implemented to ensure adequate emergency access and circulation. Regarding operations, the Related Projects, like the Project, would comply with access requirements from the LAFD and would not impede emergency access within the vicinity of each Related Project site. Therefore, the Project would not cause an impediment along the City's designated disaster routes or impair the implementation of the City's emergency response plan. Cumulative impacts related to the implementation of the City's emergency response plan would be less than significant.

All of the Related Project Sites and the Project Site are within urbanized areas of the City and do not include wildlands or fire hazard terrain or vegetation. Therefore, the Project and Related would not exacerbate wildfire risks and no exposure of Project occupants to pollutant concentrations from a wildfire would occur. ***Therefore, the Project would not make a cumulatively considerable contribution to any potential cumulative impacts, and no cumulative wildfire impact would occur***.

XXI. MANDATORY FINDINGS OF SIGNIFICANCE

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a. Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	☐	☒	☐	☐

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
b. Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?	☐	☐	☒	☐
c. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	☐	☐	☒	☐

a. Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?

Less Than Significant with Mitigation Incorporated. Based on the analyses contained under Section I through Section XX above, with adherence to regulatory compliance measures and mitigation measures, the Project would not have the potential to degrade the quality of the environment and would not result in any significant unavoidable impacts to the environment. The Project Site is located within an urbanized area and is currently vacant. There is no Habitat Conservation Plan, Natural Community Conservation Plan, or other approved habitat conservation plan that applies to the Project Site. The Project Site does include ornamental trees and landscaping that could support nests for migratory birds or other habitat for urban species. Adherence to the Migratory Bird Treaty Act and the California Fish and Game Code and incorporation of RTP/SCS Mitigation Measures PMM BIO-1(g) and PMM BIO-1(i) from the 2020–2045 RTP/SCS PEIR MMRP would ensure that the Project would not have a substantial adverse effect, either directly or through habitat modification, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations by the CDFW or USFWS. Thus, the Project would not substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, or reduce the number or restrict the range of a rare or endangered plant or animal. The Project would not eliminate important examples of the major periods of California history or prehistory. As discussed under Section V, Cultural Resources, Section VII, Geology and Soils, and Section XVIII, Tribal Cultural Resources, with implementation of the City's Conditions of Approval regarding the potential inadvertent discovery of archaeological or paleontological resources, and with incorporation of Mitigation Measure TCR-MM-1 regarding the accidental discovery of a tribal cultural resource, impacts to archeological resources,

paleontological resources, and tribal cultural resources would be less than significant. Thus, overall, no evidence is presented that the Project would degrade the quality of the environment.

b. Does the project have impacts that are individually limited, but cumulatively considerable? ("Cumulatively considerable" means that the incremental effects of a project are considerable when viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects)?

Less Than Significant Impact. The cumulative analysis in this SCEA takes into consideration the 21 Related Projects listed in Table 3.3, *List of Related Projects*, and shown in Figure 3.8, *Related Projects Location Map*. A significant impact may occur if the Project, in conjunction with the 21 Related Projects, would result in impacts that would be significant when viewed together, even if impacts would otherwise not be considered significant when projects are analyzed on an individual basis. The cumulative analyses for each environmental issue area are contained under Section I through Section XX, above, following the assessments of Project impacts. **Based on these analyses, cumulative impacts related to all of the above environmental factors would be less than significant and the Project's contribution to cumulative impacts would not be cumulatively considerable**.

c. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?

Less Than Significant Impact. A significant impact may occur if a project has the potential to result in significant impacts, as discussed in the preceding sections. Based on the preceding environmental analysis, the Project would not have significant environmental effects on human beings, either directly or indirectly. ***Thus, impacts to humans would be less than significant***.

6 MITIGATION MONITORING PROGRAM

6.1 INTRODUCTION

This Mitigation Monitoring Program (MMP) has been prepared pursuant to Public Resources Code Section 21081.6, which requires a Lead Agency to adopt a "reporting or monitoring program for changes to the project or conditions of project approval, adopted in order to mitigate or avoid significant effects on the environment." In addition, Section 15097(a) of the State CEQA Guidelines requires that a public agency adopt a program for monitoring or reporting mitigation measures and project revisions, which it has required to mitigate or avoid significant environmental effects. This MMP has been prepared in compliance with the requirements of CEQA, Public Resources Code Section 21081.6 and Section 15097 of the State CEQA Guidelines.

The City of Los Angeles is the Lead Agency for the Project and therefore is responsible for administering and implementing the MMP. A public agency may delegate reporting or monitoring responsibilities to another public agency or to a private entity that accepts the delegation; however, until mitigation measures have been completed, the Lead Agency remains responsible for ensuring that implementation of the mitigation measures occurs in accordance with the program.

A Sustainable Communities Environmental Assessment (SCEA) has been prepared to address the potential environmental impacts of the Project. The evaluation of the Project's impacts in the SCEA takes into consideration the project design features (PDFs) and incorporates all feasible mitigation measures from all Program Environmental Impact Reports (PEIRs) applicable to the Project Site, and applies mitigation measures (MMs) needed to avoid or reduce potentially significant environmental impacts. This MMP is designed to monitor implementation of the PDFs and MMs identified for the Project.

6.2 ORGANIZATION

As shown on the following pages, each identified project design feature and mitigation measure for the Project is listed and categorized by environmental impact area, with accompanying identification of the following:

- Enforcement Agency: the agency with the power to enforce the PDF or MM.
- Monitoring Agency: the agency to which reports involving feasibility, compliance, implementation, and development are made.
- Monitoring Phase: the phase of the Project during which the PDF or MM shall be monitored.
- Monitoring Frequency: the frequency at which the PDF or MM shall be monitored.

- Action Indicating Compliance: the action by which the Enforcement or Monitoring Agency indicates that compliance with the identified PDF or required MM has been implemented.

6.3 ADMINISTRATIVE PROCEDURES AND ENFORCEMENT

This MMP shall be enforced throughout all phases of the Project. The Applicant shall be responsible for implementing each PDF and MM and shall be obligated to provide certification, as identified below, to the appropriate monitoring and enforcement agencies that each PDF and MM has been implemented. The Applicant shall maintain records demonstrating compliance with each PDF and MM. Such records shall be made available to the City upon request.

During the construction phase and prior to the issuance of building permits, the Applicant shall retain an independent Construction Monitor (either via the City or through a third-party consultant), approved by the Department of City Planning, who shall be responsible for monitoring implementation of PDFs and MMs during construction activities consistent with the monitoring phase and frequency set forth in this MMP.

The Construction Monitor shall also prepare documentation of the Applicant's compliance with the PDFs and MMs during construction every 90 days in a form satisfactory to the Department of City Planning. The documentation must be signed by the Applicant and Construction Monitor and be included as part of the Applicant's Compliance Report. The Construction Monitor shall be obligated to immediately report to the Enforcement Agency any non-compliance with the MMs and PDFs within two businesses days if the Applicant does not correct the non-compliance within a reasonable time of notification to the Applicant by the monitor or if the non-compliance is repeated. Such non-compliance shall be appropriately addressed by the Enforcement Agency.

6.4 PROGRAM MODIFICATION

After review and approval of the final MMP by the Lead Agency, minor changes and modifications to the MMP are permitted, but can only be made subject to City approval. The Lead Agency, in conjunction with any appropriate agencies or departments, will determine the adequacy of any proposed change or modification. This flexibility is necessary in light of the nature of the MMP and the need to protect the environment. No changes will be permitted unless the MMP continues to satisfy the requirements of CEQA, as determined by the Lead Agency.

The Project shall be in substantial conformance with the PDFs and MMs contained in this MMP. The enforcing departments or agencies may determine substantial conformance with PDFs and MMs in the MMP in their reasonable discretion. If the department or agency cannot find substantial conformance, a PDF or MM may be modified or deleted as follows: the enforcing department or agency, or the decision maker for a subsequent discretionary project related approval finds that the modification or deletion complies with CEQA, including CEQA Guidelines Sections 15162 and 15164, which could include the preparation of an addendum or subsequent environmental clearance, if necessary, to analyze the impacts from the modifications to or deletion of the PDFs

or MMs. Any addendum or subsequent CEQA clearance shall explain why the PDF or MM is no longer needed, not feasible, or the other basis for modifying or deleting the PDF or MM, and that the modification will not result in a new significant impact consistent with the requirements of CEQA. Under this process, the modification or deletion of a PDF or MM shall not, in and of itself, require a modification to any Project discretionary approval unless the Director of Planning also finds that the change to the PDF or MM results in a substantial change to the Project or the non-environmental conditions of approval.

6.5 MITIGATION MONITORING PROGRAM

IV. Hazards and Hazardous Materials

Project Mitigation Measures

HAZ-MM-1: As recommended in the Phase I ESA, prior to construction of the Project, a Human Health Risk Assessment shall be prepared to determine whether the VOCs previously detected in soil vapor on the Project Site represent a threat to current and future human health, and to determine whether risk-control measures would be required to protect future tenants and workers based on the planned residential development. Any requirements such as the installation of a soil vapor barrier and passive venting system recommended based on the results of the HHRA, shall be implemented prior to Project construction.

- **Enforcement Agency**: City of Los Angeles Department of Building and Safety; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of City Planning
- **Monitoring Phase**: Pre-Construction, Construction
- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval and issuance of grading permit; Field inspection sign-off

HAZ-MM-2: As recommended in the Phase I ESA, prior to construction of the Project, a Soil Management Plan shall be prepared and implemented prior to any construction activities that require excavation of soil. At a minimum the Soil Management Plan must specify site-specific requirements, including a health and safety plan.

- **Enforcement Agency**: City of Los Angeles Department of Building and Safety; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of City Planning
- **Monitoring Phase**: Pre-Construction, Construction

- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval and issuance of grading permit; Field inspection sign-off

V. Noise

Project Mitigation Measures

NOI-MM-1:

- The project contractor shall use power construction equipment with state-of-the-art noise shielding and muffling devices capable of at least a 10 dBA reduction.
- Demolition and construction activities shall be scheduled so as to avoid operating several pieces of equipment simultaneously, which causes high noise levels.
- A temporary noise control barrier/sound curtain shall be installed on the northern, eastern and southern property lines of the construction site. The noise control barrier shall be installed to block the line-of-sight from the nearby Senior Citizen Center/Convalescent Center uses, Elementary School use, and closest residential uses to the southeast, to the construction activity, and the barrier shall be designed to reduce construction-related noise levels at the nearby sensitive use structures by at least 10 dBA. The supporting structure shall be engineered and erected according to applicable codes. The temporary barrier shall remain in place until all windows have been installed and all exterior noise producing construction activities on the project site are complete.

- **Enforcement Agency**: City of Los Angeles Department of Building and Safety; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of Building and Safety
- **Monitoring Phase**: Pre-Construction, Construction
- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval and issuance of applicable building permit; submittal of compliance report from noise consultant

NOI-MM-2: The construction contractor shall avoid using large bulldozer or caisson drill within 80 feet of the façade of the Center for Healthy Living Senior Citizen Center, located north of the Project Site, and the Beverly Manor Convalescent Center located south of the Project Site.

- **Enforcement Agency**: City of Los Angeles Department of Building and Safety; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of Building and Safety
- **Monitoring Phase**: Pre-Construction, Construction
- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval and issuance of applicable building permit; submittal of compliance report from noise consultant

NOI-MM-3: The construction contractor shall avoid using large bulldozer within 15 feet of the façades of the existing structures located directly adjacent to the northern boundary of the Project.

- **Enforcement Agency**: City of Los Angeles Department of Building and Safety; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of Building and Safety
- **Monitoring Phase**: Pre-Construction, Construction
- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval and issuance of applicable building permit; submittal of compliance report from noise consultant

VI. Transportation

Project Design Features

TR-PDF-1: The following Transportation Demand Management strategies will be incorporated into the Project design:

- Reduced Parking Supply – This strategy changes the on-site parking supply to provide less than the amount of vehicle parking required by direct application of the LAMC without consideration of parking reduction mechanisms permitted in the code. Permitted reductions in parking supply could utilize parking reduction mechanisms such as TOC, Density Bonus, Bike Parking ordinance, or locating in an Enterprise Zone or Specific Plan area. Required unadjusted LAMC parking for the Project is 624 parking spaces, the Project is providing 556 parking spaces.

- Bike Parking - This strategy involves implementation of short and long-term bicycle parking to support safe and comfortable bicycle travel by providing parking facilities at destinations under existing LAMC regulations applicable to the Project (LAMC Section 12.21.A.16). The Project is providing 194 bicycle parking spaces (176 long-term on Level P-1 and 18 short-term along the Sepulveda Boulevard frontage).

- **Enforcement Agency**: City of Los Angeles Department of Transportation; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of Transportation
- **Monitoring Phase**: Construction
- **Monitoring Frequency**: Once at Project plan check prior to issuance of building permits; Once prior to issuance of Certificate of Occupancy
- **Action(s) Indicating Compliance**: Approval of TDM strategies by City of Los Angeles Department of Transportation; Issuance of Certificate of Occupancy; Submittal of compliance documented by Applicant

TR-PDF-2: Pursuant to City of Los Angeles requirements, prior to the start of construction, a Construction Traffic Management Plan shall be prepared and submitted to LADOT for review and approval. The Construction Traffic Management Plan will include a Worksite Traffic Control Plan, which will facilitate traffic and pedestrian movement, and minimize the potential conflicts between construction activities, street traffic, bicyclists, and pedestrians. The Construction Traffic Management Plan and Worksite Traffic Control Plan will include, but not be limited to, the following measures:

- As parking lane and/or sidewalk closures are anticipated, worksite traffic control plan(s), approved by LADOT, should be implemented to route vehicular traffic, bicyclists, and pedestrians around any such closures;
- Ensure that access will remain unobstructed for land uses in proximity to the Project Site during construction;
- Temporary traffic controls during construction activities adjacent to public rights-of-way to improve traffic flow on public roadways (e.g., flag persons);
- Parking for construction workers will be provided either on-site or at off-site, off-street locations. Parking shall be prohibited on streets in the vicinity of the Project Site;
- Coordinate with the City and emergency service providers to ensure adequate access is maintained to the Project Site and neighboring businesses and residences;
- Coordinate with LADOT Parking Meter Division to address loss of metered parking spaces, as applicable;
- Implement safety precautions for pedestrians and bicyclists through such measures as alternate routing and protection barriers, as

appropriate, including along all identified Los Angeles Unified School District (LAUSD) pedestrian routes to nearby schools;
- Schedule construction-related deliveries, haul trips, etc., to occur outside the commuter peak hours, to the extent feasible, so as to not impede school drop-off and pick-up activities and students using LAUSD's identified pedestrian routes to nearby schools;
- Notify the LAUSD Transportation Branch and the site administrators of nearby LAUSD schools of the expected start and ending dates of construction. In addition, the contractor or their designee shall coordinate with LAUSD site administrators and/or designated representatives to ensure that effective measures are employed to reduce construction-related effects related to existing pedestrian and school bus routes, and school drop off/pick up areas on proximate LAUSD facilities; and
- Identification of a construction manager and provision of a telephone number posted at the site during site preparation, grading, and construction readily visible to any interested party for any inquiries or complaints regarding construction activities.

- **Enforcement Agency**: City of Los Angeles Department of Transportation; City of Los Angeles Department of City Planning
- **Monitoring Agency**: City of Los Angeles Department of Transportation
- **Monitoring Phase**: Pre-Construction, Construction
- **Monitoring Frequency**: Once at Project plan check; Once during field inspection
- **Action(s) Indicating Compliance**: Plan check approval

VII. Tribal Cultural Resources

Project Mitigation Measures

TR-MM-1: In the event that any subsurface objects or artifacts that may be tribal cultural resources are encountered during the course of any ground disturbance activities, all such activities shall temporarily cease within the area of discovery, the radius of which shall be determined by a qualified archeologist, in consultation with a qualified tribal monitor, until the potential tribal cultural resources are properly assessed and addressed pursuant to the process set forth below:

1. Upon a discovery of a potential tribal cultural resource, the Applicant, or its successor, shall immediately stop all ground disturbance activities and contact the following: (1) all California Native American tribes that have informed the City they are traditionally and culturally affiliated with the geographic area of the proposed project; (2) and OHR.

2. If OHR determines, pursuant to Public Resources Code Section 21074 (a)(2), that the object or artifact appears to be a tribal cultural resource in its discretion and supported by substantial evidence, the City shall provide any affected tribe a reasonable period of time, not less than 14 days, to conduct a site visit and make recommendations to the Applicant, or its successor, and the City regarding the monitoring of future ground disturbance activities, as well as the treatment and disposition of any discovered tribal cultural resources.

3. The Applicant, or its successor, shall implement the tribe's recommendations if a qualified archaeologist retained by the City and paid for by the Applicant, or its successor, in consultation with the tribal monitor, reasonably conclude that the tribe's recommendations are reasonable and feasible.

4. In addition to any recommendations from the applicable tribe(s), a qualified archeologist shall develop a list of actions that shall be taken to avoid or minimize impacts to the identified tribal cultural resources substantially consistent with best practices identified by the Native American Heritage Commission and in compliance with any applicable federal, state or local law, rule or regulation.

5. If the Applicant, or its successor, does not accept a particular recommendation determined to be reasonable and feasible by the qualified archaeologist or qualified tribal monitor, the Applicant, or its successor, may request mediation by a mediator agreed to by the Applicant, or its successor, and the City. The mediator must have the requisite professional qualifications and experience to mediate such a dispute. The City shall make the determination as to whether the mediator is at least minimally qualified to mediate the dispute. After making a reasonable effort to mediate this particular dispute, the City may (1) require the recommendation be implemented as originally proposed by the archaeologist or tribal monitor; (2) require the recommendation, as modified by the City, be implemented as it is at least as equally effective to mitigate a potentially significant impact; (3) require a substitute recommendation be implemented that is at least as equally effective to mitigate a potentially significant impact to a tribal cultural resource; or (4) not require the recommendation be implemented because it is not necessary to mitigate an significant impacts to tribal cultural resources. The Applicant, or its successor, shall pay all costs and fees associated with the mediation.

6. The Applicant, or its successor, may recommence ground disturbance activities outside of a specified radius of the discovery site, so long as

this radius has been reviewed by both the qualified archaeologist and qualified tribal monitor and determined to be reasonable and appropriate.

7. The Applicant, or its successor, may recommence ground disturbance activities inside of the specified radius of the discovery site only after it has complied with all of the recommendations developed and approved pursuant to the process set forth in paragraphs 2 through 5 above.

8. Copies of any subsequent prehistoric archaeological study, tribal cultural resources study or report, detailing the nature of any significant tribal cultural resources, remedial actions taken, and disposition of any significant tribal cultural resources shall be submitted to the South Central Coastal Information Center (SCCIC) at California State University, Fullerton and to the Native American Heritage Commission for inclusion in its Sacred Lands File.

Appendix A.1

Conceptual Site Plans and Elevations

SET ISSUE

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SET ISSUE

Number	Issue	Date
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3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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W.PA
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W.PA Job Number 1339

Sheet Index Cont.

g0.00b

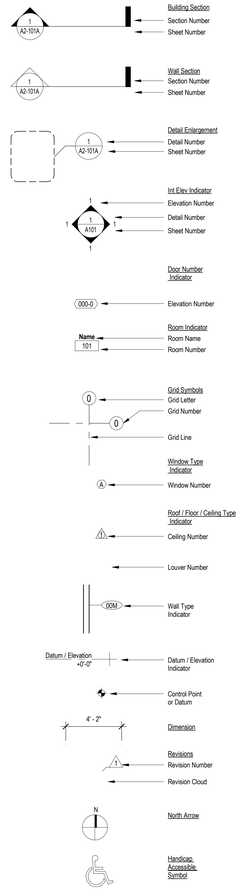
Abbreviations

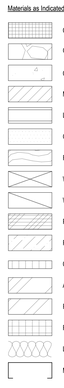
AB	Anchor Bolt
ABV	Above
ACT	Acoustical Ceiling Tile
AC	Architectural Concrete
A/C	Asphaltic Concrete
AD	Area Drain
ADD	Addendum
ADJ	Adjacent
AF	Access Floor
AFF	Above Finish Floor
AFP	Acoustical Fiberglass Panel
AFG	Above Finish Grade
AGG	Aggregate
AHU	Air Handling Unit
ALT	Alternate
ALUM	Aluminum
AMT	Amount
APPROX	Approximate
ARCH	Architect(ural)
AUTO	Automatic
BC	Bottom of Curb
BD	Board
BFF	Below Finish Floor
BLDG	Building
BLK	Block
BLKG	Blocking
BM	Beam
BO	Bottom of
BOD	Bottom of Deck
BOR	Bottom of Reveal
BOT	Bottom
BRG	Bearing
BRK	Brick
BSMT	Basement
CAB	Cabinetry
CB	Catch Basin
CEM	Cement
CEN PT	Center Point
CG	Corner Guard
CH	Baby Care Center
CHK	Clothes Hook
CIP	Cast-in-Place
CL	Center Line
CLG	Ceiling
CLR	Clear
CMU	Concrete Masonry Unit
COL	Column
CONC	Concrete
CONT	Continuous
CORR	Corridor
COV PL	Cover Plate
CPT	Carpet
CPTT	Carpet Tile
CR	Curtain Rod
CRT	Critical
CTR	Center
DBL	Double
DET	Detail
DF	Drinking Fountain
DIA	Diameter
DIFF	Diffuser
DIM	Dimension
DL	Dead Load
DN	Down
DR	Door
DRN	Drain
DS	Downspout
DWG	Drawing
E	East
EA	Elevator Annunciator
EB	Expansion Bolt
EC	Elevator Call Station
EJ	Expansion Joint
ELEC	Electrical
ELEV	Elevation
EMER	Emergency
ENCL	Enclosure
ENGR	Engineer
EP	Electrical Panel
EPNT	Epoxy Paint
EQ	Equal
EQUIP	Equipment
EXH	Exhaust
(E)	Existing
EXP	Expansion
EXT	Exterior
FA	Fire Alarm
FAA	Fire Alarm Visual Device And Annunciator
FACP	Fire Alarm Control Panel
FAP	Fire Alarm Pull Station
FAV	Fire Alarm Visual Device
FB	Flat Bar
FD	Floor Drain
FDN	Foundation
FE	Fire Extinguisher
FEC	Fire Extinguisher Cabinet
FF	Finish Floor
FIN	Finish(ed)
FLR	Floor
FLUOR	Fluorescent
FO	Face of
FOC	Face of Concrete
FOF	Face of Finish
FOM	Face of Masonry
FOS	Face of Studs
FPRF	Fireproofing
FRAP	Fire Resistive
FRP	Fiberglass Reinforced Panel
FSD	Feminine Supplies Dispenser
FT	Foot or Feet
FTG	Footing
FV	Field Verify
GA	Gauge
GALV	Galvanized
GB	Grab Bar
GC	General Contractor
GL	Glass
GND	Ground
GSM	Galvanized Sheet Metal
GWB	Gypsum Wall Board

HB	Hose Bibb
HD	Hand Dryer
HDR	Header
HDW	Hardware
HDWD	Hardwood
HGT	Height
HM	Hollow Metal
HNDRL	Handrail
HORIZ	Horizontal
HP	High Performance
HR	Hour
HSTL	Hollow Steel
HT	Height
HTG	Heating
HTR	Heater
HV	Hose Valve
HVAC	Heating, Ventilating & Air Conditioning
ID	Inside Diameter/Dimension
IN	Inch
INCL	Include(d)
INFO	Information
INSUL	Insulation
INT	Interior
INV	Invert
JB	Junction Box
JST	Joist
JT	Joint
KO	Knockout
KP	Kick Plate
L	Length
LAM	Laminate
LAV	Lavatory
LB	Pound or Lag Bolt
LF	Linear Foot or Feet
LH	Left Hand
LIN	Linoleum
LL	Live Load
LT	Light
LVR	Louver
M	Metric
MACH	Machine
MAS	Masonry
MATL	Material
MAX	Maximum
MB	Marker Board
MDF	Medium Density Fiberboard
MDO	Medium Density Overlay
MECH	Mechanical
MEMB	Membrane
MFR	Manufacturer
MH	Manhole
MH	Mop Hook
MIN	Minimum
MI	Mirror
MISC	Miscellaneous
MO	Masonry Opening
MR	Mirror
MRG	Moisture Resistant Gyp. Board
MTD	Mounted
MTL	Metal
(N)	New
N	North
NA	Not Applicable
NIC	Not In Contract
NO.	Number
NOM	Nominal
NTS	Not to Scale
OA	Outside Air
OC	On Center
OD	Outside Diameter/Dimension
OFCI	Owner Furnished-Contractor Installed
OFOI	Owner Furnished-Owner Installed
OPNG	Opening
OPP	Opposite
OPP HD	Opposite Hand
OPT	Optional
ORIG	Original
OVHD	Overhead
PAV	Paving or Pavers
PC	Precast Concrete
PCF	Pounds Per Cubic Foot
PD	Paper Towel Dispenser
PD/WR	Paper Towel Dispenser/Waste Receptacle
PERF	Perforated
P/L	Property Line
PL	Plate
PLAM	Plastic Laminate
PLAS	Plaster
PLUMB	Plumbing
PLYWD	Plywood
PNL	Panel
P.#	Paint
PRELIM	Preliminary
PS	Projection Screen
PSI	Pounds Per Cubic Inch
PT	Pressure Treated
PTD	Painted
QT	Quarry Tile
QTR	Quarter
(R)	Remain
R-#	Thermal Resistance (R-Value)
RA	Return Air
RAD	Radius
RB	Rubber Base
RD	Roof Drain
REC	Recessed
REF	Reference
REFR	Refrigerator
REINF	Reinforce (d) (ing) (ment)
REQD	Required
REV	Revision
RF	Resilient Flooring
RFL	Reflected
RM	Room
RND	Round
RO	Rough Opening
RSR	Riser
RV	Roof Vent
R/W	Right of Way

S	South
SC	Solid Core
SC	Shower Curtain
SD	Soap Dispenser
SCHED	Schedule
SECT	Section
SF	Square Foot (feet)
SH	Shower Head
SHTHG	Sheathing
SHT	Sheet
SIM	Similar
SLR	Sealer
SOG	Slab on Grade
SPEC	Specification
SND	Sanitary Napkin Disposal
SNV	Sanitary Napkin Vendor
SQ	Square
SS	Stainless Steel
ST	Street
STC	Stucco
STD	Standard
STL	Steel
STN	Stain (ed)
STAG	Staggered
STOR	Storage
STR	Structural
STUC	Stucco
SURF	Surface
SUSP	Suspended
SWS	See Wall Sections
SYM	Symmetrical
SYS	System
TB	Tackboard
TEMP	Temporary
TEMP GL	Tempered Glass
T&B	Top & Bottom
T&G	Tongue & Groove
THK	Thick
THRSH	Threshold
THRU	Through
T.I.	Tenant Improvement
TO	Top of
TOC	Top of Concrete or Curb
TOS	Top of Steel
TOT	Total
TPD	Toilet Paper Dispenser
TRD	Tread
TSD	Toilet Seat Cover Dispenser
TYP	Typical
UNFIN	Unfinished
UNO	Unless Noted Otherwise
UR	Urinated
V	Voltage
VB	Vapor Barrier
VENT	Ventilation
VERT	Vertical
VEST	Vestibule
VFY	Verify
VIF	Verify In Field
VNR	Veneer
W	West
W	With
WD	Wood
WD ACT	Acoustical Wood Panel
WDW	Window
WLD	Weld (ed)
WOC	Walk Off Carpet
WOM	Walk Off Mat
WGL	Wire Glass
W/O	Without
WP	Waterproofing
WR	Waste Receptacle
WSCT	Wainscot
WSTL	Weathered Steel
WT	Weight
WTR	Water
WW	Wall to Wall
WWF	Welded Wire Fabric
XFR	Transfer
XFRMR	Transformer
YD	Yard

Symbols



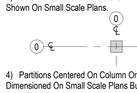


Dimensions:

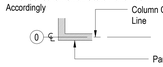
1) In Many Of The Interior Spaces The Actual Dimensions May Be Less Important Than If The Two Elements In The Building Were To Be Equal. In These Cases, The Word "Equal" Or "Eq" Is Used In Lieu Of The Actual Dimensions.

2) When A Room Centerline Is Indicated Only One Side Of The Rooms Elements May Be Dimensioned.

3) Column Identification: Details Will Govern All Dimensions Not Shown On Small Scale Plans.

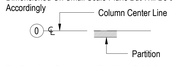


4) Partitions Centered On Column Or Grid Lines Will Not Be Dimensioned On Small Scale Plans But Will Be Drawn Accordingly



5) Partitions With A Finished Face Flush With Finish Face Of Column Will Not Be Dimensioned On Small Scale Plans But Will Be Drawn Accordingly. (See Note 11)

6) Partitions Faced On Column or Grid Line Will Not Be Dimensioned On Small Scale Plans But Will Be Drawn Accordingly



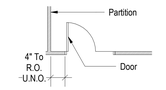
7) Openings Occurring In Partitions Or Walls:

A. When A Jamb Occurs At A Column Or Grid Line, Dimensions Will Not Be Shown On The Small Scale Plans. The Opening Width Will Be Governed By The Door Schedule

B. When A Jamb Occurs At Neither A Column Line Nor A Grid Line And Does Not Follow Typical Offsets, Then The Jamb Will Be Dimensioned.

8) Doors Are Located By One Of The Following:

A. One Jamb Face Located By A Partition At Right Angle. Typical Unless Noted Otherwise In Plan.

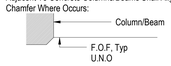


B. As Dimensioned

9) Partitions Are Dimensioned To Face of Finish Unless Noted Otherwise.

10) Dimensions Are Indicated In The Documents. The Drawings Shall Not Be Scaled For Dimensions.

11) Partitions Between Concrete Columns/Beams And Adjacent To Concrete Columns/Beams Shall Align with the Chamfer Where Occurs:



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Fire Department General Notes:

RESIDENTIAL R-2

1. Smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all the alarms in the individual unit. Required smoke alarms shall receive their primary power from the building wiring and shall be equipped with a battery backup. {LAFC 907.2.11.5-6}
2. Group R-2.2 shall be equipped throughout with an automatic fire alarm system and shall have a manual fire alarm pull station at the 24-hour staff watch office.{CBC 907.2.9}
3. Carbon monoxide alarms shall be interconnected in such a manner that the activation of one alarm will activate all the alarms in the individual unit. Required carbon monoxide alarms shall receive their primary power from the building wiring and shall be equipped with a battery backup. {LAFC 915.4.2/4}

INTERIOR FINISHES

1.
2. Interior wall and ceiling finish shall have a flame spread index not greater than that specified in T803.11. Specify interior wall and ceiling finish on plans. {LAFC 803.3}
3. Material, other than foam plastics, used as interior trim shall have a min Class C flame spread and smoke-developed index and shall not exceed 10% of the wall or ceiling area in which it is attached. {LAFC 804.1}
4. Curtains, draperies, fabric hangings, and similar combustible decorative materials suspended from walls or ceilings shall not exceed 10% of the wall or ceiling area to which such materials are attached. {LAFC 807.3}**
5. In every Group A, E, I, R-1, R-2, and R-2.1, all drapes, hangings, curtains, drops, and all other decorative material shall be made from a nonflammable material or treated and maintained in a flame-retardant condition by means of a flame-retardant solution or process approved by the OSFM. {Title 19, Div 1, 3.08}**

GENERAL NOTES

1. New and existing building shall have approved address numbers placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Address numbers shall be in Arabic numbers or alphabetical letters. Numbers shall be a min. of [12 inches high for commercial and 6 inches high for residential] with a minimum stroke of 0.5 inch. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole or other sign or means shall be used to identify the structure. {CFC 505.1}
2. Fire detection and alarm systems, emergency alarm systems, gas detection systems, fire extinguishing systems, mechanical smoke exhaust systems, and smoke and heat vents shall be maintained in an operative condition at all times, and shall be replaced or repaired where defective. Nonrequired fire protection systems and equipment shall be inspected, tested and maintained or removed. {CFC 901.6}
3. An automatic sprinkler system shall be installed at the top of rubbish and linen chutes and in their terminal rooms. Chutes shall have additional sprinkler heads installed at alternate floors and at the lowest intake. {LAFC 903.2.11.2}
4. A fire alarm system shall annunciate at the fire alarm control unit and shall initiate occupant notification upon activation. It shall be activated by: {CBC 907.5}
   I. Automatic fire detectors.
   II. Automatic sprinkler system waterflow devices.
   III. Manual fire alarm boxes.
   IV. Automatic fire-extinguishing systems.
5. "Carbon monoxide alarms shall be interconnected in such a manner that the activation of one alarm will activate all the alarms in the individual unit. Required carbon monoxide alarms shall receive their primary power from the building wiring and shall be equipped with a battery backup. {CBC 915.4.2/4}
6. Provide emergency responder radio coverage in accordance with LAFC 510. {CBC 916.1}
7. Means of egress serving a room or space shall be illuminated at all times that the room or space is occupied. The illumination level shall not be <1 footcandle at the walking surface. {CBC 1008.2}
8. In the event of power supply failure, an emergency electrical system shall automatically illuminate all of the following areas for a duration of not <90 min. Emergency lighting facilities shall be arranged to provide initial illumination that is not less than an average of 1 footcandle and a min at any point of .1 footcandle.": {CBC 1008.3-5}
   I. Aisles.
   II. Corridors.
   III. Exit access stairways and ramps.
   IV. Interior and exterior exit stairways and ramps.
   V. Exit passageways.
   VI. Vestibules and areas on the level of discharge used for exit discharge.
   Electrical equipment rooms.
   Fire command centers.
   Fire pump rooms .
   Generator rooms.
   Public restrooms >300 SF.
9. Where two or more elevators are controlled by a common operating system, all elevators shall automatically transfer to standby power within 60 seconds after failure of normal power where the standby power source is of sufficient capacity to operate all elevators at the same time. Where the standby power source is not of sufficient capacity to operate all elevators at the same time, all elevators shall transfer to standby power in sequence, return to the designated landing and disconnect from the standby power source. After all elevators have been returned to the designated level, not less than one elevator shall remain operable from the standby power source. {CBC 1009.4}
10. Provide two-way communication at the landing serving each elevator or bank of elevators above or below the level of exit discharge. {CBC 1009.8}**
11. The force for pushing or pulling open interior swinging egress doors, other than fire doors, shall not exceed 5pounds (22 N). These forces do not apply to the force required to retract latch bolts or disengage other devices that hold the door in a closed position. For other swinging doors, as well as sliding and folding doors, the door latch shall release when subjected to a 15-pound (67 N) force. The door shall be set in motion when subjected to a 30-pound (133 N) force. The door shall swing to a full-open position when subjected to a 15-pound (67 N) force. {CBC 1010.1.3}
12. Exit signs shall be internally or externally illuminated" {CBC 1013.3}**
13. Tactile exit signs shall be required at the following locations: {CBC 1013.4}
    A. "EXIT" sign at each grade-level exterior door.
    B. Each exit door that leads directly to a grade-level exterior exit by means of a stairway or ramp shall be identified by a tactile exit sign with the following words as appropriate:
       i. "EXIT STAIR DOWN".
       ii. "EXIT RAMP DOWN".
       iii. "EXIT STAIR UP".
       iv. "EXIT RAMP UP".
    C. "EXIT ROUTE" at each exit door that leads directly to a grade-level exterior exit by means of an exit enclosure or an exit passageway.
    D. "EXIT ROUTE" at each exit access door from an interior room or area to a corridor or hallway.
    E. "TO EXIT" at each exit door through a horizontal exit.
14. Exit signs shall be illuminated at all times. {CBC 1013.5}
15. The face of an exit sign illuminated from an external source shall have an intensity of >5 footcandles. {CBC 1013.6.2}
16. In case of primary power loss, the sign illumination means shall be connected to an emergency power system for a duration of hot <90 minutes. {CBC 1013.6.3}**
17. Provide a sign at each floor landing in an interior exit stairway and ramp connecting >3 stories designating the floor level, the terminus of the top and bottom and the identification of the stairway or ramp. The signage shall also state the story of, and the direction to, the exit discharge and the availability of roof access for the fire department. The sign shall be located 5' above the floor landing. {CBC 1023.9}
18. Min. egress court width shall be gradual by a guard >36" and not create an angle of >30 degrees. {CBC 1028.4.1}
19. Egress courts <10' wide shall have walls ≥ 1 Hr. for a distance of 10' above the floor. {CBC 1028.4.2}**
20. Interior spaces intended for human occupancy shall be provided with active or passive space heating systems capable of maintaining an indoor temperature of not less than 68°F (20°C) at a point 3 feet (914 mm) above the floor on the design heating day. {CBC 1203.1}

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Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

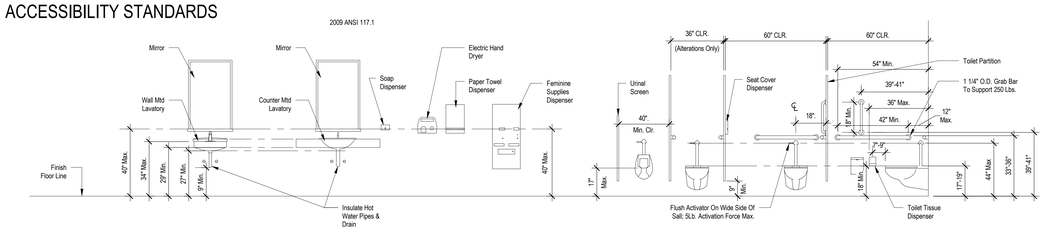
W.PA Job Number 1339

Symbols &
Abbreviations

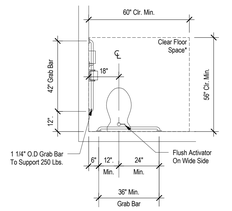
g0.01

ACCESSIBILITY STANDARDS

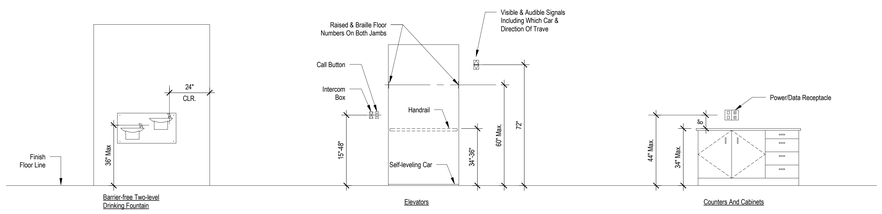
2009 ANSI 117.1



Accessible Toilet Rooms



Accessible Toilet Plan

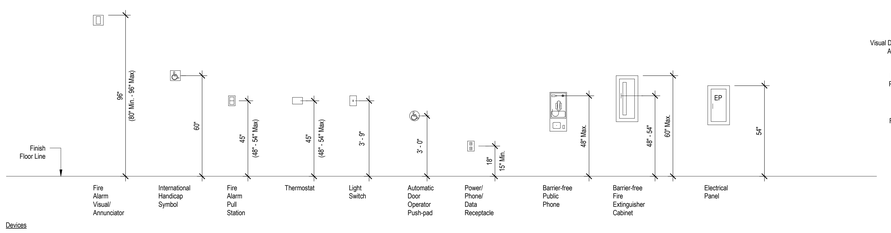


Barrier-free Two-level Drinking Fountain

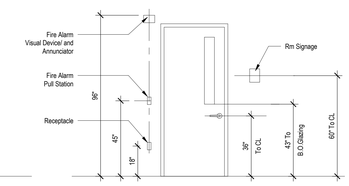
Elevators

Counters And Cabinets

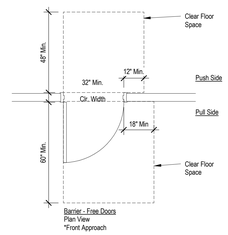
Accessible Shower Compartment



Devices



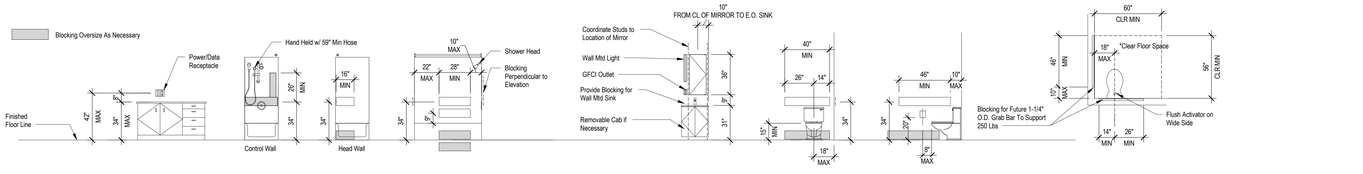
Barrier - Free Doors & Hardware



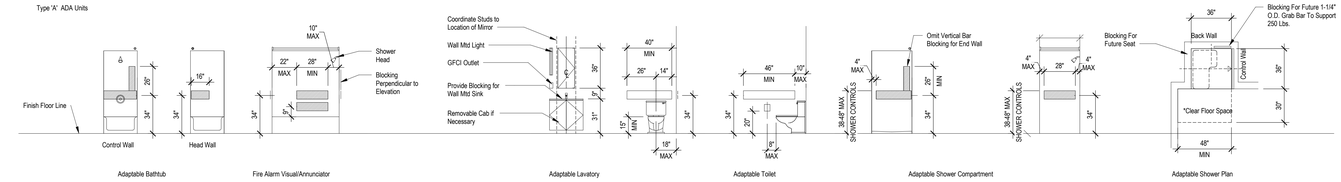
Barrier - Free Doors
Plan View
*Front Approach

ACCESSIBILITY STANDARDS

(2009 ANSI 117.1)



Type 'A' ADA Units



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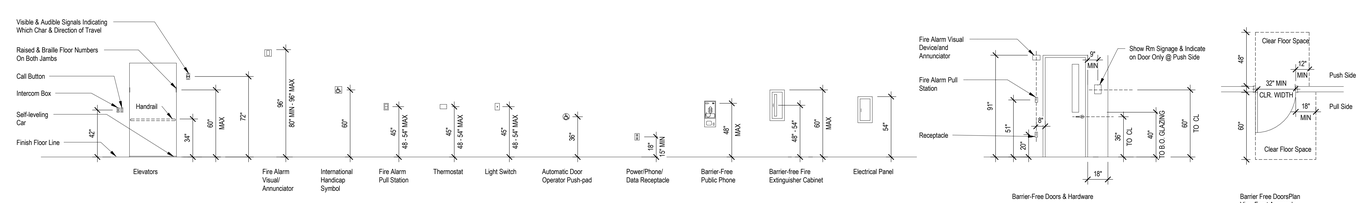

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7	75% Design Development	06.03.2022			

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Accessibility Requirements

g0.02

O. PARKING WALL HEIGHT

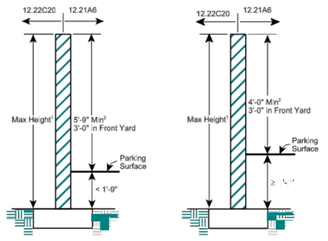

FIGURE 4

[1] Wall cannot exceed the height limitation as specified in 12.22C20(f) for "A" or "R" zones.

[2] Minimum height for parking wall is measured from the finished grade of the parking surface.

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P. DRIVEWAY AND TURNING AREAS

FIGURE 5 - FOR PARALLEL PARKING

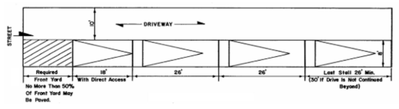

FIGURE 6 - CIRCULATION DRIVEWAYS FOR VARIOUS PARKING ANGLES

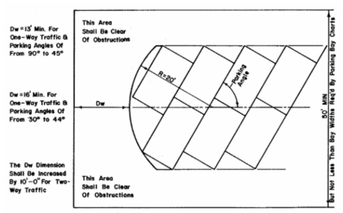

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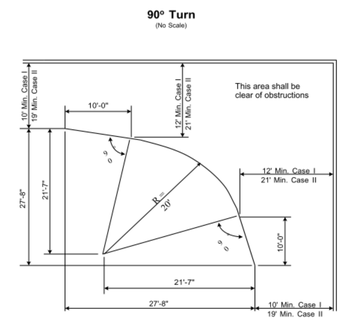
FIGURE 7 - CIRCULATION DRIVEWAYS



Case I - One-way traffic or two-way traffic where no more than 25 cars go around the turn.

Case II - Two-way traffic and more than 25 cars go around the turn.

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FIGURE 8 -MINIMUM ACCESS AISLE PER TABLES 1 THROUGH 6

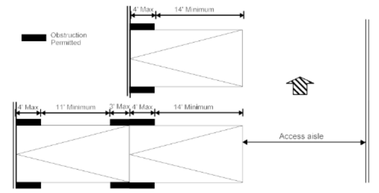
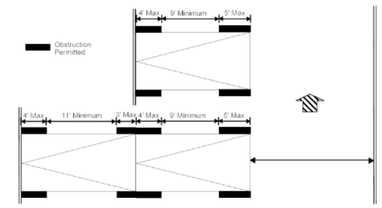


FIGURE 9 - MINIMUM ACCESS AISLE OF 28'-0" REQUIRED APARTMENTS AND CONDOMINIUM UNITS ONLY



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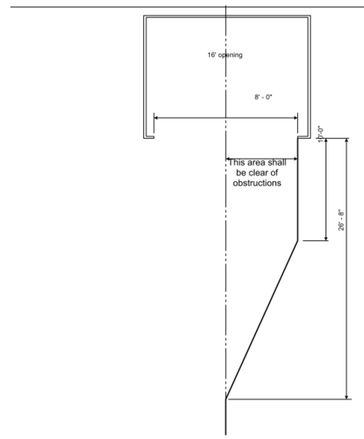

FIGURE 10: RESIDENTIAL GARAGE - TURNING CLEARANCE (FOR SINGLE FAMILY WELLINGS)

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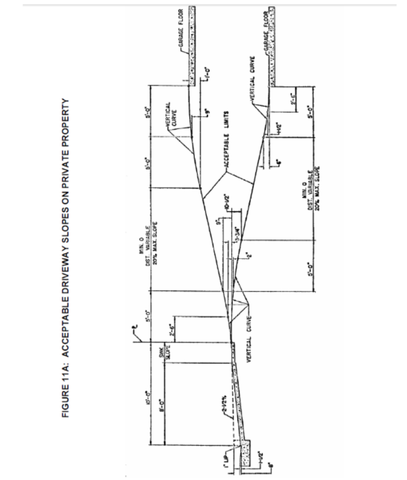

AIRCRAFT FLOOR
VERTICAL CURVE
ACCEPTABLE LIMITS
VERTICAL CURVE
GARAGE FLOOR
MIN. 0 20% MAX SLOPE
MIN. 0 20% MAX SLOPE
6'-0"
6'-0"
4'-0"
4'-0"
5'-0"
5'-0"
4'-0"
4'-0"
5'-0"
5'-0"
6'-0"
6'-0"
20%
20%
4'-0"
4'-0"
6'-0"
6'-0"
4"
4"
4

ACCESSIBILITY DETAILS FOR PARKING

WHERE ACCESSIBLE PARKING IS REQUIRED.

Where parking spaces are provided, parking spaces shall be provided in accordance with *Section 11B-208*.

Exception: Parking spaces used exclusively for buses, trucks, other delivery vehicles, or vehicular impound shall not be required to comply with *Section 11B-208* provided that lots accessed by the public are provided with a passenger loading zone complying with *Section 11B-503*.

Minimum number. Parking spaces complying with *Section 11B-502* shall be provided in accordance with Table *11B-208.2* except as required by *Sections 11B-208.2.1*, *11B-208.2.2*, and *11B-208.2.3*. Where more than one parking facility is provided on a site, the number of accessible spaces provided on the site shall be calculated according to the number of spaces required for each parking facility.

Hospital outpatient facilities. Ten percent of patient and visitor parking spaces provided to serve hospital outpatient facilities, *and free-standing buildings providing outpatient clinical services of a hospital*, shall comply with *Section 11B-502*.

Rehabilitation facilities and outpatient physical therapy facilities. Twenty percent of patient and visitor parking spaces provided to serve rehabilitation facilities specializing in treating conditions that affect mobility and outpatient physical therapy facilities shall comply with *Section 11B-502*.

Residential facilities. Parking spaces provided to serve residential facilities shall comply with *11B-208.2.3*.

TOTAL NUMBER OF PARKING SPACES PROVIDED IN PARKING FACILITY	MINIMUM NUMBER OF REQUIRED ACCESSIBLE PARKING SPACES
1 to 25	1
26 to 50	2
51 to 75	3
76 to 100	4
101 to 150	5
151 to 200	6
201 to 300	7
301 to 400	8
401 to 500	9
501 to 1000	2 percent of total
1001 and over	20, *plus* 1 for each 100, or fraction thereof, over 1000

TABLE 11B-208.2 PARKING SPACES

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

PASSENGER DROP-OFF AND LOADING ZONES

General. Passenger drop-off and loading zones shall comply with Section 11B-503.

Vehicle pull-up space. Passenger drop-off and loading zones shall provide a vehicular pull-up space 96 inches wide minimum and 20 feet long minimum.

Access aisle. Passenger drop-off and loading zones shall provide access aisles complying with Section 11B-503 adjacent and parallel to the vehicle pull-up space. Access aisles shall adjoin an accessible route and shall not overlap the vehicular way.

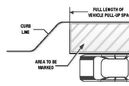


FIGURE 11B-503.3
PASSENGER DROP-OFF AND LOADING ZONE ACCESS AISLE

Width. Access aisles serving vehicle pull-up spaces shall be 60 inches wide minimum.

Length. Access aisles shall extend the full length of the vehicle pull-up spaces they serve.

Marking. Access aisles shall be marked with a painted borderline around their perimeter. The area within the borderlines shall be marked with hatched lines a maximum of 36 inches on center in a color contrasting with that of the aisle surface.

Floor and ground surfaces. Vehicle pull-up spaces and access aisles serving them shall comply with Section 11B-302. Access aisles shall be at the same level as the vehicle pull-up space they serve. Changes in level are not permitted.
Exception: Slopes not steeper than 1:48 shall be permitted.

Vertical clearance. Vehicle pull-up spaces, access aisles serving them, and a vehicular route from an entrance to the passenger loading zone and from the passenger loading zone to a vehicular exit shall provide a vertical clearance of 114 inches minimum.

Identification. Each passenger loading zone designated for persons with disabilities shall be identified with a reflectorized sign complying with Section 11B-703.5. It shall be permanently posted immediately adjacent to and visible from the passenger loading zone stating "Passenger Loading Zone Only" and including the International Symbol of Accessibility complying with Section 11B-703.7.2.1 in white on a dark blue background.

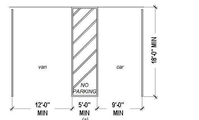
Medical care and long-term care facilities. At least one passenger loading zone complying with Section 11B-503 shall be provided at an accessible entrance to licensed medical care and licensed long-term care facilities where the period of stay may exceed twenty-four hours.

Valet parking. Parking facilities that provide valet parking services shall provide at least one passenger loading zone complying with Section 11B-503. The parking requirements of Section 11B-208.1 apply to facilities with valet parking.

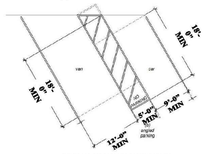
Mechanical access parking garages. Mechanical access parking garages shall provide at least one passenger loading zone complying with Section 11B-503 at vehicle drop-off and vehicle pick-up areas.

PARKING SPACES

General. Car and van parking spaces shall comply with Section 11B-502. Where parking spaces are provided with lines, width measurements of parking spaces and access aisles shall be made from the centerline of the markings.
Exception: Where parking spaces or access aisles are not adjacent to another parking space or access aisle, measurements shall be permitted to include the full width of the line defining the parking space or access aisle.



(a) PERPENDICULAR PARKING



(b) PARALLEL PARKING

FIGURE 11B-502.2 VEHICLE PARKING SPACES

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

Vehicle spaces. Car and van parking spaces shall be 216 inches (18 feet) long minimum. Car parking spaces shall be 108 inches (9 feet) wide minimum and van parking spaces shall be 144 inches (12 feet) wide minimum; shall be marked to define the width, and shall have an adjacent access aisle complying with Section 11B-502.3.
Exception: Van parking spaces shall be permitted to be 108 inches (9 feet) wide minimum where the access aisle is 96 inches (8 feet) wide minimum.

Access aisle. Access aisles serving parking spaces shall comply with Section 11B-502.3. Access aisles shall adjoin an accessible route. Two parking spaces shall be permitted to share a common access aisle.

Width. Access aisles serving car and van parking spaces shall be 60 inches (5 feet) wide minimum.

Length. Access aisles shall extend the full required length of the parking spaces they serve.

Marking. Access aisles shall be marked with a blue painted borderline around their perimeter. The area within the blue borderlines shall be marked with hatched lines a maximum of 36 inches (3 feet) on center in a color contrasting with the aisle surface, preferably blue or white. The words "NO PARKING" shall be painted on the surface within each access aisle in letters a minimum of 12 inches (1 foot) in height and located to be visible from the adjacent vehicular way. Access aisles markings may extend beyond the minimum required length.

Location. Access aisles shall not overlap the vehicular way. Access aisles shall be permitted to be placed on either side of the parking space except for van parking spaces which shall have access aisles located on the passenger side of the parking spaces.

Floor or ground surfaces. Parking spaces and access aisles serving them shall comply with Section 11B-302. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.
Exception: Slopes not steeper than 1:48 shall be permitted.

Vertical clearance. Parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum.
Vertical clearance. Parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum.
Exception: In existing multistory parking facilities, car parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 90 inches (2032 mm) minimum. Existing vertical clearance in excess of 80 inches (2032 mm) and less than 98 inches (2489 mm) shall be maintained. This exception shall not apply to van parking spaces, access aisles, or vehicular routes serving them.

Identification. Parking space identification signs shall include the International Symbol of Accessibility complying with Section 11B-703.7.2.1. Signs identifying van parking spaces shall contain additional language or an additional sign with the designation "van accessible." Signs shall be 60 inches (5 feet) minimum above the finish floor or ground surface measured to the bottom of the sign.
Exception: Signs located within an accessible route shall be a minimum of 80 inches (6 feet, 8 inches) above the finish floor or ground surface measured to the bottom of the sign.

Finish and size. Parking identification signs shall be reflectorized with a minimum area of 70 square inches.

Minimum fine. Additional language or an additional sign below the International Symbol of Accessibility shall state "Minimum Fine $250."

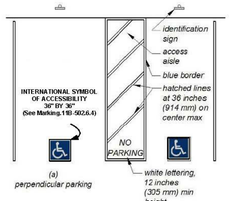
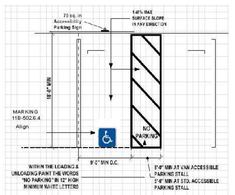


FIGURE 11B-502.3.1
PERPENDICULAR PARKING IDENTIFICATION



VAN PARKING SPACES SHALL BE PERMITTED TO BE 108 INCHES (9 FEET) WIDE MINIMUM WHERE THE ACCESS AISLE IS 96 INCHES (8 FEET) WIDE MINIMUM.

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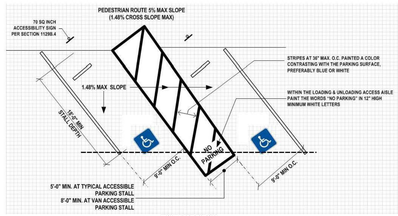

FIGURE 11B-502.3.3
ANGLED PARKING IDENTIFICATION

Location. A parking space identification sign shall be visible from each parking space it identifies. Signs shall be permanently posted either immediately adjacent to the parking space or within the projected parking space width at the head end of the parking space. Signs may also be permanently posted on a wall at the interior end of the parking space.

Marking. Each accessible car and van space shall have surface identification complying with either Sections 11B-502.6.4.1 or 11B-502.6.4.2.

The parking space shall be marked with an International Symbol of Accessibility complying with Section 11B-703.7.2.1 in white on a blue background a minimum of 36 inches wide by 36 inches high. The centerline of the International Symbol of Accessibility shall be a maximum of 6 inches from the centerline of the parking space, its sides parallel to the length of the parking space and its lower corner at, or lower side aligned with, the end of the parking space length.

The parking space shall be outlined or painted blue and shall be marked with an International Symbol of Accessibility complying with Section 11B-703.7.2.1 a minimum 36 inches wide by 36 inches high in white or a suitable contrasting color. The centerline of the International Symbol of Accessibility shall be a maximum of 6 inches from the centerline of the parking space, its sides parallel to the length of the parking space and its lower corner at, or lower side aligned with, the end of the parking space.

Relationship to accessible routes. Parking spaces and access aisles shall be designed so that cars and vans, when parked, cannot obstruct the required clear width of adjacent accessible routes.

11B-602.7.1 Arrangement. Parking spaces and access aisles shall be designed so that persons using them are not required to travel behind parking spaces other than to pass behind the parking space in which they parked.

11B-602.7.2 Wheel stops. A curb or wheel stop shall be provided if required to prevent encroachment of vehicles over the required clear width of adjacent accessible routes.

11B-602.8 Additional signage. An additional sign shall be posted either:

1) In a conspicuous place at each entrance to an off-street parking facility or
2) Immediately adjacent to on-site accessible parking and visible from each parking space.

11B-602.8.1 Size. The additional sign shall not be less than 17 inches wide by 22 inches high.

11B-602.8.2 Lettering. The additional sign shall clearly state in letters with a minimum height of 1 inch the following:
"Unauthorized vehicles parked in designated accessible spaces not displaying distinguishing placards or special license plates issued for persons with disabilities will be towed away at the owner's expense. Towed vehicles maybe reclaimed at: _____ or by telephoning _____."
Blank spaces shall be filled in with appropriate information as a permanent part of the sign. (NOTE: **Towing Co's Name** and **Telephone Number** must be noted on the detail sheet/s on the plans)

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

ACCESSIBLE PARKING SIGN INSTALLED AT EACH SPACE

THE ADDITIONAL " TOW-AWAY" SIGN SHALL BE 17" MIN. X 22" MIN., LETTERS SHALL HAVE A MINIMUM HEIGHT OF 1"

TOWING COMPANY'S NAME " AND TELEPHONE NOS." MUST BE PROVIDED ON SIGN

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

Electrical Vehicle Charging Stations

Electric vehicle charging stations (EVCS) shall comply with Section 11B-812 as required by Section 11B-228.3. Where vehicle spaces and access aisles are marked with lines, measurements shall be made from the centerline of the markings.

Exception: 11B-812.1

Operable parts shall comply with Section 11B-309.

Future installation of Electric Vehicle (EV) Chargers serving Covered Multifamily Dwellings shall be on accessible route per 1113A and shall be in compliance with section 1133A-reach range requirements

Floor or ground surfaces. Vehicle spaces and access aisles serving them shall comply with Section 11B-302. Access aisles shall be at the same level as the vehicle space they serve. Changes in level, slopes exceeding 1:48, and detectable warnings shall not be permitted in vehicle spaces and access aisles.

Vertical clearance. Vehicle spaces, access aisles serving them, and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum. Where provided, overhead cable management systems shall not obstruct required vertical clearance.

Accessible route to building or facility.
EVCS complying with Section 11B-812 that serve a particular building or facility shall be located on an accessible route to an entrance complying with Section 11B-206.4. Where EVCS do not serve a particular building or facility, EVCS complying with Section 11B-812 shall be located on an accessible route to an accessible pedestrian entrance of the EV charging facility.

Exception: 11B-812.5.1

Accessible route to EV charger. An accessible route complying with Section 11B-402 shall be provided between the vehicle space and the EV charger which serves it.

Relationship to accessible routes. Vehicle spaces and access aisles shall be designed so that when the vehicle space is occupied the required clear width of adjacent accessible routes is not obstructed. A curb, wheel stop, bollards, or other barrier shall be provided if required to prevent encroachment of vehicles over the required clear width of adjacent accessible routes.

Arrangement. Vehicle spaces and access aisles shall be designed so that persons using them are not required to travel behind vehicle spaces or parking spaces other than the vehicle space in which their vehicle has been left to charge.
Exceptions: 11B-812.5.4

Obstructions. EVCS shall be designed so accessible routes are not obstructed by cables or other elements.

Ambulatory. Vehicle spaces serving ambulatory EVCS shall be 120 inches (3048 mm) wide minimum and shall not be required to have an adjacent access aisle.
Drive-up. Vehicle spaces serving drive-up EVCS shall be 204 inches (5182 mm) wide minimum and shall not be required to have an adjacent access aisle.

Access aisle. Access aisles shall adjoin an accessible route. Two vehicle spaces shall be permitted to share a common access aisle. Access aisles shall be 60 inches (1524 mm) wide minimum and shall extend the full required length of the vehicle spaces they serve.

Location. Access aisles at vehicle spaces shall not overlap the vehicular way and may be placed on either side of the vehicle space they serve except for van accessible spaces which shall have access aisles located on the passenger side of the vehicle spaces.

Marking. Access aisles at vehicle spaces shall be marked with a painted borderline around their perimeter. The area within the borderlines shall be marked with hatched lines a maximum of 36 inches (914 mm) on center. The color of the borderlines, hatched lines, and letters shall contrast with that of the surface of the access aisle. The blue color required for identification of access aisles for accessible parking shall not be used. Access aisle markings may extend beyond the minimum required length.

Lettering. The words "NO PARKING" shall be painted on the surface within each access aisle in letters a minimum of 12 inches (305 mm) in height and located to be visible from the adjacent vehicular way.

Identification signs. EVCS identification signs shall be provided in compliance with Section 11B-812.8.

Four or fewer. Where four or fewer total EVCS are provided, identification with an International Symbol of Accessibility (ISA) shall not be required.

Five to twenty-five. Where five to twenty-five total EVCS are provided, one van accessible EVCS shall be identified by an ISA complying with Section 11B-703.7.2.1. The required standard accessible EVCS shall not be required to be identified with an ISA.

Twenty-six or more. Where twenty-six or more total EVCS are provided, all required van accessible and all required standard accessible EVCS shall be identified by an ISA complying with Section 11B-703.7.2.1.

Ambulatory. Ambulatory EVCS shall not be required to be identified by an ISA.

Drive-up. Drive-up EVCS shall not be required to be identified by an ISA.

Finish and size. Identification signs shall be reflectorized with a minimum area of 70 square inches (45 161 mm2).

Location. Required identification signs shall be visible from the EVCS it serves. Signs shall be permanently posted either immediately adjacent to the vehicle space or within the projected vehicle space width at the head end of the vehicle space. Signs identifying van accessible vehicle spaces shall contain the designation "van accessible." Signs shall be 60 inches (1525 mm) minimum above the finish floor or ground surface measured to the bottom of the sign. Signs located within an accessible route shall be 80 inches (2032 mm) minimum above the finish floor or ground surface measured to the bottom of the sign. Signs may also be permanently posted on a wall at the interior end of the vehicle space.

Surface marking. EVCS vehicle spaces shall provide surface marking stating "EV CHARGING ONLY" in letters 12 inches (305 mm) high minimum. The centerline of the text shall be a maximum of 6 inches (152 mm) from the centerline of the vehicle space and its lower corner at, or lower side aligned with, the end of the parking space length.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

Electric vehicle chargers
EV chargers shall comply with Section 11B-812.10.*Operable parts and charging cord storage shall comply with Section 11B-309.*

Point-of-sale devices. Where provided, point-of-sale devices shall comply with Sections 11B-707.2, 11B-707.3, 11B-707.7.2, and 11B-707.9.

Location. EV chargers shall be adjacent to, and within the projected width of, the vehicle space being served.

Exceptions:11B-812.10.4

TABLE 11B-228.3.2.1
ELECTRIC VEHICLE CHARGING STATIONS FOR PUBLIC USE AND COMMON USE

TOTAL NUMBER OF EVCS AT A FACILITY*	MINIMUM NUMBER (by type) OF EVCS REQUIRED TO COMPLY WITH SECTION 11B-812*		
	Van Accessible	*Standard Accessible*	*Ambulatory*
1 to 4	*1*	*0*	*0*
5 to 25	*1*	*1*	*0*
26 to 50	*1*	*1*	*1*
51 to 75	*1*	*2*	*2*
76 to 100	*1*	*3*	*3*
101 and over	*1, plus 1 for each 300, or fraction thereof, over 100*	*3, plus 1 for each 60, or fraction thereof, over 100*	*3, plus 1 for each 50, or fraction thereof, over 100*

1. Where an EV charger can simultaneously charge more than one vehicle, the number of EVCS provided shall be considered equivalent to the number of electric vehicles that can be simultaneously charged.

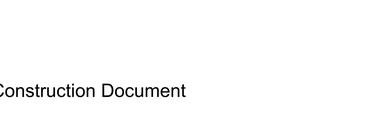

FIGURE 11B-812.9.
SURFACE MARKING

Vehicle spaces. Vehicle spaces serving van accessible, standard accessible, ambulatory and drive-up EVCS shall be 216 inches (5486 mm) long minimum and shall com ply with Sections 11B-812.6.1 through 11B-812.6.4 as applicable. All vehicle spaces shall be marked to define their width.

Exceptions: 11B-812.6

Van accessible. Vehicle spaces serving van accessible EVCS shall be 144 inches (3658 mm) wide minimum and shall have an adjacent access aisle complying with Section 11B-812.7.

Standard accessible. Vehicle spaces serving standard accessible EVCS shall be 108 inches (2743 mm) wide minimum and shall have an adjacent access aisle complying with Section 11B-812.7.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

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75% Construction Document 02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Accessible Parking Bulletin

g0.02c

PAR-2021-7889-TOC

REFERRAL FORMS:

TRANSIT-ORIENTED COMMUNITIES - REFERRAL FORM

LOS ANGELES CITY PLANNING DEPARTMENT

This form is to serve as a referral to the Department of City Planning Development Services Center for Affordable Housing case filing purposes (in addition to the required Department of City Planning Application and any other necessary documentation) and as a referral to HCIDLA, CRA, Building and Safety, or other City agency for project status and entitlement need purposes. This form shall be completed by the applicant and reviewed and signed by Department of City Planning staff prior to filing an application for a case or building permit. Any modifications to the content(s) of this form after its authorization by the Department of City Planning staff is prohibited. The Department of City Planning reserves the right to require an updated form for the project if more than **180** days have transpired since the approval date, or as necessary, to reflect project modifications, policy changes and/or amendments to the LAMC, local laws, and State laws.

CITY STAFF USE ONLY

Referral To:
☑ Planning DSC - Filing ☐ HCIDLA ☐ DBS ☐ Funding ☐ BB35 ☐ Other:_____
NOTES:

Planning Staff Name and Title	Planning Staff Signature
MOSES GONZALEZ	
Date Approved: 3/31/2022	Expiration Date: 9/27/22

I. Project Information – To be completed by applicant

1. PROJECT LOCATION/ ZONING

Project Address: 6728 N Sepulveda Blvd. & 6715 N Columbus Ave.
Applicant Name and Phone/Email: Uncommon Developers c/o Alix Wisner / 310-254-9055 / alix@apd-landuse.com
Assessor Parcel Number(s): 2235-004-010
Community Plan: Van Nuys - North Sherman Oaks Number of Lots: 1 Lot Size: 94,950.56 s.f.
Existing Zone: [Q]R4-1-RIO Land Use Designation: General Commercial
☐ Specific Plan ☐ HPOZ ☐ DRB ☐ Enterprise Zone ☐ CRA ☐ CPIO
☑ Q-condition/ D-limitation/ T-classification *(please specify)*: Ordinance No. 170,031 and Ordinance No. 143,733
☑ Other pertinent zoning information *(please specify)*: RIO
☑ Location of Major Transit Stop (please specify the intersection or metro stop)[1]: Sepulveda Blvd. and Vanowen St.

II. Project Eligibility – To be completed by DCP Housing Services Unit Staff

2. TRANSPORTATION QUALIFIERS

Qualifier #1 (rail name & stop, ferry terminal or bus #): Local Metro 165
Service Interval # 1: 424 / 540 = 14 ; 424 / 34 = 12.5 [420 min / # of trips][2]
Service Interval # 2: [420 min / # of trips]

Qualifier #2 (rail name & stop, ferry terminal or bus #): Next Bus Rapid 234
Service Interval # 1: 420 / 42 = 10 [420 min / # of trips]
Service Interval # 2: 420 / 45 = 10 [420 min / # of trips]

TOC Tier[3]: ☐ Tier 1 ☐ Tier 2 ☑ Tier 3 ☐ Tier 4 **Planning Staff Initials:** MG

[1] Per AB 744, A Major Transit Stop means a site containing an existing rail transit station, a ferry terminal served by either a bus or rail transit service, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods. It also includes major transit stops that are included in the applicable regional transportation plan.
[2] This figure (420 minutes) is based on the total number of minutes during the peak hours of 6 am to 9 am as well as 3 pm to 7 pm.
[3] If project is 100% affordable, it is eligible for the designated Tier to be increased by one.

III. Project Information (if applicant is requesting additional Incentives) – To be completed by applicant

3. DESCRIPTION OF PROPOSED PROJECT

The Project includes demolition of the existing building and new construction of a 263,666 sf, 405-unit apartment development in a 6-story, 66 ft. in height building with 2.78 to 1 FAR, 32,813 sf of open space, 513 vehicular spaces, and 193 bicycle spaces.

4. EXISTING USE

A. Describe Existing Development: Senior care facility

Characteristic of existing use Dwelling Unit (DU), Commercial/ Industrial, or Other	Existing # of Units or Non-Residential SF	Existing # of Units or Non-Residential SF To Be Demolished	Proposed[4] # of Units or Non-Residential SF
Guest Rooms			
Studio			94
One Bedroom			196
Two Bedrooms			115
Three Bedrooms			1
_____Bedrooms			
Non-Residential Square Feet	53,368 sf	53,368 sf	
Other:			

B. **Previous Cases Filed**

	(1)	(2)	(3)
Case Number(s):			
Date Filed:			
Date Approved:			
End of Appeal Period:			
Environmental No.			

5. TYPE OF APPLICATION

☑ Transit-Oriented Communities (per TOC Guidelines) with **Base Incentives** filed in conjunction with another discretionary approval.
☑ Transit-Oriented Communities (per TOC Guidelines) with **Additional Incentives** *(please specify, max of three)*:
1) Reduction of open space by up to 25% to provide 32,813 sf of open space in lieu of 43,750 sf
2) Height increase of up to 22 feet for a total height of 66 feet
3)
☐ If applicable, projects adhering to the Labor Standards in LAMC 11.5.11 may be granted two more **Additional Incentives** as listed in the TOC Guidelines *(please specify)*:
4)
5)
☑ Site Plan Review per LAMC Sec. 16.05
☐ Specific Plan Project Permit Compliance per LAMC Sec. 11.5.7.C
☐ Community Design Overlay per LAMC Sec. 13.08
☐ Coastal Development Permit per LAMC Sec. 12.20.2 or 12.20.2.1
☐ Tract or Parcel Map per LAMC Sec. 17.00 or 17.50
☐ Other entitlements requested (please specify):_____

[4] Replacement units, per AB 2556, shall be equivalent to the number of units and number of bedrooms of the existing development.

6. ENVIRONMENTAL REVIEW

☐ Environmental Review Not Required – Project is Ministerial.[5] Please Explain:
☑ Not filed
☐ Filed (indicate case number):

7. HOUSING DEVELOPMENT PROJECT TYPE *(please check all that apply)*:

☐ For Sale
☑ For Rent
☑ Extremely Low Income
☐ Very Low Income
☐ Low Income
☐ Moderate Income
☑ Market Rate
☐ Mixed Use
☐ Senior
☐ Chronically Homeless
☐ Other (please describe):_____

8. DENSITY CALCULATION

A. **Base Density: Maximum density allowable per zoning**
Lot size 94,950.56 s.f. *(a)*
Minimum area per dwelling unit 400 s.f. of lot area per unit *(b)*
Units allowed by right (per LAMC) 237 units *(c) [c = a/b, round down to whole number]*
Base Density 238 units *(d) [d = a/b, round up to whole number]*

B. **Maximum Allowable Density Bonus:** 405 units *(e)*
[e = d x 1.5 (Tier 1), 1.6 (Tier 2), 1.7 (Tier 3), or 1.8 (Tier 4); in RD Zones d x 1.35 (Tiers 1 and 2), 1.4 (Tier 3) or 1.45 (Tier 4); round up to whole number]

C. **Proposed Project:** Please indicate total number of Units requested as well as breakdown by levels of affordability set by each category (HCD or HUD). For information on HCD and HUD levels of affordability please contact the Housing and Community Investment Department of Los Angeles (HCIDLA) at (213) 808-8843 or hcidla.lacity.org.[6]

	Total	HCD (State)	HUD (TCAC)
Market Rate	364	N/A	N/A
Managers Unit(s) - Market Rate		N/A	N/A
Extremely Low Income	41	41	
Very Low Income			
Low Income			
Moderate Income			
TOTAL # of Units Proposed	405 *(f)*		
TOTAL # of Affordable Housing Units	41 *(g)*		

Number of Density Increase Units 168 *(h) [If h<c, then h=f-c; if h<c, then h= 0]*
Percent Density Increase Requested 70% *(i) [i = 100 x (f/d – 1)]*
Percent of Affordable Set Aside 10% *(j) [j of, round down to a whole number]*

Other Notes on Units:_____

[5] Ministerial Projects (aka, "By-Right") do not require any discretionary Planning approvals.
[6] HCD (State) = Published affordability levels per California Department of Housing and Community Development. HUD (TCAC) = Published affordability levels per the United States Department of Housing and Urban Development.

9. SITE PLAN REVIEW CALCULATION An application for Site Plan Review may be required for projects that meet any of the Site Plan Review thresholds as outlined in LAMC Section 16.05.C. unless otherwise exempted per Section 16.05.D. For Transit Oriented Communities projects involving bonus units, please use the formula provided below to determine if the project meets the Site Plan Review threshold for unit count. If project meets the threshold(s) but qualifies under the exemption criteria per Section 16.05.D please confirm exemption with Department of City Planning's DSC Housing Unit.

237 units allowed by right (permitted by LAMC) – 0 existing units = 237 units

☑ YES, Site Plan Review is required, if proposed by right units minus existing units is equal to or greater than 50[7]
☐ NO, Site Plan Review is not required, if Base Density units minus existing units is less than 50
☐ Exempt *(please specify)*:_____

10. INCENTIVES

A. **Base Incentives** *(Please check all that apply)*

☐ (1) Floor Area Ratio[8]:

	FAR (whichever is greater)
Tier 1	40% or 2.75:1 in commercial zone
Tier 2	45% or 3.25:1 in commercial zone
Tier 3	50% or 3.75:1 in commercial zone
Tier 4	55% or 4.25:1 in commercial zone
RD Zones or Specific Plans/Overlay Districts that Regulate FAR	45%, unless Tier 1
If Base FAR < 1.25:1	2.75:1
Greater Downtown Housing Incentive Area[9]	40%

	Required (per LAMC)	Proposed (per TOC)
Final Floor Area Ratio[10]	3 to 1	2.78 to 1

☑ (2) Parking Reductions Allowed

Minimum Parking Requirements		
	Residential	Ground Floor Commercial
Tier 1	0.5 spaces per bedroom	10% Reduction
Tier 2	1 space per unit	20% Reduction
Tier 3	0.5 space per unit	30% Reduction
Tier 4	No parking requirements	40% Reduction
100% Affordable Housing	No parking requirements	

Total number of bedrooms 522
Total number of residential units 405
Non-residential Parking per code 0

	Required (per LAMC)	Proposed (per TOC)
Final Residential Parking	624	513
Final Non-Residential Parking	0	0

Other Parking Notes:_____

[7] Site Plan Review may also be required if other characteristics of the project exceeds the thresholds listed in Sec. 16.05 of the LAMC.
[8] Refer to TOC Guidelines Section VI.1.b. for exceptions
[9] Calculated per LAMC 12.22 A.29(c)(1)
[10] Refer to TOC Guidelines Section VI.1.b. for exceptions

B. **Qualification for Additional Incentives:** *(Please check only one)*
Minimum Required Restricted Affordable Housing Units, calculated as a percentage of the base density allowed on the date of the application.

Incentives	% Extremely Low Income	% Very Low Income	% Low Income
One	☐ 4%	☐ 5%	☐ 10%
Two	☑ 7%	☐ 10%	☐ 20%
Three	☐ 11%	☐ 15%	☐ 30%

C. **Additional Incentives** *(Please check selected incentives as qualified according to Section 9B)*

	Required (per LAMC)	Proposed (per TOC)
☐ (1) Yard/Setback *(each yard counts as 1 incentive in Tiers 1 and 2; two yards count as 1 in Tiers 3 and 4)*		
☐ RAS 3 Yards (only for commercial zones – please specify numbers below, but only check this box)		
☐ Front		
☐ Rear		
☐ Side (1)		
☐ Side (2)		

Side and Rear Yards	
Tier 1	25%
Tier 2	30%
Tier 3	30% or depth of two yards
Tier 4	35% or depth of two yards
When Abutting R1 or More Restrictive Zones	No Reductions Allowed

☐ (2) Lot Coverage		
☐ (3) Lot Width		
☑ (4) Height/ # of Stories	45 feet	66 feet / 6

Height	
Tier 1	11 feet for one story
Tier 2	11 feet for one story
Tier 3	22 feet for two stories
Tier 4	33 feet for three stories
Lots with Height Limits of 45 feet or less	Second and third additional stories must be stepped-back at least 15 feet from any frontage

Transitional Height (check one): ☐ Per LAMC ☐ Per TOC Guidelines[11] ☑ Not Applicable

☑ (5) Open Space	43,750 sf	32,813 sf
☐ (6) Density Calculation		
☐ (7) Averaging *(all count as 1 incentive – mark as many as needed)*		
FAR ☐		
Density ☐		
Parking ☐		
Open Space ☐		
Vehicular Access ☐		
☐ (8) Public Facility Zone		

TOTAL # of Additional Incentives Requested: 2

Other Incentive Notes:_____

[11] Please provide elevations that show the 45 degree angle as allowed by the TOC guidelines to determine the allowed height.

11. COVENANT:
All Transit Oriented Communities projects are required to prepare and record an Affordability Covenant to the satisfaction of the Los Angeles Housing and Community Investment Department's Occupancy Monitoring Unit **before** a building permit can be issued. Please contact the Housing and Community Investment Department of Los Angeles (HCIDLA) at (213) 808-8843 or hcidla.lacity.org

12. REPLACEMENT UNITS:
AB 2222, as amended by AB 2556, requires that density bonus eligible projects replace any pre-existing affordable housing units on the project site. Replacement units include the following: *(Answer the following with "yes" if any of those items apply to what is* ***currently existing*** *on the site or "no" if they do not. Write in N/A if the item is not applicable to your project)*
A. Units subject to a recorded covenant, ordinance, or law that restricts rents to levels affordable to persons and families of lower or very low income? 0
B. Units occupied by lower or very low income households below 80% AMI per California Department of Housing and Community Development Department levels not already listed above? 0
C. Units subject to the Rent Stabilization Ordinance not already listed above? 0
D. Units that have been vacated or demolished in the last 5 years? 0
E. Per AB 2556, are the number of replacement units and number of bedrooms equivalent to that being demolished (as shown on Existing Development Table on page 2 above)? 0

Disclaimer: This review is based on the information and plans provided by the applicant at the time of submittal of this form. Applicants are advised to verify any zoning issues such as height, parking, setback, and any other applicable zoning requirements with Building and Safety.

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Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Approved TOC Tier Verification Form

g0.03a

Records Research Request Form

LA DBS — DEPARTMENT OF BUILDING AND SAFETY

Visit LADBS.ORG for a list of the records available online

DATE: 5/11/2022 **Q-MATIC TICKET #:** _____ (office use only)

NAME: Alix Wisner **COMPANY NAME:** _____

TELEPHONE #: (310)254-9055 **FAX #:** _____

EMAIL: alix@agd-landuse.com

FAXING OPTIONS: Fax to one of the offices below.

(213) 482-6862
Metro Office
201 N. Figueroa St., 1st Floor, Rm. 110
Los Angeles, CA 90012

(818) 374-5013
Van Nuys Office
6262 Van Nuys Blvd., 2nd Floor, Rm. 251
Van Nuys, CA 91401

PROPERTY ADDRESS(ES): 6728 Sepulveda Blvd.
(IN PERSON: One address submitted at a time. FAXING: Up to 3 addresses per request.)

Use of Existing Building: Senior Living

COMMENTS: Reason for Records Research Request:

LADBS Plan Checker requested a copy of the affidavit during PZA review

Information Requested

Copies of documents are $0.10 cents per page.
Select from the following by checking the box next to it – for further clarification of request, use comments box.

			For Office Use Only:
☐ BUILDING PERMITS ☐ PLOT PLAN	☐ CERTIFICATES OF OCCUPANCY	☐ GRADING DOCUMENTS	____ PCIS
☐ MECHANICAL PERMITS ☐ ELECTRICAL PERMITS 1985-1990 and 1997-Present	☐ VIOLATIONS	☐ MODIFICATIONS/ BOARD FILES	____ IDIS
☒ AFFIDAVITS/Z.I. NO. AFF 35814			____ Microfilm
			____ Manual Search

☐ BLUEPRINTS **May require additional time for processing.**

No plans available for Single Family Dwellings and Commercial buildings 3 stories and under, prior to 1978.

To obtain copies of blueprints, all of the following requirements must be satisfied before the request can be processed.

1. An **original** release letter from the current owner.
2. A copy of the current owner's Grant Deed.
3. An original release letter from the architect and engineer whose stamp is on the plans. Letters must be on letterhead and have engineer and/or architect's stamp and signature.

LADBS -REQ.FRM.A (Rev. 2/5/20) Page 1 of 2 www.ladbs.org

COPY of Document Recorded on NOV 27 1968 as 2290 — 1725 0 9 7 0 0 0 5 2 — Has not been compared with original — LOS ANGELES COUNTY RECORDER

DM 7447

AGREEMENT AND AGREEMENT FOR COMMUNITY DRIVEWAY

(We are)

The undersigned hereby certify that ~~they are~~ the owner(s) of the hereinafter legally described real property located in the City of Los Angeles, County of Los Angeles, State of California:

Parcel No. 1 (Lot 1 Tr.24409) (legal description), in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 777, Page 51/52 of Maps in the office of the County Recorder of said County, which property is located at and known as 6728 Sepulveda Blvd. (Street Address).

Parcel No. 2 (Lot 2 Tr.24409) (legal description), in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 777, Page 51/52 of Maps in the office of the County Recorder of said County, which property is located at and known as 6730 Sepulveda Blvd. Van Nuys, Ca. (Street Address).

That Parcel# 1 and Parcel# 2 are adjoining lots.

For the purpose of complying with the requirements of Los Angeles City Council Ordinance No. 111,049, effective May 2, 1959, amending Subdivision 4 of Subsection A of Section 12.21 of the Los Angeles Municipal Code, the undersigned hereby covenant and agree with the City of Los Angeles that the above legally described Parcels # 1 and # 2 of real property shall have established on and between them a common or community driveway described as follows: (legal description of easement). The 24 southerly feet of Lot 1, Tract 24409

That in the event the undersigned owner(s) shall sell or convey either Parcel # 1 or Parcel# 2 it is further covenanted and agreed said owners shall also grant to the grantee of the portion conveyed, for so long as this covenant shall remain in effect, the right to the joint use of that portion of the common or community driveway located upon the parcel which is retained in ownership and said owners shall reserve in said grantors, their successors, heirs, and assigns for so long as this covenant shall remain in effect the right to the use of that portion of the common or community driveway which is located upon the parcel so conveyed.

This covenant and agreement shall run with the land and shall be binding upon ourselves, any future owners, encumbrancers, their successors, heirs, assignees and shall continue in effect until such time that the Los Angeles Municipal Code unconditionally permits the use or purpose herein above referred to or unless otherwise released by authority of the Superintendent of Building of the City of Los Angeles.

Date: This _____ day of _____ 19___.

(sign)

Vienna Stonecraft, Inc.
By William Jerrold Levy
Secretary
Dennis Newkirth, President

Currey Construction Company
By Robert H. Currey
Robert H. Currey, President
Alfred D. Currey, Secretary
OWNERS OF PARCEL 1

Norma Traub
Norma Traub

Irvgard Traub
Irvgard Traub
OWNERS OF PARCEL 1

E. R. Blavin
E. R. Blavin
Owner of Parcel 2

AFF 35814

REFERRAL FORMS:

Preliminary Zoning Assessment Referral

Department of City Planning (DCP) and Department of Building & Safety (DBS)

This form is to serve as an inter-agency referral for City Planning applications associated with a Housing Development Project. As a part of a City Planning application, this completed form shall be accompanied by architectural plans stamped and signed by DBS Plan Check staff following the completion of a zoning Plan Check. Review of the referral form by City staff is intended to identify and determine compliance with City zoning and land use requirements necessary to achieve the proposed project and to ascertain if any zoning issues or necessary approvals are associated with the project and site that need to be resolved through a discretionary City Planning action.

INSTRUCTIONS: Preliminary Zoning Assessment Referral

1. **Complete the Preliminary Zoning Assessment:**
   a. **Section I: Project Information: This section is to be completed by a member of the project team and verified by City staff.**
   b. **Section II: Housing Development Project Determination**: Projects proposing the development of two or more units are screened to determine whether a project is a Housing Development Project and therefore qualifies for completion of Section III of this form and verified plans through a zoning Plan Check with DBS. The determination on Section II will be made by City Planning staff in the PARP unit prior to completion of a zoning Plan Check with DBS. A set of architectural plans, including a site plan and floor plans, are required to complete the determination.
   c. **Section III: Zoning Plan Check**: Applicants will submit for a zoning Plan Check with DBS to ascertain if any zoning issues or necessary approvals associated with the project and site need to be resolved through a discretionary City Planning action. This completed form shall be accompanied by architectural plans stamped and signed by a DBS Plan Check staff following the completion of a zoning Plan Check. DBS Plan Check staff will sign Section III of the Preliminary Zoning Assessment Form once the zoning plan check verifications are complete.
2. File application with City Planning: Following the completion of the Preliminary Zoning Assessment Referral Form and receipt of architectural plans stamped and signed by DBS Plan Check staff, a City Planning application may be filed. Filing appointments may be made online: https://planning.lacity.org/development-services/appointment/form.
3. **Contact Information**:

DOWNTOWN OFFICES:	Department of Building and Safety, Affordable Housing Section 201 N. Figueroa St., Ste 830 Los Angeles, CA 90012 Phone: (213) 482-0455 Web: https://ladbs.org/services/special-assistance/affordable-housing Email: LADBS.AHS@lacity.org	Department of City Planning, Preliminary Application Review Program 201 N. Figueroa St., 5th Floor Los Angeles, CA 90012 Web: https://planning.lacity.org/development-services/preliminary-application-review-program Email: Planning.PARP@lacity.org

Section I. Project Information - To be completed by applicant[1]

1. **PROJECT LOCATION, ZONING & LAND USE JURISDICTION**
   Project Address: 6728 N Sepulveda Blvd. & 6715 N Columbus Ave.
   Project Name (if applicable): Uncommon Sepulveda
   Assessor Parcel Number(s): 2235-004-010
   Legal Description (Lot, Block, Tract): Lot 1, Block None, Tract TR 24408
   Community Plan: Van Nuys - North Sherman Oaks Number of Parcels: 1.00 Site Area: 94,950.56 s.f.
   Current Zone(s) & Height District(s): [Q]R4-1-RI Land Use Designation: General Commercial
   Alley in rear ☐Yes ☑No
   Coastal Zone ☐Yes ☑No
   Downtown Design Guide Area ☐Yes ☑No
   Enterprise Zone ☐Yes ☑No
   Greater Downtown Housing Incentive Area ☐Yes ☑No
   Hillside Area (Zoning) ☐Yes ☑No
   Site contains Historical features ☐Yes ☑No
   Special Grading Area (BOE) Area ☐Yes ☑No
   Very High Fire Hazard Severity Zone ☐Yes ☑No
   ☐ Specific Plan:
   ☐ Historic Preservation Overlay Zone (HPOZ):
   ☐ Design Review Board (DRB):
   ☐ Redevelopment Project Area:
   ☐ Overlay Zone (CPIO/CDO/POD/NSO/RIO/CUGU/etc.):
   ☐ Q-condition/ D-limitation/ T-classification *(ordinance + subarea)*: No vehicular access via Columbus; Landscape reqs.
   ☐ Legal (Lot Cut Date)
   ☐ Related City Planning Cases
   ☑ ZIs ZI-2498 & ZI-2358
   ☑ Affidavits AFF-35814
   ☐ Easements
   ☑ TOC Tier[2] (if applicable to project) Tier 3
2. **PROJECT DESCRIPTION**
   Project Description/Proposed Use: The Project includes new construction of a 268,229 sf, 405-unit apartment development in a 6-story, 66 ft. in height building with 2.83 to 1 FAR, 32,813 sf of 32,813 sf of open 556 vehicular spaces, and 194 bicycle spaces.
   No. of Stories: 6 No. of Dwelling Units: 405 Floor Area (Zoning): 268,229 sf
   Existing Use/No. of Units: Senior care facility
3. **APPLICANT INFORMATION[3]**
   Name: Uncommon Developers c/o Leon Benrimon
   Phone: (310) 980-7206
   Email: leon@uncommondevelopers.com
4. **REPRESENTATIVE INFORMATION**
   Name: Armbruster Goldsmith & Delvac LLP c/o Alix Wisner
   Phone: (310) 254-9055
   Email: alix@agd-landuse.com

[1] All fields in this form must be completed. If an item is not applicable, write N/A.
2 Must be verified by City Planning, Housing Services Unit
[3] An applicant is a person with a lasting interest in the completed project such as the property owner or a lessee/user of a project. An applicant is not someone filing a case on behalf of a client (i.e. usually not the agent/representative)

Section II. Housing Development Project determination - To be completed by DCP staff

If a project meets any one (1) of the following categories, then the project is a Housing Development Project. Therefore, completion of Section III of this form and receipt of architectural plans stamped and signed by DBS Plan Check staff would be required for filing a City Planning application. If none of the criteria below applies, then the project is not a Housing Development Project and is not required to continue beyond the section on the Preliminary Zoning Assessment process prior to filing a City Planning application.

Housing Development Project categories (to be determined by DCP staff)	Determination: Yes or No
(a) A residential-only housing development project that creates two units or more	Yes
(b) A mixed-use development consisting of residential and nonresidential uses with at least two-thirds of the Building Area designated for residential use[1]	No
(c) Transitional Housing[2]	No
(d) Supportive Housing[2]	No

NOTES: 6221 N. Sepulveda Blvd. Please check zimas for all 6715 N Columbus Blvd.

DCP Staff Name and Title: Mariana Lai, City Planning Associate

DCP Staff Signature: Mariana Lai

Date: 09/16/21

[1] "Building Area" as defined in California Building Code. Mixed-use projects may be subject to an analysis to determine whether two-thirds of the Building Area is residential.
[2] "Transitional Housing" and "Supportive Housing" as defined in California Government Code Section 65582(j)
[3] "Low-Income Housing" as defined in California Government Code Section 65352(a)

Section III. Preliminary Zoning Assessment - To be completed by DBS Plan Check Staff[4]

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.[5]	Comments and Additional Information
1	Use			☐YES ☐NO		☐Conditional Use (LAMC Sec. 12.24) for
2	Height			☐YES ☐NO ☐N/A		☐Transitional Height applies (12.21.1-A.10) ☐Commercial Corner Development/Mini-Shopping Center height applies (12.22-A.23(a)(1))
3	No. of Stories			☐YES ☐NO ☐N/A	12.21.1 (if code prevails)	
4	FAR (Floor Area Ratio)			☐YES ☐NO ☐N/A		
5	RFAR (Residential Floor Area Ratio)			☐YES ☐NO ☐N/A		

4 DBS Plan Check staff will sign Section III of the Preliminary Zoning Assessment form and provide stamped and signed architectural plans once the zoning plan check verifications are complete.
5 Per the applicable section of the Zoning Code, Specific Plan, Zoning Overlay, Ordinance, Bonus Program, Planning Case Condition.

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.[5]	Comments and Additional Information
6	Density			☐YES ☐NO ☐N/A		Density Ratio: ☐ Site Plan Review (16.05) / Major Project CUP (12.24-U.(14)
7	Setback (Front)			☐YES ☐NO		Lot Lines Location (Street): Lot Line Location (Street):
8	Setback (Side)			☐YES ☐NO		☐ Offset/plane break met (if applicable)
9	Setback (Rear)			☐YES ☐NO ☐N/A		
10	Building Line			☐YES ☐NO ☐N/A	Ordinance No.:	

[5] Per the applicable section of the Zoning Code, Specific Plan, Zoning Overlay, Ordinance, Bonus Program, Planning Case Condition.

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.[5]	Comments and Additional Information
11	Parking (automobile)	Residential: Non-Residential:	Residential: Non-Residential:	☐YES ☐NO ☐N/A		Design standards met: ☐YES ☐NO
12	Parking (bicycle)	Long-term: Short-term:	Long-term: Short-term:	☐YES ☐NO ☐N/A		Facility standards met: ☐YES ☐NO Location standards met: ☐YES ☐NO
13	Open Space	Total (s.f.): Common (s.f.): Private (s.f.):	Total: Common: Private:	☐YES ☐NO ☐N/A	12.21-G (if code prevails)	Units/Habitable Room <3: 3: >3: Dimensions met: ☐YES ☐NO
14	Retaining Walls in Special Grading Areas	Max Height: Max Quantity:	Max Height: Max Quantity:	☐YES ☐NO ☐N/A	12.21-C.8 (if code prevails)	

[5] Per the applicable section of the Zoning Code, Specific Plan, Zoning Overlay, Ordinance, Bonus Program, Planning Case Condition.

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.[5]	Comments and Additional Information
15	Grading (subject to Planning entitlement)			☐YES ☐NO ☐N/A		
16	Lot Coverage			☐YES ☐NO ☐N/A		
17	Lot Width			☐YES ☐NO ☐N/A		
18	Space between Buildings			☐YES ☐NO ☐N/A	12.21-C.2(a) (if code prevails)	
19	Passageway			☐YES ☐NO ☐N/A	12.21-C.2(b) (if code prevails)	
20	Location of Accessory Buildings			☐YES ☐NO ☐N/A	12.21-C.5 (if code prevails)	

[5] Per the applicable section of the Zoning Code, Specific Plan, Zoning Overlay, Ordinance, Bonus Program, Planning Case Condition.

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.[5]	Comments and Additional Information
21	Loading Area			☐YES ☐NO ☐N/A		
22	Trash & Recycling			☐YES ☐NO ☐N/A		
23	Landscape	*Conformance determined by Los Angeles City Planning*				
24	Private Street	☐YES ☐NO ☐N/A		☐YES ☐NO ☐N/A		
	Other: n.a. (corner lot separation, frontage, projections, signage, walls, lot area, density, setback, frontage, etc.)	*See additional sheets, if applicable*				Additional Sheet(s) attached: ☐YES ☑NO

Notes

Plan Check Application No.:[6]

DBS Plan Check Staff Name and Title

DBS Plan Check Staff Signature[11]

Date

[5] Per the applicable section of the Zoning Code, Specific Plan, Zoning Overlay, Ordinance, Bonus Program, Planning Case Condition.
6 This completed form shall be accompanied by plans stamped and signed by a DBS Plan Check staff following the completion of a zoning Plan Check.
11 DBS Plan Check staff will sign Section III of the Preliminary Zoning Assessment Form once the zoning plan check verifications are complete.

ADDITIONAL ZONING AND LAND USE STANDARDS REVIEWED - to be completed by DBS Plan Check Staff

Item No.	Zoning Standard	Proposed	Required/Allowed	Standard Met	Applicable Section No.	Comments and Additional Information
				☐YES ☐NO		
				☐YES ☐NO		
				☐YES ☐NO		
				☐YES ☐NO		
				☐YES ☐NO		
				☐YES ☐NO		

W.PA works progress architecture
811 SE Stark Street, Suite 210
Portland OR, 97214
(503) 234-2945
www.worksarchitecture.net

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75% Construction Document

02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Signed Preliminary Zoning Assessment Referral

g0.03d

B

CITY OF LA DBS DEPARTMENT OF BUILDING AND SAFETY

APPLICATION FOR BUILDING PERMIT OR GRADING & CERTIFICATE OF OCCUPANCY

FOR OFFICE USE ONLY

PCAM #: _____ Q-Matic #: _____

PCIS #: _____

LADBS Express Permit may be obtained online at LADBS.ORG

PROJECT ADDRESS

6728 N Sepulveda Blvd. & 6715 N Columbus Ave. (Number & Street Name) | Los Angeles (City) | 91411 (Zip Code) | _____ (Unit No.)

WORK DESCRIPTION Briefly describe the scope of work:

The Project includes demolition of the existing building and new construction of a 245,737 sf, 357-unit apartment development in a 5-story, 56 ft. in height building with 30,740 sf of open space, 484 vehicular spaces and 180 bicycle spaces.

Number of Buildings on property and their use: _____

PROJECT VALUATION: $ 72,914,000.00 (OF)

USE OF BUILDING:

Existing Use:
☐ Single Family Dwelling ☐ Duplex
☐ Apartment/Condo ☐ Commercial
☒ Other: Senior Care Facility

Proposed Use:
☐ Single Family Dwelling ☐ Duplex
☒ Apartment/Condo ☐ Commercial
☐ Other: _____

PDPP:
☒ Zoning ☐ Life Safety ☐ Structural
☐ Other: _____

APPLICANT

Uncommon Developers (Name) | jason@uncommondevelopers.com (Email) @ | 20000 Prairie St. (Number & Street Name) | Chatsworth 91311 (City & Zip Code) | (310) 980-7206 (Phone Number)

☐ **Agent for Owner/Builder**. Original authorization letter and Owner-Builder Declaration will be required at the time the permit is issued.
☐ **Agent for Contractor**. A current, original notarized authorization letter dated within the past year will be required at the time the permit is issued.
☐ Architect ☐ Contractor ☒ Developer ☐ Engineer ☐ Owner ☐ Owner-Builder ☐ Tenant

PROPERTY OWNER

6728 Sepulveda QOZB, LLC (Name) | 9220 Winnetka Ave. (Number & Street Name) | Chatsworth 91311 (City & Zip Code) | (310) 980-7206 (Phone Number)

CONTRACTOR

Name | Number & Street Name | City & Zip Code | Phone Number

City of L.A. Business Tax Number | State License Number | Class | Waste Hauler

Worker's Compensation Carrier | Policy Number | Expiration Date

ARCHITECT

Works Progress Architecture (Name) | C-33063 (State License Number) | 03/31/2023 (Expiration Date)
1330 Factory Place, Building D (Number & Street) | Los Angeles 90013 (City & Zip Code) | (323) 603-2680 (Phone Number)

ENGINEER

Name | State License Number | Expiration Date

Number & Street | City & Zip Code | Phone Number

TENANT

Name | Phone Number

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services, and activities.

GRADING PRE-INSPECTION INFORMATION

Hillside Grading: ☐ Yes ☒ No

☒ The site is accessible by the Department Inspector at all times.
☐ The site is not accessible by the Department Inspector at all times (i.e. loose dogs, locked gates, etc.).
If not accessible, please provide the name and phone number of a contact person for grading Inspector to call to obtain access to the property:

Name: _____ Phone: _____

Is the site larger than one acre: ☒ Yes ☐ No

PLEASE NOTE that a $65.00 re-inspection fee will be charged if the inspector cannot access the site on the first visit and delays in the plan review may result.

FOR OFFICE USE ONLY

☐ Single Family Dwelling/Duplex ☐ Apartment/Condo ☐ Commercial
☐ Earthquake (Retrofit Only) ☐ Major Structure

☐ Building – New ☐ Grading Permit ☐ Non-Building – Addition
☐ Building – Addition ☐ Sign Permit ☐ Non-Building – Alter/Repair
☐ Building – Alter/Repair ☐ Swimming – Pool/Spa ☐ Non-Building – Demolition
☐ Building – Demolition ☐ Non-Building – New ☐ Building – Use of Land

DOCUMENT CHECKLIST:

Sets of Plans: ☐ Structural Plan Check ☐ Grading Pre-Inspection (GPI) ☐ Disabled Access Plan ☐ Green Building (Mandatory) (Tier 1) (Tier 2)

☐ Structural Calculation ☐ Joint Referral Form ☐ Methane Report
☐ Soil/Geology Report ☐ Mulholland Referral Form ☐ LAHD Checklist
☐ Energy Calculation ☐ City Planning Case(s) ☐ Modification(s)
☐ Hillside Referral Form ☐ GPI Report/Posting ☐ TOC Application Form
☐ Slope Band Analysis ☐ Lateral Support Review Acknowledgment
☐ Others: _____

PROJECT VALUATION & FEE INFORMATION:

Fee Period: ☐ Submittal Fees ☐ Submittal 2 Fees ☐ Handicap Surcharge ☐ Energy Surcharge ☐ Green Building Fee

D A C AR AD AC RW G SP S X

☐ REGULAR P.C. ☐ ECPC ☐ OTC
☐ EXPEDITE ☐ APC

Engineer: _____ **Hours:** _____

Pre-Inspection Reports:
☐ DPI ☐ SPI ☐ GPI
☐ Posting Required ☐ Oak Tree (OTPI)

For Cashier's Use Only

W.PA
works progress architecture

811 SE Stark Street, Suite 210
Portland OR, 97214
(503) 234-2945
www.worksarchitecture.net

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Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Application for Building Permit with Valuation

g0.03e

Downtown Rack

The Downtown Rack uses thick, square-tube construction that can't be cut with a pipe cutter. The extended width of the Downtown Rack makes for easy bike parking by giving the bike full support and multiple locking points for a u-style bike lock.

©2021

Downtown Rack

FINISH OPTIONS

Galvanized

Stainless

Powder Coat

White · Black · Light Gray RAL 7042 · Deep Red RAL 3003 · Yellow RAL 1023
CNH Bright Yellow · Orange RAL 2004 · Beige RAL 1001 · Iron Gray RAL 7011 · Hunter Green RAL 6009
Light Green RAL 6018 · Green RAL 6016 · Sepia Brown RAL 8014 · Blue RAL 5005 · Sky Blue RAL 5015
Dark Purple · Flat Black · Wine Red RAL 3005 · Bronze · Silver RAL 9007

MOUNT OPTIONS

Surface · In-Ground

Tamper-resistant fasteners available upon request

Rail

OPTIONAL LEAN BAR

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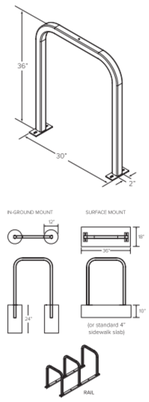
DERO | Downtown Rack — **Submittal Sheet**



CAPACITY	2 Bikes
MATERIALS	2" x 2" x .188" square tube - mild steel 2" x 2" x .120" square tube - stainless steel
FINISHES	☐ **Galvanized** An after fabrication hot dipped galvanized finish is our standard option. ☐ **Powder Coat** Our powder coat finish assures a high level of adhesion and durability by following these steps: 1. Sandblast 2. Epoxy primer electrostatically applied 3. Final thick TGIC polyester powder coat ☐ **PVC Dip** Black PVC ☐ **Stainless** Stainless Steel: 304 grade stainless steel material finished in either a high polished shine or a satin finish.
MOUNT OPTIONS	☐ **Surface** Foot Mount has two 2.5"x6"x.25" feet with two anchors per foot. Specify foot mount for this option. Tamper-resistant fasteners available upon request. ☐ **In-Ground** In-ground mount is embedded into concrete base. Specify in-ground mount for this option ☐ **Rail** Rail Mounted Downtown Racks are bolted to two parallel rails which can be left freestanding or anchored to the ground. Rails are heavy duty 3" x 1.4" x 3/16" thick galvanized mounting rails. Specify rail mount for this option.
OPTIONAL LEAN BAR	☐ **Add Lean Bar**

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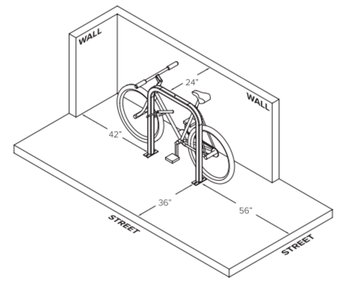
DERO | Downtown Rack — **Setbacks**



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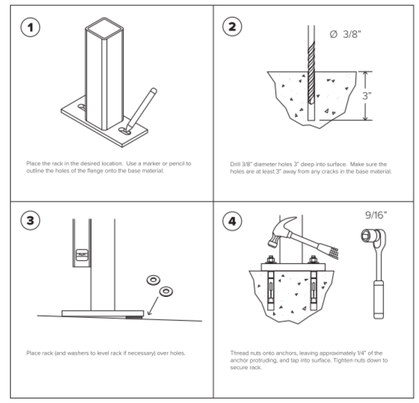
DERO | Downtown Rack — **Installation** Surface Mount

TOOLS NEEDED

Tape Measure
Marker or Pencil
Masonry Drill Bit
Drill (Hammer drill recommended)
Hammer
Wrench 9/16"
Level

RECOMMENDED BASE MATERIAL

Solid concrete is the best base material for installation. To ensure the proper anchors are shipped with your rack, ask your Dero Rack representative which anchor is appropriate for your application. Be sure nothing is underneath the base material that could be damaged by drilling.



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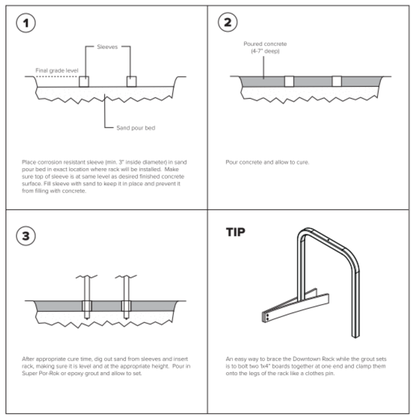
DERO | Downtown Rack — **Installation** In-Ground Mount : New Concrete

TOOLS NEEDED

Level
Cement mixing tub
Shovel
Trowel
Corrosion-Resistant Sleeve (min. 3" inside diameter)
Materials to build brace (see "Install Tip" at bottom of page)



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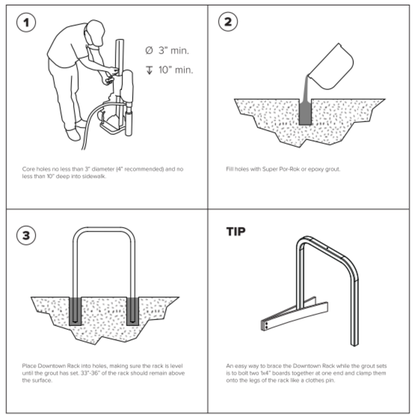
DERO | Downtown Rack — **Installation** In-Ground Mount : Existing Concrete

TOOLS NEEDED

Level
Cement mixing tub
Shovel
Access to water hose
Trowel
Hole coring machine with 4" bit
Materials to build brace (see "Install Tip" at bottom of page)



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DERO | Downtown Rack — **Rail Mounted Option**

RAIL MOUNTED OPTIONS

Rail mounted Downtown Racks are standard foot mounted Downtown Racks attached with bolts to a rail as in the diagram at left. Rail mounted racks provide more flexibility than other mounting options while providing the same degree of security.

Rail mounted Downtown Racks can be left freestanding, or they can be anchored to the ground using several anchors. This option allows for easier snow removal and sweeping. Installation of Rail mounted Hoops is also much less expensive than embedding the racks into the ground.

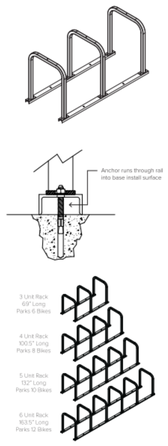
* Note: Though racks may be painted, the rails will remain with only a galvanized finish

ADVANTAGES:

- Easier and inexpensive installation
- Can be left freestanding or anchored to the ground
- Easier to remove for sweeping and snow removal

APPLICATIONS:

- Installation to pavers
- Asphalt Installations
- Ground, dirt, or mulch
- Situations where the rack needs to be moved occasionally



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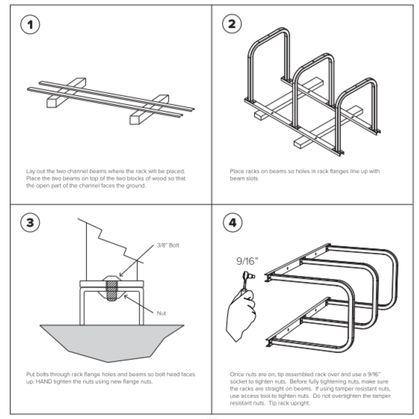
DERO | Downtown Rack — **Installation** Rail Mount

TOOLS NEEDED

9/16" Socket set
Two 4" x 4" x .28" (or larger)-blocks
4 bolts, nuts and washers for every rack (included). If using a tamper resistant nuts, install two tamper resistant nuts with each rack.

ANCHORING THE RAILS

To anchor the rails to concrete, place 3.75" wedge anchor through holes in the rail into the concrete. Secure with nut.



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DERO | Downtown Rack — **Installation** Footing Diagrams

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Ultra Space Saver Single

Ultra Space Saver Single

When you can't park your bike horizontally, on the floor or on the ceiling, The Ultra Space Saver Single is your parking solution. A smaller version of our Space Saver Modular System, the Single parks your bike vertically and mounts onto nearly any wall type (except metal studs). U-lock capabilities make this rack great for property managers as well for home storage use. Quick installation only requires 4 anchors drilled into the wall. Save room today with the Ultra Space Saver Single, or check out the whole modular system if you need to park many bikes.

©2021

FINISH OPTIONS

Powder Coat

White · Black · Deep Red RAL 3003 · Yellow RAL 1023
CNH Bright Yellow · Orange RAL 2004 · Beige RAL 1001 · Hunter Green RAL 6009
Light Green RAL 6018 · Green RAL 6016 · Sky Blue RAL 5015 · Blue RAL 5005
Dark Purple · Flat Black · Wine Red RAL 3005 · Iron Gray RAL 7011
Light Gray RAL 7042 · Silver RAL 9007 · Sepia Brown RAL 8014 · Bronze

TUBE OPTIONS

Round · Square

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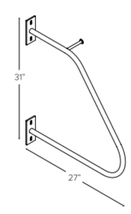
DERO | Ultra Space Saver Single — **Submittal Sheet**



CAPACITY	1 Bike
MATERIALS	**Body:** 1" OD 11 gauge tube with ½" steel round bar hanger **Mounting flanges:** 1/4" plate
FINISHES	☐ **Powder Coat (Interior Use)** Our interior powder coat finish assures a high level of adhesion and durability for indoor use by following these steps: 1. Sandblast 2. Final thick TGIC polyester powder coat ☐ **Powder Coat (Exterior Use)** Additional Cost Our exterior powder coat finish assures a high level of adhesion and durability for outdoor or exposed air use by following these steps: 1. Sandblast 2. Epoxy primer electrostatically applied 3. Final thick TGIC polyester powder coat
MOUNT OPTIONS	**Wall only** Wall mount has two 2.5" x 6" foot plates set 25" apart (centerline to centerline) with 4 fasteners. Can be set into concrete block, solid concrete, bricks, wood studs and other base materials. Tamper-resistant fasteners available upon request.
TUBE OPTIONS	☐ **Round** ☐ **Square**

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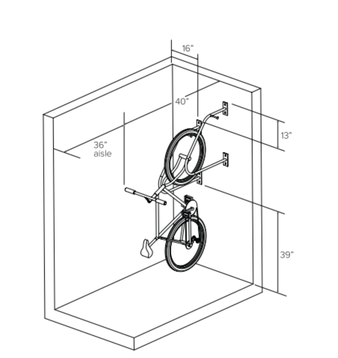
DERO | Ultra Space Saver Single — **Setbacks**



* Not recommended for placement between vehicle parking stalls

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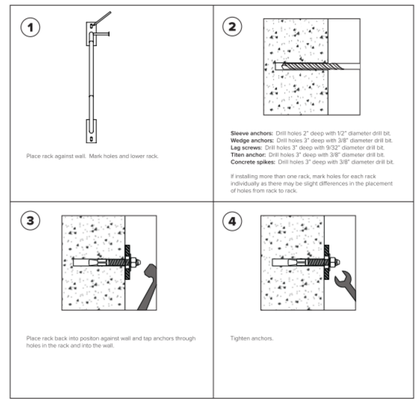
DERO | Ultra Space Saver Single — **Installation**

TOOLS NEEDED

9/16" socket or wrench
Hammer
Drill (Hammer drill works best)
Level
Marker or Pencil



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02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Bike Racks
Specifications

g0.03f

2020 Los Angeles Green Building Code

FORM GRN 18R

WATER CONSERVATION NOTES - ORDINANCE #184248

RESIDENTIAL BUILDINGS

PLUMBING SYSTEM

1. Multi-family dwellings not exceeding three stories and containing 50 units or less shall install a separate meter or submeter within common areas and within each individual dwelling unit. (4.303.3)

2. Water use reduction shall be met by complying with one of the following:
   A. Provide a 20% reduction in the overall potable water use within the building. The reduction shall be based on the maximum allowable water use for plumbing fixtures and fittings as required by the Los Angeles Plumbing Code. Calculations demonstrating a 20% reduction in the building "water use baseline", as established in Table 4.303.4.1, shall be provided; or
   B. New fixtures and fittings shall comply with the maximum flow rates shown in Table 4.303.4.2, or
   C. Plumbing fixtures shall use recycled water.
   Exception: Fixture replacements (4.303.4)

3. New building on a site with 500 square feet or more of cumulative landscape area shall have separate meters or submeters for outdoor water use. (4.304.3)

4. Additions and alterations on a site with 500 square feet or more of cumulative landscape area and where the entire potable water system is replaced, shall have separate meters or submeters for outdoor water use. (4.304.3)

5. In other than single family dwellings, locks shall be installed on all publicly accessible exterior faucets and hose bibs. (4.304.4)

6. Provide a cover having a manual or power-operated reel system in any permanently installed outdoor in-ground swimming pool or spa in one- and two-family dwellings. For irregular-shaped pools where it is infeasible to cover 100% of the pool due to its irregular shape, a minimum of 80% of the pool shall be covered. (4.304.5)

7. Except as provided in this section, for sites with over 500 square feet of landscape area, alternate waste piping shall be installed to permit discharge from the clothes washer, bathtub, showers, and bathroom/restrooms wash basins to be used for a future gray water irrigation system. (4.305.1)

8. Except as provided in this section, where City-recycled water is available within 200 feet of the property line, water closets, urinals, floor drains, and process cooling and heating in the building shall be supplied from recycled water and shall be installed in accordance with the Los Angeles Plumbing Code. (4.305.2)

9. In new buildings of 25 stories or less, the cooling towers shall comply with one of the following:
   A. Shall have a minimum of 6 cycles of concentration (blowdown); or
   B. A minimum of 50% of the makeup water supply to the cooling towers shall come from non-potable water sources, including treated backwash. (4.305.3.1)

10. In new buildings over 25 stories, the cooling towers shall comply with all of the following:
    A. Shall have a minimum of 6 cycles of concentration (blowdown); and
    B. 100% of the makeup water supply to the cooling towers shall come from non-potable water sources, including treated backwash. (4.305.3.2)

11. Where groundwater is being extracted and discharged, develop and construct a system for onsite reuse of the groundwater. Alternatively, the groundwater may be discharged to the sewer. (4.305.4)

12. Provide a hot water system complying with one of the following (Los Angeles Plumbing Code Section 610.4.1):
    A. The hot water system shall not allow more than 0.6 gallons of water to be delivered to any fixture before hot water arrives.
    B. Where a hot water recirculation or electric resistance heat trace wire system is installed, the branch from the recirculating loop or electric resistance heat trace wire to the fixture shall contain a maximum of 0.6 gallons.
    C. Residential units having individual water heaters shall have a compact hot water system that meets all of the following:
       a. The hot water supply piping from the water heater to the fixtures shall take the most direct path.
       b. The total developed length of pipe from the water heater to farthest fixture shall not exceed the distances specified in Table 3.6.5 of the California Energy Code Residential Appendix.
       c. The hot water supply piping shall be installed and insulated in accordance with Section RA3.6.2 of the California Energy Code Residential Appendix.

IRRIGATION SYSTEM

12. A water budget for landscape irrigation use that conforms to the California Department of Water Resources' Model Water Efficient Landscape Ordinance (MWELO) is required for new landscape areas of 500 sq. ft. or more. The following methods to reduce potable water use in landscape areas include, but are not limited to, use of captured rainwater, recycled water, graywater, or water treated for irrigation purposes and conveyed by a water district or public entity. (4.304.1)

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2020 Los Angeles Green Building Code

FORM GRN 14

GREEN BUILDING CODE PLAN CHECK NOTES

RESIDENTIAL BUILDINGS

1. For each new dwelling and townhouse, provide a listed raceway that can accommodate a dedicated 208/240 volt branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter), shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the proposed location of an EV charger. The panel or subpanel shall provide capacity to install a 40-ampere minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit overcurrent protective device. The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging as "EV CAPABLE". The raceway termination location shall be permanently and visibly marked as "EV CAPABLE". (4.106.4.1)

2. For common parking area serving R-occupancies, the electrical system shall have sufficient capacity to simultaneously charge all designated EV spaces at the full rated amperage of the Electric Vehicle Supply Equipment (EVSE). Design shall be based upon a 40-ampere minimum branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter), shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the proposed location of an EV charger. Raceways and related components that are planned to be installed underground, enclosed, inaccessible or in concealed areas and spaces shall be installed at the time of original construction. The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for future EV charging purposes as "EV CAPABLE" in accordance with the Los Angeles Electrical Code. (4.106.4.2)

3. Roofs with slopes < 2:12 shall have a 3-year aged SRI value of at least 75 or both a 3-year aged solar reflectance of at least 0.63 and a thermal emittance of at least 0.75. Roofs with slopes ≥ 2:12 shall have an aged SRI value of at least 16 or both a 3-year solar reflectance of at least 0.20 and a thermal emittance of at least 0.75. (4.106.5)

4. The required landscape used to reduce heat island effects shall have a solar reflectance value of at least 0.30 as determined per ASTM E1918 or ASTM C1549. (4.106.7)

5. The flow rates for all plumbing fixtures shall comply with the maximum flow rates in Section 4.303.1. (4.303.1)

6. When a shower is served by more than one showerhead, the combined flow rate of all the showerheads controlled by a single valve shall not exceed 2.0 gallons per minute at 80psi, or the shower shall be designed to only allow one showerhead to be in operation at a time. (4.303.1.3.2)

7. Installed automatic irrigation system controllers shall be weather- or soil-based controllers. (MWELO, § 492.7)

8. For projects that include landscape work, the *Landscape Certification*, Form GRN 12, shall be completed prior to final inspection approval. (State Assembly Bill No. 1881)

9. Annular spaces around pipes, electric cables, conduits, or other openings in the building's envelope at exterior walls shall be protected against the passage of rodents by closing such openings with cement mortar, concrete masonry, or metal plates. Pipes prone to corrosion shall be protected in accordance with Section 313.0 of the Los Angeles Plumbing Code. (4.406.1)

10. Materials delivered to the construction site shall be protected from rain or other sources of moisture. (4.407.4)

11. Only a City of Los Angeles permitted hauler will be used for hauling of construction waste. (4.408.1)

12. For all new equipment, an Operation and Maintenance Manual including, at a minimum, the items listed in Section 4.410.1, shall be completed and placed in the building at the time of final inspection. (4.410.1)

13. All new gas fireplaces must be direct-vent, sealed combustion type. Wood burning fireplaces are prohibited per AQMD Rule 445. (4.503.1, AQMD Rule 445)

14. All duct and other related air distribution component openings shall be covered with tape, plastic, or sheet metal until the final startup of the heating, cooling and ventilating equipment. (4.504.1)

15. Paints and coatings, adhesives, caulks and sealants shall comply with the Volatile Organic Compound (VOC) limits listed in Tables 4.504.1-4.504.3.

16. The *VOC Content Verification Checklist,* Form GRN 2, shall be completed and verified prior to final inspection approval. The manufacturer's specifications showing VOC content for all applicable products shall be readily available at the job site and be provided to the field inspector for verification. (4.504.2.4)

17. All new carpet and carpet cushions installed in the building interior shall meet the testing and product requirements of one of the following (4.504.3):
    a. Carpet and Rug Institute's Green Label Plus Program
    b. California Department of Public Health's Specification 01350
    c. NSF/ANSI 140 at the Gold level
    d. Scientific Certifications Systems Indoor Advantage™ Gold

18. 80% of the total area receiving resilient flooring shall comply with one or more of the following (4.504.4):
    a. VOC emission limits defined in the CHPS High Performance Products Database
    b. Certified under UL GREENGUARD Gold
    c. Certification under the Resilient Floor Covering Institute (RFCI) FloorScore program
    d. Meet the California Department of Public Health's Specification 01350

19. New hardwood plywood, particle board, and medium density fiberboard composite wood products used in the building shall meet the formaldehyde limits listed in Table 4.504.5. (4.504.5)

20. The *Formaldehyde Emissions Verification Checklist,* Form GRN 3, shall be completed prior to final inspection approval. (4.504.5)

21. Mechanically ventilated buildings shall provide regularly occupied areas of the building with a MERV 13 filter for outside and return air. Filters shall be installed prior to occupancy and recommendations for maintenance with filters of the same value shall be included in the operation and maintenance manual. (4.504.6)

22. A 4-inch thick base of ½ inch or larger clean aggregate shall be provided for proposed slab on grade construction. A vapor barrier shall be provided in direct contact with concrete for proposed slab on grade construction. (4.505.2.1)

23. Building materials with visible signs of water damage shall not be installed. Wall and floor framing shall not be enclosed until it is inspected and found to be satisfactory. (4.505.3)

24. Newly installed bathroom exhaust fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of the building. Fans must be controlled by a humidistat which shall be readily accessible. Provide the manufacturer's cut sheet for verification. (4.506.1)

25. A copy of the construction documents or a comparable document indicating the information from Energy Code Sections 110.10(b) through 110.10(c) shall be provided to the occupant." (Energy Code §110.10(d))

26. The heating and air-conditioning systems shall be sized and designed using ANSI/ACCA Manual J-2004, ANSI/ACCA 29-D-2009 or ASHRAE handbooks and have their equipment selected in accordance with ANSI/ACCA 36-S Manual S-2004. (4.507.2)

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PLUMBING FIXTURE FLOW RATES

Residential Occupancies
2020 Los Angeles Green Building Code
(Incorporate this form into the plans)

FORM GRN 16

SECTION 4.303.1
WATER REDUCTION FIXTURE FLOW RATES

FIXTURE TYPE	MAXIMUM ALLOWABLE FLOW RATE
Showerheads	1.8 gpm @ 80 psi
Lavatory faucets, residential	1.2 gpm @ 60 psi[1,3]
Lavatory faucets, nonresidential	0.4 gpm @ 60 psi[1,3]
Kitchen faucets	1.5 gpm @ 60 psi[2,4]
Metering Faucets	0.2 gallons/cycle
Gravity tank type water closets	1.28 gallons/flush[5]
Flushometer tank water closets	1.28 gallons/flush[5]
Flushometer valve water closets	1.28 gallons/flush[5]
Urinals	0.125 gallons/flush
Clothes Washers	ENERGY-STAR certified
Dishwashers	ENERGY-STAR certified

[1] Lavatory Faucets shall not have a flow rate less than 0.8 gpm at 20 psi.
[2] Kitchen faucets may temporarily increase flow above the maximum rate, but not above 2.2gpm @ 60psi and must default to a maximum flow rate of 1.8 gpm @ 60psi.
[3] Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.
[4] Kitchen faucets with a maximum 1.8 gpm flow rate may be installed in buildings that have water closets with a maximum flush rate of 1.06 gallons/flush installed throughout.
[5] Includes single and dual flush water closets with an effective flush of 1.28 gallons or less.
Single Flush Toilets - The effective flush volume shall not exceed 1.28 gallons (4.8 liters). The effective flush volume is the average flush volume when tested in accordance with ASME A112.19.233.2.
Dual Flush Toilets - The effective flush volume shall not exceed 1.28 gallons (4.8 liters). The effective flush volume is defined as the composite, average flush volume of two reduced flushes and one full flush. Flush volumes will be tested in accordance with ASME A112.19.2 and ASME A112.19.14.

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VOC AND FORMALDEHYDE LIMITS

2020 Los Angeles Green Building Code
(Incorporate this form into the plans)

FORM GRN 11

2020 Los Angeles Green Building Code Tables 4.504.1, 4.504.2, 4.504.3, 4.504.5, 5.504.4.1, 5.504.4.2, 5.504.4.3, 5.504.4.5

VOC CONTENT LIMITS FOR ARCHITECTURAL COATINGS [1,2]
Grams of VOC per Liter of Coating, Less Water and Less Exempt Compounds

COATING CATEGORY [1,2]	CURRENT LIMIT
Flat coatings	50
Nonflat coatings	50
Nonflat-high gloss coatings	50
Specialty Coatings	
Aluminum roof coatings	100
Basement specialty coatings	400
Bituminous roof coatings	50
Bituminous roof primers	350
Bond breakers	350
Concrete curing compounds	100
Concrete curing compounds, Roadways & Bridges	350
Concrete/masonry sealers	100
Driveway sealers	50
Dry fog coatings	50
Faux finishing coatings	
Clear Top Coat	100
Decorative Coatings	350
Glazes	350
Japan	350
Trowel Applied Coatings	50
Fire resistive coatings	150
Floor coatings	50
Form-release compounds	100
Graphic arts coatings (sign paints)	200
High temperature coatings	420
Industrial maintenance coatings	100
Low solids coatings[3]	120
Magnesite cement coatings	450
Mastic texture coatings	100
Metallic pigmented coatings	150
Multicolor coatings	250
Prefinished wood primers	420
Primers, sealers, and undercoaters	100
Reactive penetrating sealers	350
Recycled coatings	250
Roof coatings	50
Roof coatings, aluminum	100
Rust preventative coatings	100
Shellacs	
Clear	730
Opaque	550
Specialty primers, sealers and undercoaters	100
Stains	100
Stains, Interior	250
Stone consolidants	450
Swimming pool coatings	340
Traffic marking coatings	100
Tub and tile refinish coatings	420
Waterproofing membranes	100
Wood coatings	275
Wood preservatives	350
Zinc-rich primers	100

[1] Grams of VOC per liter of coating, including water and including exempt compounds.
[2] The specified limits remain in effect unless revised limits are listed in subsequent columns in the table.
[3] Some values in this table are derived from those specified by the California Air Resources Board, Architectural Coatings Suggested Control Measure, February 5, 2016. More information is available from the Air Resource Board.

FORMALDEHYDE LIMITS[1]
Maximum Formaldehyde Emissions in Parts per Million

PRODUCT	CURRENT LIMIT
Hardwood plywood veneer core	0.05
Hardwood plywood composite core	0.05
Particleboard	0.09
Medium density fiberboard	0.11
Thin medium density fiberboard[2]	0.13

[1] Values in this table are derived from those specified by the California Air Resources Board, Air Toxics Control Measure for Composite Wood as amended by Executive Order G-16-062. For additional information, see California Code of Regulations, Title 17, Sections 93120 through 93120.12.
[2] Thin medium density fiberboard has a maximum thickness of 5/16 inches (8 mm).

SEALANT VOC LIMIT
Less Water and Less Exempt Compounds in Grams per Liter

SEALANTS	CURRENT VOC LIMIT
Architectural	50
Marine deck	760
Nonmembrane roof	300
Roadway	250
Single-ply roof membrane	450
Other	420
SEALANT PRIMERS	
Architectural	
Nonporous	250
Porous	775
Modified bituminous 500	500
Marine deck	760
Other	750

Note: For additional information regarding methods to measure the VOC content specified in these tables, see South Coast Air Quality Management District Rule 1168.

ADHESIVE VOC LIMIT [1,2]
Less Water and Less Exempt Compounds in Grams per Liter

ARCHITECTURAL APPLICATIONS	CURRENT VOC LIMIT
Indoor carpet adhesives	50
Carpet pad adhesives	50
Outdoor carpet adhesives	150
Wood flooring adhesive	100
Rubber floor adhesives	60
Subfloor adhesives	50
Ceramic tile adhesives	65
VCT and asphalt tile adhesives	50
Drywall and panel adhesives	50
Cove base adhesives	50
Multipurpose construction adhesives	70
Structural glazing adhesives	100
Single-ply roof membrane adhesives	250
Other adhesives not specifically listed	50
SPECIALTY APPLICATIONS	
PVC welding	510
CPVC welding	490
ABS welding	325
Plastic cement welding	100
Adhesive primer for plastic	550
Contact adhesive	80
Special purpose contact adhesive	250
Structural wood member adhesive	140
Top and trim adhesive	250
SUBSTRATE SPECIFIC APPLICATIONS	
Metal to metal	30
Plastic foams	50
Porous material (except wood)	50
Wood	30
Fiberglass	80

[1] If an adhesive is used to bond dissimilar substrates together, the adhesive with the highest VOC content shall be used.
[2] For additional information regarding methods to measure the VOC content specified in this table, see South Coast Air Quality Management District Rule 1168.
http://www.arb.ca.gov/DRDB/SC/CURHTML/R1168.PDF

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STORM WATER POLLUTION CONTROL

(2020 Los Angeles Green Building Code)

FORM GRN 1

Storm Water Pollution Control Requirements for Construction Activities
Minimum Water Quality Protection Requirements for All Construction Projects

The following notes shall be incorporated in the approved set of construction/grading plans and represents the minimum standards of good housekeeping which must be implemented on all construction projects.

Construction means constructing, clearing, grading or excavation that result in soil disturbance. Construction includes structure teardown (demolition). It does not include routine maintenance to maintain original line and grade, hydraulic capacity, or original purpose of facility; emergency construction activities required to immediately protect public health and safety; interior remodeling with no outside exposure of construction material or construction waste to storm water; mechanical permit work; or sign permit work. (Order No. 01-182, NPDES Permit No. CAS004001 – Part 5: Definitions)

1. Eroded sediments and pollutants shall be retained on site and shall not be transported from the site via sheet flow, swales, area drains, natural drainage or wind.
2. Stockpiles of earth and other construction-related materials shall be covered and/or protected from being transported from the site by wind or water.
3. Fuels, oils, solvents and other toxic materials must be stored in accordance with their listing and shall not contaminate the soil nor the surface waters. All approved toxic storage containers are to be protected from the weather. Spills must be cleaned up immediately and disposed of properly and shall not be washed into the drainage system.
4. Non-storm water runoff from equipment and vehicle washing and any other activity shall be contained on the project site.
5. Excess or waste concrete may not be washed into the public way or any drainage system. Provisions shall be made to retain concrete waste on-site until it can be appropriately disposed of or recycled.
6. Trash and construction –related solid wastes must be deposited into a covered receptacle to prevent contamination of storm water and dispersal by wind.
7. Sediments and other materials shall not be tracked from the site by vehicle traffic. The construction entrance roadways must be stabilized so as to inhibit sediments from being deposited into the street/public ways. Accidental depositions must be swept up immediately and may not be washed down by rain or by any other means.
8. Retention basins of sufficient size shall be provided to retain storm water runoff on-site and shall be properly located to collect all tributary site runoff.
9. Where retention of storm water runoff on-site is not feasible due to site constraints, runoff may be conveyed to the street and the storm drain system provided that an approved filtering system is installed and maintained on-site during the construction duration.

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SET ISSUE

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1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
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Sepulveda

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W.PA Job Number 1339

Code Summary - Green Forms

g0.03g

LA DBS DEPARTMENT OF BUILDING AND SAFETY

2020 Los Angeles Green Building Code

FORM GRN 5

ITEM #	CODE SECTION	REQUIREMENT	REFERENCE SHEET (Sheet # or N/A)	COMMENTS (e.g. note #, detail # or reason for N/A)
30	5.410.1	Recycling by occupants	a6.12, a6.13, a6.14	See Trash Plans
31	5.410.2	Commissioning (> 10,000 sq. ft.)	g0.03i	GRN 20-23
32	5.410.2.1	– Owner's Project Requirements (OPR)	g0.03i	GRN 20
33	5.410.2.2	– Basis of Design (BOD)	g0.03i	GRN 21
34	5.410.2.3	– Commissioning plan	g0.03i	GRN 22
35	5.410.2.4	– Functional performance testing	a2.01	General Notes
36	5.410.2.5.1	– Systems manual	a2.01	General Notes
37	5.410.2.5.2	– Systems operations training	a2.01	General Notes
38	5.410.2.6	– Commissioning report	a2.01	General Notes
39	5.410.4	Testing and adjusting (< 10,000 sq. ft.)	N/A	> 10,000 SF
40	5.410.4.2	– Systems	N/A	> 10,000 SF
41	5.410.4.3	– Procedures	N/A	> 10,000 SF
42	5.410.4.4	– Reporting	N/A	> 10,000 SF
43	5.410.4.5	– Operation and maintenance manual	N/A	> 10,000 SF
44	5.410.4.5.1	– Inspections and reports	N/A	> 10,000 SF
		ENVIRONMENTAL QUALITY		
45	5.503.1	Fireplace and Woodstoves	N/A	N/A
46	5.504.1.3	Temporary ventilation	g0.02h	GRN 15 - #17
47	5.504.3	Covering of duct openings and protection of mechanical equipment during construction	g0.03h	GRN 15 - #18
48	5.504.4	Finish material pollutant control	g0.02h	GRN 15 - #19
49	5.504.4.1	– Adhesives, sealants, and caulks		
50	5.504.4.3	– Paints and coatings		
51	5.504.4.3.1	– Aerosol paints and coatings		
52	5.504.4.3.2	– Verification	g0.03h	GRN 15 - #20
53	5.504.4.4	Carpet systems	g0.02h	GRN 15 - #21
54	5.504.4.4.1	Carpet cushion	g0.02h	GRN 15 - #22
55	5.504.4.5	Composite wood products	g0.03h	GRN 15 - #23
56	5.504.4.6	Resilient flooring systems	g0.02h	GRN 15 - #25
57	5.504.5.3	Filters	g0.03h	GRN 15 - #26
58	5.504.7	Environmental tobacco smoke (ETS) control	g0.02h	GRN 15 - #27
59	5.505.1	Indoor moisture control	g0.03h	GRN 15 - #28
60	5.506.2	Carbon dioxide (CO_2) monitoring	g0.02h	GRN 15 - #29
61	5.507.4.1	Exterior noise transmission prescriptive method	g0.17	Acoustic Report
62		– Exterior noise transmission for roof	g0.17	Acoustic Report
63		– Exterior noise transmission for walls	g0.17	Acoustic Report
64		– Exterior noise transmission for windows	g0.17	Acoustic Report
65	5.507.4.2	Exterior noise transmission performance method	g0.17	Acoustic Report
66	5.507.4.3	Interior sound transmission	g0.17	Acoustic Report

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LA DBS DEPARTMENT OF BUILDING AND SAFETY

2020 Los Angeles Green Building Code

FORM GRN 5

ITEM #	CODE SECTION	REQUIREMENT	REFERENCE SHEET (Sheet # or N/A)	COMMENTS (e.g. note #, detail # or reason for N/A)
67	5.508.1	Ozone depletion and greenhouse gas reductions	g0.03	GRN 15 - #30
68	5.508.2	Supermarket refrigerant leak reduction	N/A	No Occurances

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LA DBS DEPARTMENT OF BUILDING AND SAFETY

2020 Los Angeles Green Building Code

FORM GRN 5

MANDATORY REQUIREMENTS CHECKLIST

NEWLY CONSTRUCTED NON-RESIDENTIAL BUILDINGS

(COMPLETE AND INCORPORATE THIS FORM INTO THE PLANS)

Permit # 21010 _ 10000 _ 04987 Date: 12-07-2022

ITEM #	CODE SECTION	REQUIREMENT	REFERENCE SHEET (Sheet # or N/A)	COMMENTS (e.g. note #, detail # or reason for N/A)
		PLANNING AND DESIGN		
1	5.106.1	Storm water pollution prevention	g0.03g	GRN 1
2	5.106.4.1.1	Short-term bicycle parking	g0.04, g0.24	Parking Analysis
3	5.106.4.1.2	Long-term bicycle parking	g0.04, g0.24	Parking Analysis
4	5.106.5.2	Designated parking	g0.04, g0.24	Parking Analysis
5	5.106.5.3	Electric vehicle charging	g0.04, g0.24	Parking Analysis
6	5.106.8	Light pollution reduction	g0.03i	GRN 21 BOD
7	5.106.10	Grading and paving	c200, c210, c300	Civil Drawings
8	5.106.11	Hardscape alternatives	L2's	Landscape Hardscape Drawings
		ENERGY EFFICIENCY		
9	5.211.1	Solar ready buildings	a2.03, a2.24	Roof Plan; See Notes
		WATER EFFICIENCY & CONSERVATION		
10	5.303.1.1	New buildings in excess of 50,000 sq. ft.	g0.03h	GRN 18N - #1
11	5.303.1.2	Excess consumption	g0.03h	GRN 18N - #1
12	5.303.2	Water reduction	g0.03h	GRN 18N - #2; GRN 17
13	5.303.3	Water conserving plumbing fixtures and fittings	g0.03h	GRN 15 - #3
14	5.303.3.3	Showerheads	g0.03h	GRN 17
15	5.304.1	Outdoor water use in landscape areas	L1's	Landscape Hydrozone Drawings
16	5.304.3	Irrigation controller and sensor application	L1's	Landscape Irrigation Drawings
17	5.304.4	Outdoor water use meters	g0.03h	GRN 18N - #4
18	5.304.5	Exterior faucets	g0.03h	GRN 18N - #6
19	5.305.1	Graywater ready	g0.03h	GRN 18N - #7
20	5.305.2	Recycled water supply to fixtures	N/A	Not Available in Area
21	5.305.3	Cooling towers	N/A	No Occurance
22	5.305.4	Groundwater discharge	N/A	No Occurance
		MATERIAL CONSERVATION & RESOURCE EFFICIENCY		
23	5.407.1	Weather protection	WP's	Weatherproofing Drawings
24	5.407.2.1	Sprinklers	L1's	Landscape Irrigation Notes
25	5.407.2.2.1	Nonabsorbent floor and wall finishes	a2.01	See Notes
26		Exterior door protection	a5.00's	Entry Doors Covered
27	5.407.2.2.2	Flashing	a5.00's	See Architectural Details
28	5.408.1	Construction waste reduction	g0.03h	GRN 15 - #12
29	5.408.3	Excavated soil and land clearing debris	g0.03h	GRN 15 - #13

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LA DBS DEPARTMENT OF BUILDING AND SAFETY

2020 Los Angeles Green Building Code

FORM GRN 18N

WATER CONSERVATION ORDINANCE NOTES

NON-RESIDENTIAL BUILDINGS

1. For new buildings or additions exceeding 50,000 ft², install a separate water meter or sub-meter for the following areas:
   A. For each individual leased, rented, or other tenant space within the building projected to consume more than 100 gpd (380 L/day).
   B. Where potable water is used for industrial/process uses, for water supplied to the following subsystems:
      a. Makeup water for cooling towers where flow through is greater than 500 gpm (30 L/s).
      b. Makeup water for evaporative coolers greater than 6 gpm (0.04 L/s).
      c. Steam and hot-water boilers with energy input more than 500,000 Btu/h (147 kW).
   C. For each building that uses more than 100 gpd on a parcel containing multiple buildings. (5.303.1.1)
2. Provide a 20% reduction in the overall potable water use for each building. The reduction shall be based on the maximum allowable water use per plumbing fixture and fittings as required by the Los Angeles Plumbing Code. New projects having a water supply of 2"or less and additions and alterations projects may use the prescriptive method outlined in this section. (5.303.2)
3. A water budget for landscape irrigation use that conforms to the California Department of Water Resources' Model Water Efficient Landscape Ordinance (MWELO) is required for new landscape areas of 500 sqft or more. The following methods to reduce potable water use in landscape areas include, but are not limited to, use of captured rainwater, recycled water, graywater, or water treated for irrigation purposes and conveyed by a water district or public entity. (5.304.1, 5.304.2)
4. New buildings on a site with 1,000 square feet or more of cumulative landscape area shall have separate meters or submeters for outdoor water use. (5.304.4)
5. Additions and alterations on a site with 1,000 square feet of cumulative landscape area which require water service upgrade shall have separate meters or submeters for outdoor water use. (5.304.4)
6. Locks shall be installed on all publicly accessible exterior faucets and hose bibs. (5.304.5)
7. Except as provided in this section, for sites with over 500 square feet of landscape area, alternate waste piping shall be installed to permit discharge from the clothes washer, bathtub, showers, and bathroom/restrooms wash basins to be used for a future graywater irrigation system (5.305.1)
8. Except as provided in this section, where City-recycled water is available within 200 feet of the property line, water closets, urinals, floor drains, and process cooling and heating in the building shall be supplied from recycled water and shall be installed in accordance with the Los Angeles Plumbing Code. (5.305.2)
9. Cooling towers shall comply with one of the following:
   A. Shall have a minimum of 6 cycles of concentration (blowdown)
   B. A minimum of 50% of the makeup water supply to the cooling towers shall come from non-potable water sources, including treated backwash. (5.305.3)
10. Develop and construct a system for onsite reuse of the groundwater where groundwater is being extracted and discharged. Alternatively, the groundwater may be discharged to the sewer. (5.305.4)
11. Provide a hot water system complying with one of the following:
    A. The hot water system shall not allow more than 0.6 gallons of water to be delivered to any fixture before hot water arrives.
    B. Where a hot water recirculation or electric resistance heat trace wire system is installed, the branch from the recirculating loop or electric resistance heat trace wire to the fixture shall contain a maximum of 0.6 gallons. (Los Angeles Plumbing Code Section 610.4.1)

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LA DBS DEPARTMENT OF BUILDING AND SAFETY

2020 Los Angeles Green Building Code

FORM GRN 15

GREEN BUILDING CODE PLAN CHECK NOTES

NON-RESIDENTIAL BUILDINGS

1. State on plans that the outdoor lighting systems shall be designed and installed to comply with all of the following: (5.504.4.1, 5.504.4.3)
   a. The minimum requirements in California Energy Code for Lighting Zones 1-4
   b. Backlight, Uplight and Glare (BUG) ratings as defined in IESNA TM-15-11
   c. Allowable BUG ratings not exceeding those shown in on Table 5.106.8. (5.106.8)
2. Separate submeters shall be installed in any building or new space within a building that is projected to consume more than 1,000 gal/day. (5.303.1.2)
3. New plumbing fixtures and fittings shall not exceed the maximum allowable flow rate specified in Section 5.303.3. (5.303.3)
4. When a shower is served by more than one showerhead, the combined flow rate of all the showerheads and/or other shower outlets controlled by a single valve shall not exceed 2.0 gallons per minute at 80psi, or the shower shall be designed to only allow one showerhead to be in operation at a time. (5.303.3.3)
5. For projects that include landscape work, the *Landscape Certification*, Form GRN 12, shall be completed prior to final inspection approval. (State Assembly Bill No. 1881)
6. Installed automatic irrigation system controllers are weather- or soil-based controllers. (MWELO, § 492.7)
7. Weather-resistant exterior wall and foundation envelope shall be detailed in conformance with Los Angeles Building Code Section 1403.2 and California Energy Code Section 150. (5.407.1)
8. Automatic landscape irrigators shall be installed such that it doesn't spray on the structure. (5.407.2.1)
9. New exterior entries and openings subject to foot traffic shall be protected against water intrusion using features such as overhangs, awnings and/or recesses for a combined depth over the entry of at least 4 feet. (5.407.2.2.1)
10. Nonabsorbent interior floor and wall finishes shall be used within at least two feet around and perpendicular to new exterior entries and/or opening subject to foot traffic. (5.407.2.2.1)
11. Exterior entries shall have flashing integrated with the drainage plane. (5.407.2.2.2)
12. Only a City of Los Angeles certified hauler will be used for hauling of construction waste. (5.408.1)
13. 100% of excavated soil and vegetation resulting from land clearing shall be reused or recycled. (5.408.3)
14. A final report for the testing and adjusting of all new systems shall be completed and provided to the field inspector prior to final approval. This report shall be signed by the individual responsible for performing these services. (5.410.4.4)
15. For all new equipment, an *Operation & Systems Manual* shall be provided to the owner and the field inspector at the time of final inspection. (5.410.4.5)
16. All new gas fireplaces must be direct-vent, sealed combustion type. Wood burning fireplaces are prohibited per AQMD Rule 445. (5.503.1, AQMD Rule 445)
17. If the new HVAC system is used during construction, use return air filters with a MERV of 8. Replace all filters immediately prior to occupancy. (5.504.1.3)
18. All new ducts and other new related air distribution components openings shall be covered with tape, plastic, or sheet metal until the final startup of the heating, cooling and ventilating equipment. (5.504.3)
19. Architectural paints and coatings, adhesives, caulks and sealants shall comply with the Volatile Organic Compound (VOC) limits listed in Tables 5.504.4.1-5.504.4.3. (5.504.4.1 - 5.504.4.3)
20. The *VOC Content Verification Checklist*, Form GRN 2, shall be completed and certified prior to final inspection approval. The manufacturer's specifications showing VOC content for all applicable products shall be readily available at the job site and be provided to the field inspector for verification. (5.504.4.3.2)
21. All new carpet installed in the building interior meets the testing and product requirements of one of the following:
    a. Carpet and Rug Institute's Green Label Plus Program
    b. California Department of Public Health's Specification 01350
    c. NSF/ANSI 140 at the Gold level
    d. Scientific Certifications Systems Indoor Advantage™ Gold (5.504.4.4)
22. All new carpet cushion installed in the building interior shall meet the requirements of the Carpet and Rug Institute Green Label program. (5.504.4.4.1)
23. New hardwood plywood, particle board, and medium density fiberboard composite wood products used in the interior or exterior of the building shall meet the formaldehyde limits. (5.504.4.5, 10.504.4.5)
24. The *Formaldehyde Emissions Verification Checklist*, Form GRN 3, shall be completed prior to final inspection approval. The manufacturer's specifications showing formaldehyde content for all applicable wood products shall be readily available at the job site and be provided to the field inspector for verification. (5.504.4.5)
25. 80% of the total area receiving new resilient flooring shall comply with one or more of the following:
    a. VOC emission limits defined in the CHPS High Performance Products Database
    b. Certified under UL GREENGUARD Gold
    c. Certification under the Resilient Floor Covering Institute (RFCI) FloorScore program
    d. Meet the California Department of Public Health's Specification 01350 (5.504.4.6)
26. Mechanically ventilated buildings shall have air filter with a Minimum Efficiency Reporting Value (MERV) of 13 or higher. Filters shall be installed prior to occupancy and recommendations for maintenance with filters of the same value shall be included in the operation and maintenance manual. (5.504.5.3)
27. Designated outdoor smoking area shall be at least 25 feet from an outdoor air intake or openable windows. (5.504.7)
28. Buildings shall meet or exceed the provisions of California Building Code, CCR, Title 24, Part 2 Sections 1202 (Ventilation) and Chapter 14 (Exterior Walls). For additional measures, see Section 5.407.2. (5.505.1)
29. Buildings that use Demand Control Ventilation shall have CO_2 sensors and ventilation controls installed in accordance with the requirements of the current edition of the California Energy Code, CCR, Title 24, Part 6, Section 121(c). (5.506.2)
30. The HVAC, refrigeration, and fire suppression equipment shall not contain CFC or Halons. (5.508.1)
31. Retail food stores of 8,000 sq. ft. or more of conditioned area that have a commercial refrigeration system with a global warming potential (GWP) of 150 or greater shall have leak reduction measures in accordance with LAGBC Section 5.508.2. Separate mechanical plan check is required. (5.508.2)

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75% Construction Document 02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Code Summary - Green Forms

g0.03h

Commissioning Plan Compliance Form

FORM GRN 23

2020 Los Angeles Green Building Code
and 2019 California Energy Code

COMPLETE AND INCORPORATE THIS FORM INTO THE PLANS

Project Address: _____ Permit Number: _____ - _____ - _____

ITEM #	COMMISSIONING PLAN ITEMS	PAGE NUMBER IN COMMISSIONING PLAN DOCUMENT
	GENERAL PROJECT INFORMATION	
1	Project name, owner, location, building type and building area	
2	Definitions	
3	Overall project commissioning schedule	
4	Contact information for individual/company providing commissioning services	
	COMMISSIONING GOALS	
5	Meeting the Los Angeles Green Building code and California Energy Code requirements for commissioning	
6	Meeting OPR and BOD requirements	
7	Carrying out requirements for commissioning activities as specified in plans and specifications	
	SYSTEMS TO BE COMMISSIONED	
8	Explanation of the original design intent (refer to OPR and BOD documents)	
9	Requirements for execution and documentation of installation, checkout and start up, including controls point-to-point checks and calibrations	
10	Equipment and systems to be tested*, functions and modes to be tested, conditions under which the test shall be performed, measurable criteria for acceptable performance, and example test forms	
	COMMISIONING TEAM INFORMATION	
11	List of all team members and contact information (i.e. owner, owner's representative, architect, engineers, designated commissioning representative, and (if available): general contractor, sub-contractors, vendors, and construction manager)	
	COMMISSIONING PROCESS ACTIVITIES, SCHEDULES, AND RESPONSIBILITIES	
12	Prescribed commissioning process steps and activities to be accomplished by the Cx team throughout the design to occupancy	
13	Roles and responsibilities for each member of the Cx team for each phase of the work (including who writes checklists and tests, who reviews and approves test forms, who directs tests, who executes tests, who documents tests results and who approves completed tests)	
14	Required Cx deliverables, reports, forms, and verifications expected at each stage of the commissioning effort	
15	Confirmation, development and approval process for the O&M manual, systems manual and the facility operator and maintenance staff training	

**At a minimum, the following systems shall be tested: HVAC & controls, indoor lighting system & controls, water heating system, landscape irrigation systems, covered processes, renewable energy systems, and water reuse systems.*

Owner/Owner Representative Acknowledgement

The commissioning plan includes the items listed above and have been approved by the Owner or Owner Representative:

Name: _____ ☐ Owner ☐ Owner Representative

Company Name (if applicable): _____

Signature: _____ Date: _____

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	performance, efficiency, savings, other)	
20	Description of how the system meets requirements in OPR	
21	Reasons for system selection, as opposed to alternatives (e.g. performance, efficiency, reliability, flexibility, simplicity, expandability, cost, payback period, utility company incentives, owner preference, etc.)	
22	Sequence of Operation (e.g. operating schedules, setpoints, storage capacity, etc..)	
	RENEWABLE ENERGY SYSTEMS (IF ANY)	
23	Narrative description of system (i.e. system type(s), location, inverter type, control type, performance, efficiency, energy savings, payback period, other)	
24	Description of how the system meets requirements listed in OPR	
25	Reasons for system selection, as opposed to alternatives (e.g. performance, efficiency, reliability, flexibility, simplicity, expandability, cost, payback period, etc.)	
26	Renewable energy system generation calculations: sizing calculation method, assumptions, and results	
	WATER REUSE SYSTEM (IF ANY)	
27	Narrative description of system (i.e. system type(s), location, space requirements, equipment requirements, control type, performance, efficiency, potable water savings, payback period, other)	
28	Description of how the system meets requirements in OPR	
29	Reasons for system selection, as opposed to alternatives (e.g. performance, efficiency, reliability, flexibility, simplicity, cost, payback period, etc.)	
30	Water reuse system calculations: sizing calculation method, assumptions, and results	

Architect/Engineer/Designer Acknowledgement

I hereby acknowledge the Basis of Design (BOD) document has been completed and meets the Owner's Project Requirements (OPR).

	Name	License Number	Signature	Date
Architect of Record				
Mechanical Designer				
Electrical Designer				
Plumbing Designer				
Landscape Architect				
Renewable Energy System Designer				
Others (specify):				

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	EQUIPMENT AND SYSTEMS EXPECTATIONS	
19	Level of quality, reliability, equipment type, flexibility, maintenance, and complexity desired	
20	Specific efficiency targets, desired technologies, or preferred manufacturers for building systems, acoustics and vibration	
21	Degree of system integration, automation, and functionality for controls (i.e. load shedding, demand response, energy management)	
	BUILDING OCCUPANT AND O&M PERSONNEL EXPECTATIONS	
22	Description of how the building will be operated and by whom	
23	Level of training and orientation required to understand, operate and use the building systems for building operation and maintenance staff, as well as occupants	
24	Building operation and maintenance staff location and capabilities	
	COMMISSIONING AGENT INFORMATION	
25	Name of Commissioning Agency:	
26	Address of Agency:	
27	Contact person(s) Name(s):	

Owner/Owner Representative Acknowledgement

Owner's Project Requirements (OPR). The expectations and requirements of the building appropriate to its phase shall be documented before the design phase of the project begins. The OPR includes the elements listed above and have been approved by the Owner or Owner Representative.

Name: _____ ☐ Owner ☐ Owner Representative

Company Name (if applicable): _____

Signature: _____ Date: _____

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Basis of Design (BOD) Compliance Form

FORM GRN 21

2020 Los Angeles Green Building Code
and 2019 California Energy Code

Commissioning Agent Acknowledgement

I have reviewed the Basis of Design (BOD) and verified that it meets the Owner's Project Requirements (OPR):

Name: _____

Company Name (if applicable): _____

Agent's Signature: _____ Date: _____

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Basis of Design (BOD) Compliance Form

FORM GRN 21

2020 Los Angeles Green Building Code
and 2019 California Energy Code

COMPLETE AND INCORPORATE THIS FORM INTO THE PLANS

Project Address: _____ Permit Number: _____ - _____ - _____

ITEM #	BOD ITEMS	PAGE NUMBER IN BOD DOCUMENT
	HVAC SYSTEMS AND CONTROLS	
1	Narrative description of system (i.e. system type(s), location, control type, efficiency features, outdoor air ventilation strategy, indoor air quality features, noise reduction features, environmental benefits, other features)	
2	Description of how the system meets requirements in OPR	
3	Reasons for system selection, as opposed to alternatives (e.g. comfort performance, efficiency, reliability, cost, acoustics, etc.)	
4	Load calculations (i.e. method/software, summer outdoor conditions, winter outdoor conditions, indoor design conditions, assumptions, other)	
5	Sequence of Operations (i.e. operating schedules, setpoints, other)	
	INDOOR LIGHTING SYSTEM	
6	Narrative Description of system (e.g. fixture type(s), lamp & ballast type, control type, etc.)	
7	Description of how the system meets requirements in OPR	
8	Reasons for system selection, as opposed to alternatives (e.g. visual comfort performance, efficiency, reliability, flexibility, simplicity, cost, etc.)	
9	Lighting Design Criteria (i.e. space ID, space type, illumination design target, source of target, light calculation assumptions, other)	
10	Lighting Power Design Target (i.e. space type, Title 24-Energy Code lighting power allowance, lighting power design target, other)	
	WATER HEATING SYSTEM	
11	Narrative description of system (i.e. system type, location, control type, efficiency features, environmental benefits, other)	
12	Description of how the system meets requirements in OPR	
13	Reasons for system selection, as opposed to alternatives (e.g. performance, efficiency, reliability, space constraints, cost, ease of maintenance, other)	
14	Water heating load calculations: sizing calculation method, assumptions, and results	
	LANDSCAPE IRRIGATION SYSTEMS	
15	Narrative description of system (i.e. system type(s), location, control type, performance, efficiency, water savings, other)	
16	Description of how the system meets requirements in OPR	
17	Reasons for system selection, as opposed to alternatives (e.g. performance, efficiency, reliability, flexibility, cost, utility company incentives, other)	
18	Landscape irrigation system calculations: sizing calculation method, assumptions, and results	
	COVERED PROCESSES	
19	Narrative description of system (i.e. system type(s), location, control type,	

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Owner's Project Requirements (OPR) Compliance Form

FORM GRN 20

2020 Los Angeles Green Building Code
and 2019 California Energy Code

COMPLETE AND INCORPORATE THIS FORM INTO THE PLANS

Project Address: _____ Permit Number: _____ - _____ - _____

ITEM #	OPR ITEMS	PAGE NUMBER IN OPR DOCUMENT
	PROJECT PROGRAM	
1	General building information (size, stories, construction type, occupancy type and number)	
2	Intended uses and schedules	
3	Future expandability and flexibility of spaces	
4	Quality and/or durability of materials and desired building lifespan	
5	Budget or operation constraints	
	ENVIRONMENTAL AND SUSTAINABILITY GOALS	
6	Level of compliance with the Los Angeles Green Building Code: Mandatory, Tier 1, or Tier 2	
7	Specific environmental or sustainability goals (e.g. water efficiency, water reuse, CO_2 monitoring, xeriscaping, etc.)	
	ENERGY EFFICIENCY GOALS	
8	Overall efficiency of building: meet California Energy Code or exceed by (%)	
9	Lighting system efficiency: meet California Energy Code or exceed by (%)	
10	HVAC equipment efficiency and characteristics	
11	Other measures affecting energy efficiency desired by owner (e.g. building orientation, shading, envelope and fenestration, roof, renewable power, net-zero energy use, etc.)	
	INDOOR ENVIRONMENTAL QUALITY REQUIREMENTS	
12	Lighting	
13	Temperature and Humidity	
14	Acoustics	
15	Air quality, ventilation, and filtration	
16	Desired adjustability of system controls	
17	Accommodations for after-hours use	
18	Other owner requirements (e.g. natural ventilation, daylight, views, etc.)	

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02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

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W.PA Job Number 1339

Code Summary - Green Sheets

g0.03i

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Civil:
LFA Labib Funk + Associates
Project Manager: Frank Larocca
319 Main Street
El Segundo, CA 90245
213.239.9700 ex. 150
Frank.larocca@labibfunk.com

Mechanical:
Precise Air Systems Inc.
Project Manager: Aris Shahmirzaian
5467 San Fernando Rd. West
Los Angeles, CA 90039
818.240.1737 ex. 127
Aris@preciseair.com

Electrical:
Sabag Electric Corporation
Project Manager: Jonathan Sabag
8768 Yolanda Ave.
Northridge, CA 91324
818.974.4450
Jonathan@sabagelectric.com

Plumbing:
RnF Fire Protection & Plumbing Inc
Project Manager: Mike H. Sukazi
3795 La Crescenta Avenue, Ste 101
Glendale, CA 91311
818.219.2039
Mikes@rffire.com

Plumbing:
RnF Fire Protection & Plumbing Inc
Project Manager: Mike H. Sukazi
3795 La Crescenta Avenue, Ste 101
Glendale, CA 91311
818.219.2039
Mikes@rffire.com

PROJECT INFORMATION

SEPULVEDA. 6728 SEPULVEDA BLVD
LOS ANGELES, CA 91411

OWNER: 6728 Sepulveda QOZB LLC

PROJECT DESCRIPTION:

THE NEW CONSTRUCTION OF 405 DWELLING UNITS, 556 PARKING SPACES, AND AMENITIES WITHIN A MAIN RESIDENTIAL BUILDING.

Base Request Incentives:

1. Density Bonus of 70% Per Tier 3 TOC
2. 50% FAR Bonus for R4 in Tier 3 TOC
3. Reduction of 0.5 Parking Per Tier 3 TOC

Additional Request Incentives:

1. + 22' to height per TOC Tier 3
2. 25% reduction in Open Space

CONSTRUCTION TYPE: TYPE III OVER TYPE I PODIUM (NEW CONSTRUCTION)

ZONING: (Q)R4-1-RIO

FLOOD ZONE: OUTSIDE FLOOD ZONE

SITE AREA: 94,951 SF

SETBACKS:
- **Front (Sepulveda)**: Required: 15' I Proposed: 18'-7"
- **Rear* (Columbus)**: Required: 15' I Proposed: 18'
- **Side**: Required: 9' I Proposed: 9'

Note: Per (Q) R5-1: No.2 That vehicular access to Columbus Avenue shall be prohibited.

REQUIRED DENSITY: A residential project in the R4 Zone is calculated as 1 dwelling unit per 400 square feet.
- By right Allowence: 238 Units

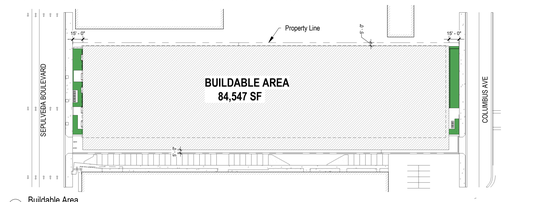
PROJECT DENSITY: Tier 3 TOC + 70% of By Right Units,
Added to By Right total: 405 Units. Affordable: 41 Units (10% ELI)

REQUIRED BUILDING HEIGHT:
- The Van Nuys - North Sherman Oaks Community Plan restricts the maximum height of the parcel to 45 feet (5 Story)
- Tier 3 TOC with any height increases over 11 feet to be stepped-back at least 15 feet from the exterior face of the Ground Floor of the building located along any street frontage.

PROPOSED BUILDING HEIGHT: 66' (6 story) Per Tier 3 TOC

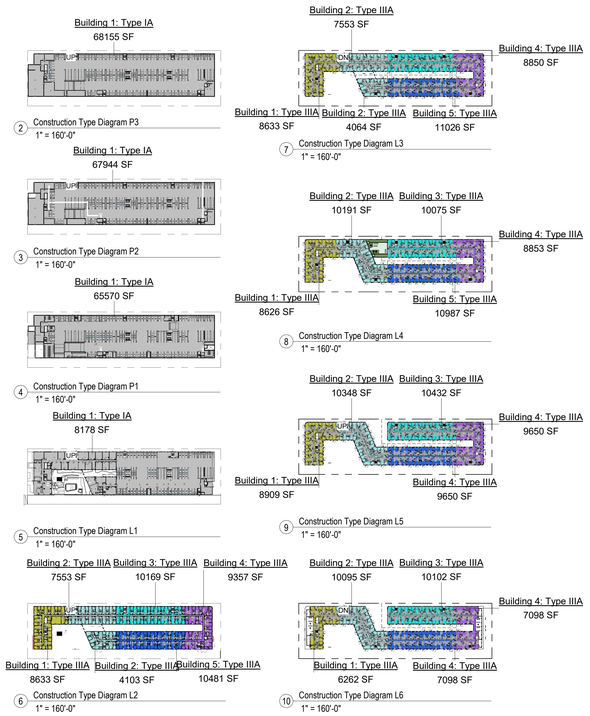
BUILDABLE AREA

BUILDABLE AREA = ALL PORTION OF THE A LOT, EXCLUDING THOSE PORTIONS OF THE LOT WHICH MUST BE RESERVED FOR YARD SPACES, BUILDING LINE SETBACK SPACE, OR WHICH MAY ONLY BE USED FOR ACCESSORY BUILDINGS OR USES PER LAMC 12.03



1 Buildable Area
1" = 80'-0"

CONSTRUCTION TYPE DIAGRAMS & FIRE SEPERATION ON TYPE IIIA



UNIT COUNTS

FLOOR	STUDIO	1 BED	1 BED+DEN	2 BED	3 BED	SUB-TOTAL
2ND FLOOR	19	41	1	24	-	85
3RD FLOOR	19	40	1	25	-	85
4TH FLOOR	19	35	3	24	-	81
5TH FLOOR	19	37	3	23	-	82
6TH FLOOR	18	31	3	19	1	72
SUB- TOTAL	**94**	**184**	**11**	**115**	**1**	
	23.2%	**45.4%**	**2.8%**	**28.4%**	**0.2%**	
					TOTAL:	**405**

TYPICAL UNITS (SF)

UNIT TYPE	SF
STUDIO	+/- 365
1 BED + 1 BATH	+/- 495
1 BED + DEN	+/- 620
2 BED + 2 BATH	+/- 910
3 BED + 2 BATH	+/- 1185

AFFORDABLE UNITS

UNIT TYPES	TOTAL UNITS	MIX %	10% ELI	AFFORDABLE UNIT
STUDIO	94	23.2%	9.4	**9**
1 BED	195	48.2%	19.5	**20**
2 BED	115	28.4%	11.5	**12**
3 BED	1	0.2%	0.1	**0**
	405	100%	40.5	**41**

BIKE PARKING CALCULATIONS

NOTES

REQUIRED BIKE PARKING:

PER LAMC 12.21 A16(a)(1)(i) FOR ALL RESIDENTIAL BUILDINGS OTHER THAN HOTELS AND MOTELS CONTAINING MORE THAN THREE DWELLING UNITS, LONG- AND SHORT-TERM BICYCLE PARKING SHALL BE PROVIDED ACCORDING TO THE RATIOS SPECIFIED FOR EACH MARGINAL INCREMENT OF DWELLING UNITS SPECIFIED IN TABLE 12.21 A.16(A)(1)(i).

REQUIRED BIKE PARKING

	UNITS	SHORT TERM REQUIRED	LONG TERM REQUIRED
BIKE PARKING	405	18	176
GRAND TOTAL			194

Bike Parking Schedule

Level	Comments

Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	

AUTOMOBILE PARKING

NOTES

REQUIRED PARKING

<3 habitable rooms = 1 parking space; 3 habitable rooms = 1.5 parking spaces;
>3 habitable rooms = 2 parkings spaces; per LAMC 12.21.4(a)

94 - studios x 1 stall = 94 stalls
183 - 1 beds x 1.5 stalls = 274 stalls
12 - 1 bed + den = 2 stalls = 24 stalls
116 - 2+3 beds x 2 stalls = 232 stalls

Required = 624 stalls
Tier 3 TOC reduction of .5 = 203 stalls Required

PROVIDED PARKING

TYPE	P1	P2	P3	L1	TOTAL
COMPACT	30	31	38	24	123
ADA CAR	5	-	-	1	6
ADA VAN	1	-	-	-	1
TANDEM COMPACT	7	4	4	7	22
TANDEM	9	14	7	3	33
STANDARD	44	59	95	6	204
EV	24	36	-	44	104
EVCS	12	22	22	-	56
EVCS ADA Aisle	3	-	-	1	4
EVCS VAN Aisle	1	-	-	-	1
EVCS Aisle	-	1	1	-	2
GRAND TOTAL	136	167	167	86	556

203 RESIDENTIAL STALLS REQUIRED
556 RESIDENTIAL STALLS PROVIDED

OPEN SPACE

NOTES

REQUIRED COMMON OPEN SPACE:

OPEN SPACE REQUIREMENTS PER LAMC 12.21 G 2:

100 SF/UNIT < 3 HABITABLE ROOMS (STUDIO & 1 BR UNITS)
125 SF/UNIT > 3 HABITABLE ROOMS (2 BR & 1 BR+DEN UNITS)
175 SF/UNIT > 3 HABITABLE ROOMS (3 BR UNITS)

NOTE:
1. A KITCHEN IS NOT CONSIDERED A HABITABLE ROOM FOR PURPOSES OF CALCULATING OPEN SPACE. (PER FOURTH PARA. ADDED BY ORD. NO. 171,753, EFF. 1117/97)

REQUIRED OPEN SPACE

TYPE	# OF HABITABLE ROOMS	# OF UNITS	REQUIRED OPEN SPACE
1 BR	2	184	18,400
1 BR + DEN	3	11	1,375
2 BR	3	115	14,375
3 BR	4	1	175
STUDIO	1	94	9,400
GRAND TOTAL			43,725

REQUIRED INDOOR AREA FOR OPEN SPACE

PER LAMC 12.21 G.2(a)(4)(i) REC ROOMS MUST BE AT LEAST 600 SF FOR DEVELOPMENT OF MORE THAN 16 UNITS AND MUST NOT EXCEED 25% OF TOTAL REQUIRED OPEN SPACE.
MAX REQUIRED: 43,725 X 25% = MAX 10,932 SF

REQUIRED LANDSCAPED OPEN SPACE

PER LAMC 12.21 G.2(a)(4)(ii) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, **MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.**

A MINIMUM OF 25% OF THE COMMON OPEN SPACE AREA SHALL BE PLANTED WITH GROUND COVER, SHRUBS OR TREES.

MIN REQUIRED OPEN SPACE AREA = 32,793 SF
(25% Decreased Per TOC Tier 3 Incentives)
Menu of Incentives: Open Space. See LAMC 12.22A.25(f)(6)
i. Tiers 1&2 - Up to a 20% decrease in required open space
ii. Tiers 3&4 - Up to a 25% decrease in required open space

TOTAL OPEN SPACE	
OPEN SPACE:	**AREAS:**
GYM / RECREATION	2,464 SF
COMMUNITY ROOM	765 SF
AMENITY / RECREATION	3,591 SF
POOL DECK	9,924 SF
EAST ROOF TERRACE	736 SF
WEST ROOF TERRACE	733 SF
4TH LEVEL ROOF DECK	1,815 SF
BALCONIES / PATIOS (TOTAL 151)	7,550 SF
ROOF DECK	5,288 SF
TOTAL:	**32,866 SF**
REQUIRED:	**32,793 SF**
NEED:	**0 SF**

SITE AREA SUMMARY

Property/ Lot Area:	**94,951 sf**
Building Footprint:	69,441 sf
Building Coverage:	73.1% *not incl. rear deck*
Impervious Area:	
Total Impervious Area: 74,240 sf	
Total Pervious Area: 20,711 sf	

TOTAL AREA	94,951 SF
IMPERVIOUS AREA	74,240 SF
LANDSCAPE AREA	20,711 SF
IMPERVIOUS PERCENTAGE	78%
REQ'D LID PLANTER AREA	6,965 SF
REQ'D PERMAVOID AREA	4,981 SF
MIN. PV PLANT FACTOR	0.34
PERMAVOID AREA ON PLAN	4,719 SF
TREATED TRIBUTARY AREA	85,189 SF

GRADING QUANTITIES	
AVERAGE EXISTING GRADE	XX
BUILDING PAD GRADE	XX
AVERAGE EXCAVATION DEPTH	XX FT
EXCAVATION FOOTPRINT	XX SF
CUT	XX CY
TOTAL ROUND	XX CY

GROSS FLOOR AREA

Gross Floor Areas per LADBS Standard of Measure

Level	Area	Area Type
Level P3	69152 SF	Floor Area
Level P2	69128 SF	Floor Area
Level P1	69126 SF	Floor Area
Level L1	58963 SF	Floor Area
Level L2	52897 SF	Floor Area
Level L3	52848 SF	Floor Area
Level L4	51154 SF	Floor Area
Level L5	51156 SF	Floor Area
Level L6	46618 SF	Floor Area
Grand total: 9	520642 SF	

MEASUREMENT PER CBC 202:
THE FLOOR AREA WITHIN THE INSIDE PERIMETER OF THE EXTERIOR WALLS OF THE BUILDING UNDER CONSIDERATION, EXCLUSIVE OF VENT SHAFTS AND COURTS, WITHOUT DEDUCTION FOR CORRIDORS, STAIRWAYS, RAMPS, CLOSETS, THE THICKNESS OF INTERIOR WALLS, COLUMNS OR OTHER FEATURES. THE FLOOR AREA OF A BUILDING, OR PORTION THEREOF, NOT PROVIDED WITH SURROUNDING EXTERIOR WALLS SHALL BE THE USABLE AREA UNDER THE HORIZONTAL PROJECTION OF THE ROOF OR FLOOR ABOVE. THE GROSS FLOOR AREA SHALL NOT INCLUDE SHAFTS WITH NO OPENINGS OR INTERIOR COURTS.

FAR CALCULATIONS

Area Schedule (FAR Diagrams)

Area	OccGroup

Not Placed

0 SF	

FAR

0 SF	

FAR Diagram
Corridor

0 SF	Corridor

Level P1
FAR Diagram
Trash

1081 SF	Trash

Level L1
FAR
Mail Room

1167 SF	Mail Room

FAR Diagram
Corridor

2720 SF	Corridor

Gym

2664 SF	Gym

Lobby

1309 SF	Lobby

Office

1552 SF	Office

Open Space

2098 SF	Open Space

Rec. Room

1187 SF	Rec. Room

Storage

8308 SF	Storage

Trash

219 SF	Trash

Level L2
FAR Diagram
Corridor

5482 SF	Corridor

Residential

44084 SF	Residential

Trash

266 SF	Trash

Area Schedule (FAR Diagrams)

Area	OccGroup

Level L3
FAR Diagram
Corridor

5490 SF	Corridor

Residential

44153 SF	Residential

Trash

260 SF	Trash

Level L4
FAR Diagram
Corridor

5683 SF	Corridor

Residential

42130 SF	Residential

Trash

272 SF	Trash

Level L5
FAR Diagram
Corridor

5400 SF	Corridor

Residential

42679 SF	Residential

Trash

271 SF	Trash

Level L6
FAR Diagram
Corridor

5411 SF	Corridor

Open Space

4596 SF	Open Space

Residential

37894 SF	Residential

Trash

272 SF	Trash
266839 SF	

MEASUREMENT PER LAMC 12.03:
AREA IN SQUARE FEET CONFINED WITHIN THE EXTERIOR WALLS OF THE BUILDING BUT NOT INCLUDING THE AREA OF THE FOLLOWING: EXTERIOR WALLS, STAIRWAYS, SHAFTS, ROOMS HOUSING BUILDING OPERATING EQUIPMENT OR MACHINERY, PARKING AREAS WITH ASSOCIATED DRIVEWAYS AND RAMPS, SPACES FOR THE LANDING AND STORAGE OF HELICOPTERS, AND BASEMENT STORAGE AREAS.

ALLOWABLE FAR:

R4 ZONE: 3.00
TOC INCENTIVE: TOC TIER 3 ALLOWS A 50% INCREASE

TOTAL ALLOWED: 4.50

84,547 SITE AREA X 4.50 FAR

380,461.5 SF ALLOWABLE

268,770 SF PROPOSED (3.18 FAR)

PARCEL KEY MAP

6728 Sepulveda Blvd
Van Nuys, CA 91411

AERIAL MAP

6728 Sepulveda Blvd

N

ZONING SUMMARY

APPLICABLE CODES: City of Los Angeles Municipal Code (LAMC Planning & Zoning Code)			
Site Address: 6728 Sepulveda Blvd, Van Nuys CA 91411			Property Size: 94,951 SF
Tract: TR 24408	Assessor Parcel Number: 2235004010		Note: Lot Area Per Survey
Neighborhood Council: Van Nuys - North Sherman Oaks Community Plan			
Base Zone: (Q)R4-1-RIO	Overlay(s): (RIO) River Implementation Overlay, TOC - Tier 3	Height District: 1	District: Modified Parking Requirements District.
Residential Zone Primary Uses (Table 120-1):			
Primary Proposed Uses: Residential	Allowed: Residential		Limited: NA
Development Agreement - N/A			
FAR: As per entitlements	Max. Height: 66 Ft.		Max. Coverage: Per Entitlements
Density: As per entitlements	Ground Floor Window Std Apply: No		
Setbacks:	Front: (West): Street Lot Line - Sepuvelda. - 15 ft.		Side: (North): Street Lot Line - 9 ft.
	Rear*: (East): Street Lot Line - Columbus - 15 ft. *Refer to the "Q" Qualified classification. No.2 That vehicular access to Columbus Avenue shall be prohibited. Security Power Operated Gates Per LAFD Security Gate Access Requirements (LAMC 57.503.4.2) For Fire Apparatus and Fire Personnel Access Only		
	Side: (South): 28 ft. (Fire Apparatus Access Road)		
Open Space - LAMC 12.21.G.2			
	Required Open Space: 100 sf Open-Space Required per 1-BR Unit 125 sf Open-Space Required per 1-BR + Den Unit 125 sf Open-Space Required per 2-BR Unit 175 sf Open-Space Required per 3-BR Unit	**Common Open Space:** Per LAMC 12.21.G.2(a)(4)(i) Rec room (gym) must be at least 600 sf for development of more than 16 units and must not exceed 25% of total open space.	Per LAMC 12.21.G.2(a)(4)(ii) Roof decks in developments built at an R4, RAS4, and/or R5 density, regardless of the underlying zone, may be used in their entirety as common open space.

Accessible Dwelling Units

Type A Units Required	Units Required:	Units Provided:

LEGAL DESCRIPTION OF PROPERTY

THE LAND REFERRED TO HEREIN BELOW IS SITUATED VAN NUYS, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOT 1 OF TRACT NO. 24408, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1396 PAGES 1 THROUGH 6 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM THAT PORTION OF SAID PROPERTY LYING BELOW A DEPTH OF 500 FEET, MEASURED VERTICALLY FROM THE CONTOUR OF THE SURFACE THEREOF, PROVIDED, HOWEVER, THAT GRANTOR, ITS SUCCESSORS AND ASSIGNS, SHALL NOT HAVE THE RIGHT FOR ANY PURPOSE WHATSOEVER, TO ENTER UPON, INTO OR, THROUGH THE SURFACE OF THE PROPERTY GRANTED HEREIN, OR ANY PART THEREOF, LYING BETWEEN SAID SURFACE AND 500 FEET BELOW SAID SURFACE, AS EXCEPTED IN DEED EXECUTED BY SOUTHERN PACIFIC INDUSTRIAL DEVELOPMENT COMPANY, A TEXAS CORPORATION, RECORDED DECEMBER 27, 1979 AS INSTRUMENT NO. 79-1448356.

ALSO EXCEPT FROM THAT PORTION OF SAID LAND INCLUDED WITHIN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 16 WEST, ALL OIL, GAS, WATER, AND MINERALS RIGHTS NOW VESTED IN THE CITY OF LOS ANGELES, WITHOUT, HOWEVER, THE RIGHT TO USE THE SURFACE OF THE LAND OR ANY PORTION THEREOF, TO A DEPTH OF 500 FEET BELOW THE SURFACE, FOR THE EXTRACTION OF SUCH OIL, GAS, WATER, OR MINERALS, AS RESERVED BY THE CITY OF LOS ANGELES, BY DEED
RECORDED JULY 3, 1980 AS INSTRUMENT NO. 80-639622.

SUMMARY OF WORK

The new construction of 405 dwelling units and 556 parking spaces, within a main residential building with the amenities include, but are not limited to; common residential amenities such as a pool, roof deck, gym and amenity lounge.

W.PA
works progress architecture

811 SE Stark Street, Suite 210
Portland OR, 97214
(503) 234-2945
www.worksarchitecture.net

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75% Construction Document

02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

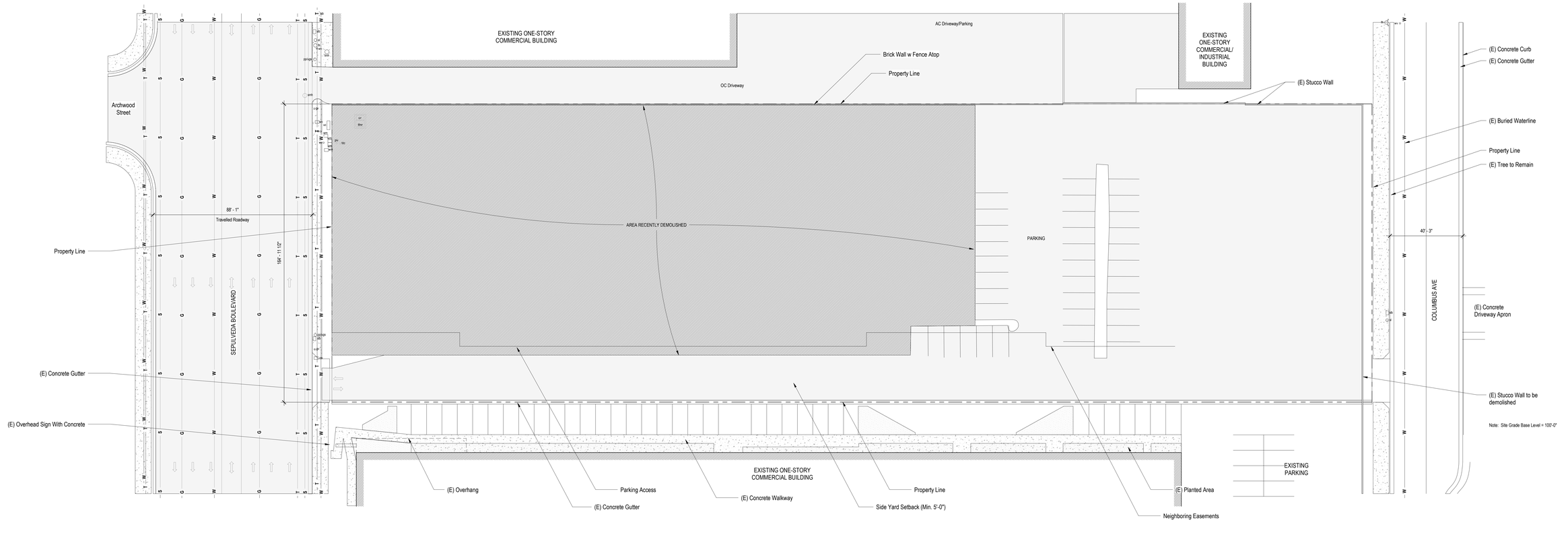
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Project Location & Code Summary

g0.04



1 Site - Existing
1" = 20'-0"

Property Info:

Project Address:
6728 Sepulveda Blvd,
Van Nuys, CA 91411

Legal Description
Lot: 1
Block: None
Tract: TR 24408

Base Zone: (Q)R4-1-RIO

Property/ Lot Area: **94,951 sf**
Building Footprint: 69,441 sf
Building Coverage: 73.1% *not incl. rear deck*

Impervious Area:

Total Impervious Area: 74,240 sf
Total Pervious Area: 20,711 sf

Site Plan General Notes:

1. Contractor To Verify Existing Utility Locations Prior To Construction. Typ.
2. Provide erosion control per civil.
3. Reference Roof Plan For Storm Drain Locations
4. Reference Foundation Plan For Under Slab Utility Locations
5. Water Meter and Connections to Main To Be Coordinate with LADWP
6. Gas Meter Placement by Plumbing Engineer
7. Re: Civil for Stormwater Management Systems
8. The fence walls on the North and South side of the property is not required.

On the North side of building:
-12.21.A6(d)(3), which states that no wall shall be required along a lot line abutting an alley, public parking area, or a P, PB, C, or M zones. The parcels located on the North sides are in C and P zones.

On the South side of building:
-Refer to sheet g0.03c for the community Driveway Covenant.
-There is a community driveway covenant in place, and is therefore a necessary driveway per 12.21.A6(d)(1)
- Section 12.21.A6(d) refers to parking area not driveways
- The driveway is a fire lane and we can't construct anything in that area. Refer to g0.03b for the approved hydrant & Access Concept Plan.

Site Description:

Area
Existing Building Area: **53,368 sf *per ZIMAS***
Proposed Building Area: **206,563 sf Below Grade Parking Garage**
312,439 sf Above Grade Multi Family Building
Total: **519,002 sf**

Dwelling Units
Existing Number of Dwelling Units: **100**
Total Proposed Number of Dwelling Units: **405**

Vehicular Parking
Required

94 - studios x 1 stall= 94 stalls
183 - 1 beds x 1.5 stalls= 274 stalls
12 - 1 bed + den x 2 stalls= 24 stalls
116 - 2+3 beds x 2 stalls= 232 stalls

Required= 624 stalls
Tier 3 TOC reduction of .5= 203 stalls Required

Proposed:		
ADA Stalls		**= 12**
Electrical Vehicle		**= 162**
Standard		**= 204**
Tandem		**= 55**
Compact		**= 123**
Total		**= 556**

Bike Parking
Required per LAMC 12.21 A.16.(a)(1)
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Provided
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Open Space
Required

< 3 Rooms 277 Units x 100 sf =		**27,700 sf**
= 3 Rooms 127 Units x 125 sf =		**15,875 sf**
> 3 Rooms 1 Units x 175 sf =		**175 sf**
Total:		**43,750 sf**
with 25% reduction per: LAMC Section	**=**	**32,813 sf**
Proposed		**32,813 sf**

Landscape
Area Required: 32,813 sf
Area Proposed: 32,813 sf

Legend: Site Plan Symbols

- Property Line
- Fence
- Building / Wall to Be Demolished
- Curb Line
- W — Water Line
- SS — Combined Storm/Sewer
- S — Storm Line
- STM — Sanitary Sewer Line
- G — Underground Gas Line
- OH — Overhead Power Line
- P — Underground Power Line
- Storm Catch Basin
- Manhole
- Power Pole / Light Pole
- Light Pole
- Sign
- Fire Hydrant
- Water Meter
- EM — Electric Meter
- GM — Gas Meter
- Property Corner

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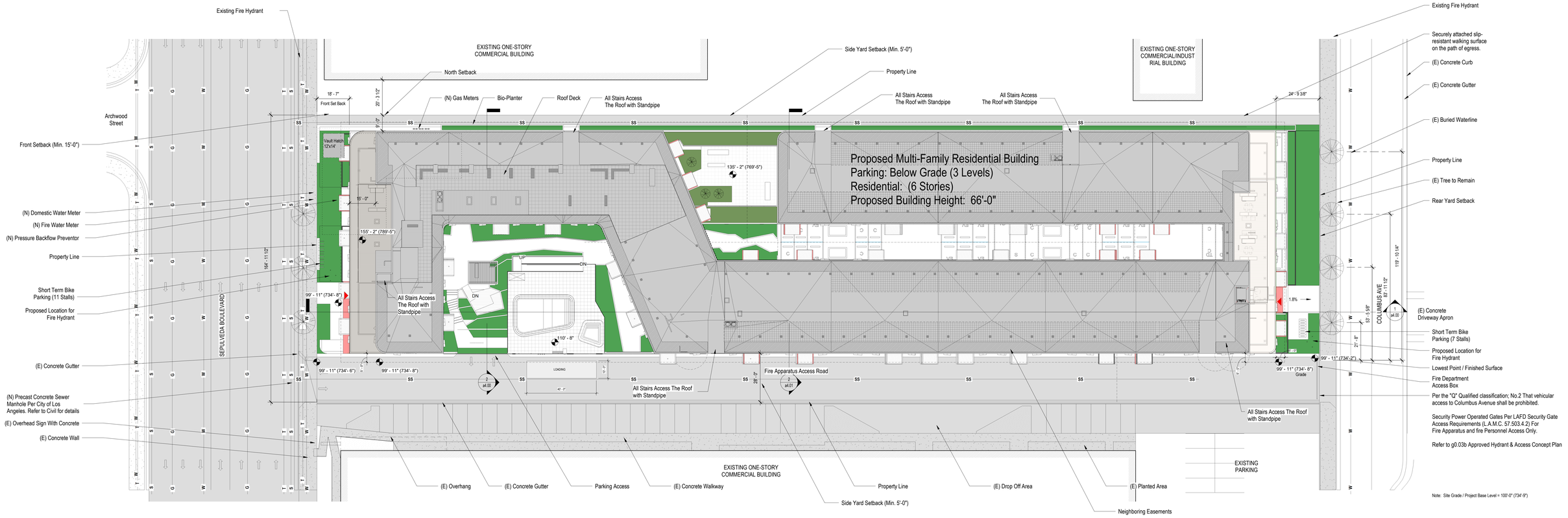
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Architectural Site Plan - Existing

g0.05



20 0 20 40
1" = 20'-0" SCALE FEET

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8. The fence walls on the North and South side of the property is not required.

On the North side of building:
-12.21.A6(d)(3), which states that no wall shall be required along a lot line abutting an alley, public parking area, or a P, PB, C, or M zones. The parcels located on the North sides are in C and P zones.

On the South side of building:
-Refer to sheet g0.03c for the community Driveway Covenant.
-There is a community driveway covenant in place, and is therefore a necessary driveway per 12.21.A6(d)(1)
- Section 12.21.A6(d) refers to parking area not driveways
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Total: **519,002 sf**

Dwelling Units
Existing Number of Dwelling Units: **100**
Total Proposed Number of Dwelling Units: **405**

Vehicular Parking
Required

94 - studios x 1 stall= 94 stalls
183 - 1 beds x 1.5 stalls= 274 stalls
12 - 1 bed + den x 2 stalls= 24 stalls
116 - 2+3 beds x 2 stalls= 232 stalls

Required= 624 stalls
Tier 3 TOC reduction of .5= 203 stalls Required

Proposed:
ADA Stalls = 12
Electrical Vehicle = 162
Standard = 204
Tandem = 55
Compact = 123
Total = 556

Bike Parking
Required per LAMC 12.21 A.16.(a)(1)
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Provided
Short Term = 18 Short Term Stalls
Long Term = 176 Long Term Stalls

Open Space
Required
< 3 Rooms 277 Units x 100 sf = 27,700 sf
= 3 Rooms 127 Units x 125 sf = 15,875 sf
> 3 Rooms 1 Units x 175 sf = 175 sf
Total: 43,750 sf
with 25% reduction = 32,813 sf
per: LAMC Section
Proposed 32,813 sf

Landscape
Area Required: 32,813 sf
Area Proposed: 32,813 sf

Legend: Site Plan Symbols

	Property Line
	Fence
	Building / Wall to Be Demolished
	Curb Line
W — W — W	Water Line
SS — SS — SS	Combined Storm/Sewer
S — S — S	Storm Line
STM — STM — STM	Sanitary Sewer Line
G — G — G	Underground Gas Line
OH — OH — OH	Overhead Power Line
P — P — P	Underground Power Line
	Storm Catch Basin
	Manhole
	Power Pole / Light Pole
	Light Pole
	Sign
	Fire Hydrant
	Water Meter
EM	Electric Meter
GM	Gas Meter
	Property Corner

Note: Site Grade / Project Base Level = 100'-0" (734'-9")

W.PA
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75% Construction Document 02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

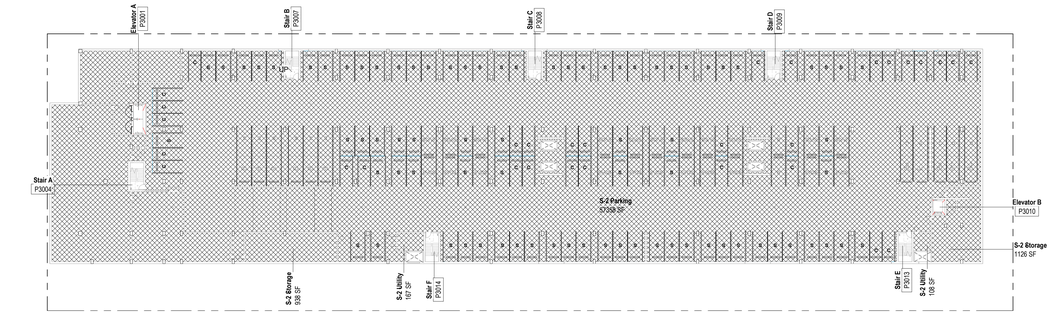
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

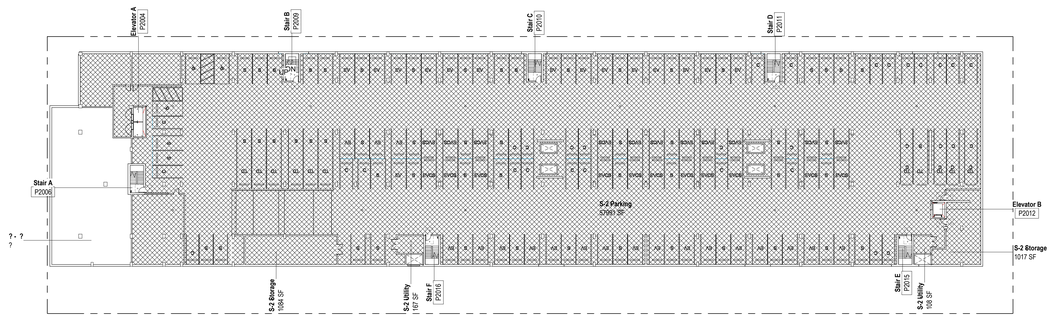
W.PA Job Number 1339

Architectural Site Plan - Proposed

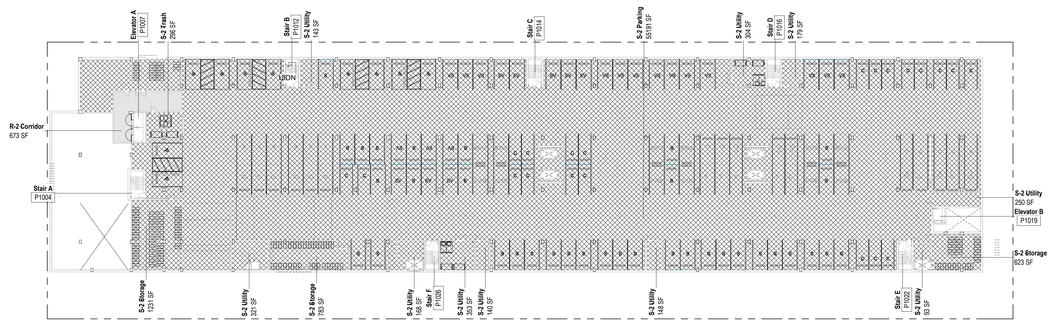
g0.06



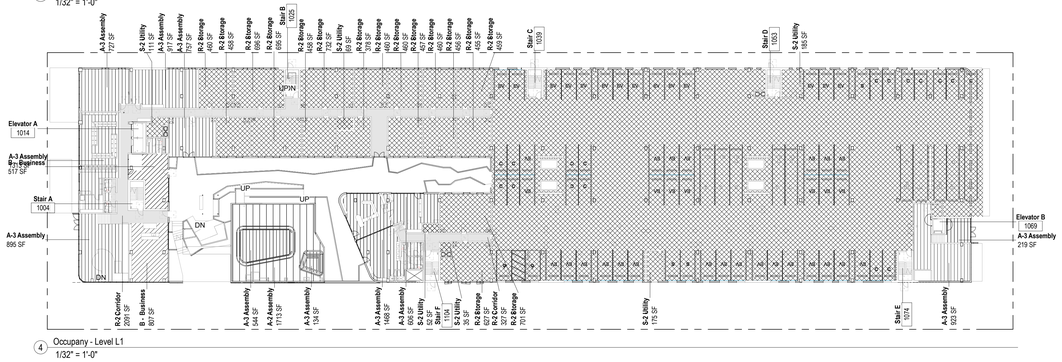
2 Occupancy - Level P3
1/32" = 1'-0"



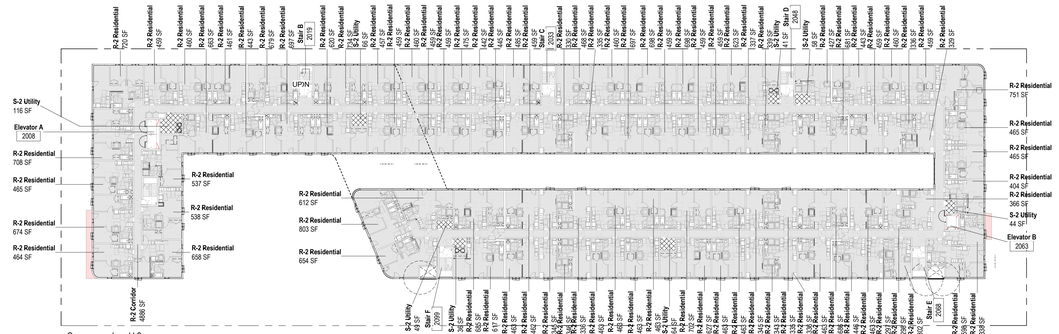
1 Occupancy - Level P2
1/32" = 1'-0"



3 Occupancy - Level P1
1/32" = 1'-0"



4 Occupancy - Level L1
1/32" = 1'-0"


R-2 Residential 707 SF
R-2 Residential 459 SF
R-2 Residential 460 SF
R-2 Residential 468 SF
R-2 Residential 461 SF
R-2 Residential 679 SF
R-2 Residential 468 SF
Stair B 2019
R-2 Residential 475 SF
R-2 Residential 442 SF
R-2 Residential 468 SF
R-2 Residential 468 SF

Building Occupant Load - Proposed

	Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Comments
Not Placed					
A-3	Corridor	Not Placed			
R-2	Corridor	Not Placed			
R-2	Corridor	Not Placed			
R-2	Residential	Not Placed	200		
R-2	Residential	Not Placed	200	3	
R-2	Residential	Not Placed	200	2	
R-2	Residential	Not Placed	300	1	
R-2	Residential	Not Placed	300		
R-2	Residential	Not Placed	200	4	
S-2	Storage	Not Placed	300	1	
S-2	Utility	Not Placed	300	1	
S-2	Trash	Not Placed	300	1	
S-2	Lobby	Not Placed	300	41	
S-2	Parking	Not Placed	200	174	
S-2	Utility	Not Placed		6	
S-2	Utility	Not Placed	300	1	
S-2	Utility	Not Placed			
S-2	Storage	Not Placed	300	1	
S-2	Corridor	Not Placed			
S-2	Storage	Not Placed	300	6	
S-2	Storage	Not Placed	300	4	
S-2	Utility	Not Placed	300	6	
S-2	Corridor	Not Placed			
S-2	Utility	Not Placed			
S-2	Storage	Not Placed	300	1	
S-2	Utility	Not Placed	300	1	
S-2	Utility	Not Placed	300	2	
S-2	Utility	Not Placed			
S-2	Trash	Not Placed	300	1	
S-2	Storage	Not Placed	15	41	
S-2	Parking	Not Placed			
S-2	Utility	Not Placed			
S-2	Utility	Not Placed	300	1	
S-2	Utility	Not Placed	300	1	
S-2	Utility	Not Placed	300	1	
S-2	Utility	Not Placed	300	1	
S-2	Trash	Not Placed	300	1	
S-2	Utility	Not Placed	300		
Trash	-	Not Placed			
		0 SF		303	
Level P3					
S-2	Parking	57358 SF	200	301	
S-2	Storage	938 SF	300	4	
S-2	Storage	1126 SF	300	4	
S-2	Utility	108 SF	300	1	
S-2	Utility	167 SF	300	1	
S-2	Utility	813 SF	300	2	
S-2	Storage	529 SF	300	2	
S-2	Utility	4194 SF	300	13	
S-2	Utility	57 SF	300	1	
S-2	Utility	1760 SF	300	5	
S-2	Utility	33 SF	300	1	
		67083 SF		335	
Level P2					
S-2	Parking	57991 SF	200	301	
S-2	Storage	1084 SF	300	4	
S-2	Storage	1017 SF	300	4	
S-2	Utility	1278 SF	300	2	
S-2	Utility	167 SF	300	1	
S-2	Utility	108 SF	300	1	
S-2	Utility	811 SF	300	2	
S-2	Storage	531 SF	300	1	
		62988 SF		316	
Level P1					
R-2	Corridor	673 SF			
S-2	Parking	55191 SF	200	276	
S-2	Storage	1231 SF	300	4	
S-2	Storage	783 SF	300	3	
S-2	Utility	168 SF	300	1	
S-2	Storage	623 SF	300	3	
S-2	Utility	250 SF	300	1	
S-2	Utility	179 SF	300	1	
S-2	Trash	296 SF	300	1	
S-2	Utility	143 SF	300	1	
S-2	Utility	353 SF	300	2	
S-2	Utility	140 SF	300	1	
S-2	Utility	148 SF	300	1	
S-2	Utility	93 SF	300	1	
S-2	Utility	304 SF	300	1	
S-2	Utility	321 SF	300	1	
S-2	Utility	63 SF	300	1	
S-2	Utility	803 SF	300	2	
S-2	Storage	529 SF	300	1	
		62289 SF		302	
Level L1					
A-2	Assembly	1713 SF	15	115	
A-2	Assembly	Redundant Area	15	115	
A-3	Assembly	727 SF	15	48	
A-3	Assembly	219 SF	15	17	
A-3	Assembly	606 SF	15	38	
A-3	Assembly	1468 SF	15	98	
A-3	Assembly	896 SF	15	52	
A-3	Assembly	1313 SF	15	84	
A-3	Assembly	544 SF	50	11	
A-3	Assembly	134 SF	50	3	
A-3	Assembly	917 SF	15	61	
A-3	Assembly	757 SF	15	50	
A-3	Exercise Room	Redundant Area	150	2	
A-3	Lobby	Redundant Area	150	1	
A-3	Assembly	Redundant Area	15	41	
A-3	Assembly	Redundant Area	15	69	
A-3	Lobby	Redundant Area	15	43	
A-3	Assembly	Redundant Area			
A-3	Assembly	Redundant Area	50	11	
A-3	Assembly	Redundant Area	50	3	
A-3	Exercise Room	Redundant Area			
A-3	Exercise Room	Redundant Area		1	
A-3	Assembly	923 SF	15	62	
B	Business	807 SF	15	54	
B	Business	517 SF	15	38	
B	Business	Redundant Area			
B	Business	Redundant Area	15	36	
R-2	Storage	460 SF	200	2	
R-2	Storage	627 SF	200	3	
R-2	Storage	701 SF	200	4	
R-2	Storage	456 SF	200	2	
R-2	Storage	460 SF	200	2	
R-2	Storage	695 SF	200	3	
R-2	Storage	696 SF	200	3	
R-2	Storage	458 SF	200	2	
R-2	Storage	458 SF	200	2	
R-2	Storage	378 SF	200	2	
R-2	Storage	732 SF	200	4	
R-2	Storage	460 SF	200	2	
R-2	Storage	460 SF	200	2	
R-2	Storage	459 SF	200	2	
R-2	Storage	457 SF	200	2	
R-2	Storage	455 SF	200	2	
R-2	Corridor	2091 SF			
R-2	Corridor	327 SF			
S-2	Utility	52 SF	300	1	
S-2	Utility	69 SF	300	1	
S-2	Utility	35 SF	300	1	
S-2	Storage	Redundant Area	200	2	
S-2	Storage	Redundant Area	200	2	
S-2	Utility	Redundant Area	300	1	
S-2	Storage	Redundant Area	15	41	
S-2	Storage	Redundant Area	15	41	
S-2	Storage	Redundant Area	15	41	
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Utility	Redundant Area			
S-2	Trash	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Storage	Redundant Area			
S-2	Utility	175 SF	300	1	
S-2	Utility	185 SF	300	1	
S-2	Parking	34166 SF	200	173	
S-2	Utility	111 SF	300	1	
S-2	Utility	45 SF	300	1	

Building Occupant Load - Proposed

	Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Comments
R-2	Residential	708 SF	200	2	
R-2	Residential	697 SF	200		
R-2	Residential	462 SF	200	1	
R-2	Residential	463 SF	200	2	
R-2	Residential	459 SF	200		
R-2	Residential	734 SF	200		
R-2	Residential	457 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	329 SF	200	1	
R-2	Residential	475 SF	200		
R-2	Residential	442 SF	200		
R-2	Residential	485 SF	200		
R-2	Residential	468 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	443 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	623 SF	200		
R-2	Residential	698 SF	200		
R-2	Residential	698 SF	200		
R-2	Residential	427 SF	200		
R-2	Residential	750 SF	200		
R-2	Residential	462 SF	200	3	
R-2	Residential	335 SF	200	1	
R-2	Residential	366 SF	200	4	
R-2	Residential	297 SF	200	4	
R-2	Residential	336 SF	200	2	
R-2	Residential	336 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	461 SF	200		
R-2	Residential	679 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	459 SF	200		
R-2	Corridor	4911 SF	0		
S-2	Utility	49 SF	300	1	
S-2	Utility	58 SF	300	1	
S-2	Utility	66 SF	300	1	
S-2	Utility	36 SF	300	1	
S-2	Utility	41 SF	300	1	
S-2	Utility	44 SF	300	1	
S-2	Utility	64 SF	300	1	
S-2	Utility	113 SF	300	1	
		47364 SF		122	
Level L4					
R-2	Residential	707 SF	200	4	
R-2	Residential	665 SF	200	4	
R-2	Residential	681 SF	200	4	
R-2	Residential	330 SF	200	2	
R-2	Residential	673 SF	200	3	
R-2	Residential	298 SF	200	2	
R-2	Residential	302 SF	200	2	
R-2	Residential	627 SF	200	4	
R-2	Residential	463 SF	200	3	
R-2	Residential	345 SF	200	2	
R-2	Residential	685 SF	200	4	
R-2	Residential	694 SF	200	4	
R-2	Residential	466 SF	200	2	
R-2	Residential	537 SF	200	3	
R-2	Residential	443 SF	200	3	
R-2	Residential	475 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	330 SF	200	2	
R-2	Residential	335 SF	200	2	
R-2	Residential	697 SF	200	4	
R-2	Residential	459 SF	200	3	
R-2	Residential	341 SF	200	2	
R-2	Residential	334 SF	200	2	
R-2	Residential	465 SF	200	2	
R-2	Residential	404 SF	200	3	
R-2	Residential	463 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	463 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	623 SF	200	4	
R-2	Residential	698 SF	200	4	
R-2	Residential	427 SF	200	3	
R-2	Residential	754 SF	200	4	
R-2	Residential	465 SF	200	3	
R-2	Residential	338 SF	200	2	
R-2	Residential	307 SF	200	2	
R-2	Residential	297 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	459 SF	200	3	
R-2	Residential	460 SF	200	3	
R-2	Residential	461 SF	200	3	
R-2	Residential	679 SF	200	4	
R-2	Residential	681 SF	200	4	
R-2	Residential	459 SF	200	3	
R-2	Corridor	5029 SF	0		
R-2	Residential	584 SF	200	3	
R-2	Residential	466 SF	200	3	
S-2	Utility	112 SF	300	1	
S-2	Utility	49 SF	300	1	
S-2	Utility	58 SF	300	1	
S-2	Utility	63 SF	300	1	
S-2	Utility	38 SF	300	1	
S-2	Utility	41 SF	300	1	
S-2	Utility	50 SF	300	1	
S-2	Utility	64 SF	300	1	
		45931 SF		254	
Level L5					
R-2	Residential	707 SF	200	4	
R-2	Residential	665 SF	200	4	
R-2	Residential	681 SF	200	4	
R-2	Residential	330 SF	200	2	
R-2	Residential	673 SF	200	3	
R-2	Residential	298 SF	200	2	
R-2	Residential	302 SF	200	2	
R-2	Residential	627 SF	200	4	
R-2	Residential	463 SF	200	3	
R-2	Residential	345 SF	200	2	
R-2	Residential	685 SF	200	4	
R-2	Residential	463 SF	200	3	
R-2	Residential	683 SF	200	4	

Building Occupant Load - Proposed

	Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Comments
		57209 SF		1440	
Level L2					
R-2	Residential	720 SF	200	4	
R-2	Residential	663 SF	200	4	
R-2	Residential	459 SF	200		
R-2	Residential	445 SF	200		
R-2	Residential	681 SF	200	4	
R-2	Residential	336 SF	200	2	
R-2	Residential	598 SF	200	4	
R-2	Residential	298 SF	200	4	
R-2	Residential	302 SF	200	4	
R-2	Residential	627 SF	200	4	
R-2	Residential	463 SF	200	4	
R-2	Residential	345 SF	200	4	
R-2	Residential	685 SF	200	3	
R-2	Residential	463 SF	200	3	
R-2	Residential	612 SF	200	3	
R-2	Residential	465 SF	200	2	
R-2	Residential	537 SF	200	2	
R-2	Residential	443 SF	200		
R-2	Residential	620 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	330 SF	200		
R-2	Residential	335 SF	200		
R-2	Residential	697 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	337 SF	200		
R-2	Residential	339 SF	200		
R-2	Residential	465 SF	200	3	
R-2	Residential	404 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	686 SF	200	2	
R-2	Residential	335 SF	200	2	
R-2	Residential	345 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	702 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	346 SF	200	2	
R-2	Residential	343 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	446 SF	200	2	
R-2	Residential	617 SF	200	2	
R-2	Residential	654 SF	200	3	
R-2	Residential	803 SF	200	4	
R-2	Residential	464 SF	200	3	
R-2	Residential	698 SF	200	3	
R-2	Residential	538 SF	200	3	
R-2	Residential	672 SF	200	2	
R-2	Residential	708 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	462 SF	200	2	
R-2	Residential	463 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Residential	623 SF	200	4	
R-2	Residential	698 SF	200	4	
R-2	Residential	698 SF	200	4	
R-2	Residential	427 SF	200	3	
R-2	Residential	755 SF	200	4	
R-2	Residential	469 SF	200	3	
R-2	Residential	335 SF	200	2	
R-2	Residential	367 SF	200	2	
R-2	Residential	297 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	459 SF	200	3	
R-2	Residential	460 SF	200	3	
R-2	Residential	461 SF	200	3	
R-2	Residential	679 SF	200	4	
R-2	Residential	451 SF	200	3	
R-2	Residential	459 SF	200	3	
R-2	Corridor	4843 SF	0		
R-2	Residential	576 SF	200	3	
R-2	Residential	466 SF	200	3	
R-2	Residential	441 SF	200	3	
S-2	Utility	49 SF	300	1	
S-2	Utility	58 SF	300	1	
S-2	Utility	69 SF	300	1	
S-2	Utility	36 SF	300	1	
S-2	Utility	41 SF	300	1	
S-2	Utility	50 SF	300	1	
S-2	Utility	64 SF	300	1	
S-2	Utility	112 SF	300	1	
		45940 SF		255	
Level L6					
A-3	Assembly	1091 SF	15	61	
A-3	Assembly	1137 SF	15	76	
R-2	Residential	467 SF	200	4	
R-2	Residential	537 SF	200	2	
R-2	Residential	538 SF	200	3	
R-2	Residential	335 SF	200	1	
R-2	Residential	841 SF	200		
R-2	Residential	367 SF	200	4	
R-2	Residential	665 SF	200		
R-2	Residential	681 SF	200		
R-2	Residential	330 SF	200		
R-2	Residential	298 SF	200	4	
R-2	Residential	302 SF	200	4	
R-2	Residential	627 SF	200	4	
R-2	Residential	463 SF	200	4	
R-2	Residential	345 SF	200	4	
R-2	Residential	685 SF	200	3	
R-2	Residential	463 SF	200	3	
R-2	Residential	683 SF	200	3	
R-2	Residential	443 SF	200		
R-2	Residential	476 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	330 SF	200		
R-2	Residential	335 SF	200		
R-2	Residential	697 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	459 SF	200		
R-2	Residential	341 SF	200		
R-2	Residential	334 SF	200		
R-2	Residential	463 SF	200	2	
R-2	Residential	686 SF	200	2	
R-2	Residential	335 SF	200	2	
R-2	Residential	345 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	702 SF	200	2	
R-2	Residential	463 SF		2	
R-2	Residential	463 SF	200	2	
R-2	Residential	336 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	344 SF	200	2	
R-2	Residential	343 SF	200	2	
R-2	Residential	463 SF	200	2	
R-2	Residential	446 SF	200	2	
R-2	Residential	617 SF	200	2	
R-2	Residential	741 SF	200	3	
R-2	Residential	704 SF	200	4	
R-2	Residential	1124 SF	200	3	
R-2	Residential	459 SF	200		
R-2	Residential	462 SF	200	1	
R-2	Residential	463 SF	200	2	
R-2	Residential	459 SF	200		
R-2	Residential	731 SF	200		
R-2	Residential	611 SF	200		
R-2	Residential	480 SF	300		
R-2	Residential	468 SF	300		
R-2	Residential	460 SF	300		
R-2	Residential	443 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	623 SF	200		
R-2	Residential	698 SF	200		
R-2	Residential	698 SF	200		
R-2	Residential	427 SF	200		
R-2	Residential	297 SF	200	4	
R-2	Residential	336 SF	200	2	
R-2	Residential	336 SF			
R-2	Residential	868 SF	200		
R-2	Residential	460 SF	200		
R-2	Residential	461 SF	200		
R-2	Residential	679 SF	200		
R-2	Residential	451 SF	200		
R-2	Residential	459 SF	200		
R-2	Corridor	4832 SF			
R-2	Residential	576 SF			
R-2	Residential	466 SF			
R-2	Residential	441 SF			
S-2	Utility	49 SF	300	1	
S-2	Utility	58 SF	300	1	
S-2	Utility	69 SF	300	1	
S-2	Utility	36 SF	300	1	
S-2	Utility	41 SF	300	1	
S-2	Utility	61 SF	300	1	
S-2	Utility	64 SF	300	1	
S-2	Utility	115 SF	300	1	
		43785 SF		237	
Roof Deck					
A-3	Assembly	4962 SF	15	330	
		4962 SF		330	
Occupant Load All Floors		484938 SF		4046	

General Notes

1. Areas measured per _____
2. Refer to _____ for Life Safety

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Sepulveda

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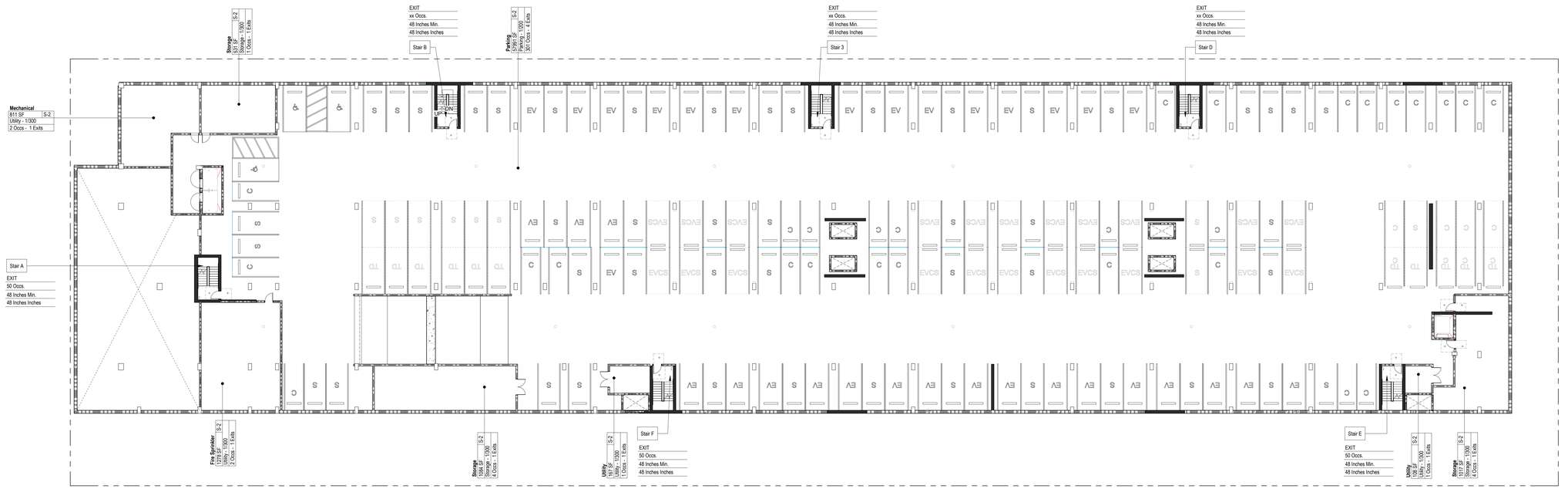
W.PA Job Number 1339

Occupant Load Summary

g0.08

2 Level P3
1/16" = 1'-0"



1 Level P2
1/16" = 1'-0"

General Notes

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2) All Fire Detection, Sprinkler And Alarm Systems Per Deferred Design Build Submittal
3) Refer To Specifications For Deferred Bidder Design Submittal Requirements For Sprinkler And Standpipe Systems, Emergency Lighting, Exit Signs And Fire Detection Systems.
4) A Tactile Sign Stating EXIT and complying with ICC A117.1 Shall be Provided Adjacent to Each Door to an Egress Stairway, an Exit Passageway and the Exit Discharge
5) Live loads to be posted in common dining & retail.
6) Reference sheet g0.03 for occupancy plans and occupant load summary.
7) Reference sheet a0.06 for door schedule and opening requirements
8) General Contractor shall schedule a pre-installation conference with the building inspector to review proposed fire stopping products for the project. Prior to the scheduled meeting the general contractor shall assemble product data for each firestopping assembly with UL test report for each proposed assembly.

Fire Rated Seperations

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Symbols Legend

Room Data

Area Name
150 SF — B — Room Name & Number
Net Room Area & Occupancy Classification
Business - 1/100 — Use & Load Factor
28 Occs - 2 Exits — # of Occupants & Required Number of Exits
Occupancy Load (actual)
10 — Occupants Per Room
10' — Travel Distance
Path of Egress
Illuminate with 1 Footcandle / SI Min At The Floor
Level Along Path, Typical
20 — Cumulative Occ. Load / Direction of Travel

Exiting Data

Exit Discharge

EXIT
Occs. — Occupants
32 Inches Min. — Exit Width Required
36 Inches Inches — Exit Width Provided

Area Designation

Path of Egress
Lighting with emergency power is required at the egress system. The egress path will be provided with egress lighting with backup power, providing 1 foot candle of light at floor level. The lighting level will be verified through a field test.

2 Hour Rated Ceiling *(Other Than Typical Assembly)*

FE — Fire Extinguisher

Note: See Door Schedule For Fire Rated Doors

*Note: "Total Floor Circulation" Calculations Do Not Include Shafts and Are Calculated With The Load Factor of The Largest Assumed Occupancy Classification for Each Floor.

Fire Areas - Building Occupant Load - Level P2

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Location
Level P2							
Level P2	Fire Sprinkler	S-2	Utility	1278 SF	300	2	
Level P2	Mechanical	S-2	Utility	811 SF	300	2	
Level P2	Parking	S-2	Parking	57991 SF	200	301	
Level P2	Storage	S-2	Storage	2632 SF	300	9	
Level P2	Utility	S-2	Utility	275 SF	300	2	
				62988 SF		316	
				62988 SF		316	
Occupant Load				62988 SF		316	

Fire Areas - Building Occupant Load - Level P3

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Location
Level P3							
Level P3	Electrical	S-2	Utility	1760 SF	300	5	
Level P3	Mechanical	S-2	Utility	903 SF	300	4	
Level P3	Parking	S-2	Parking	57358 SF	200	301	
Level P3	Storage	S-2	Storage	2593 SF	300	10	
Level P3	Transformer	S-2	Utility	4194 SF	300	13	
Level P3	Utility	S-2	Utility	275 SF	300	2	
				67083 SF		335	
				67083 SF		335	
Occupant Load				67083 SF		335	

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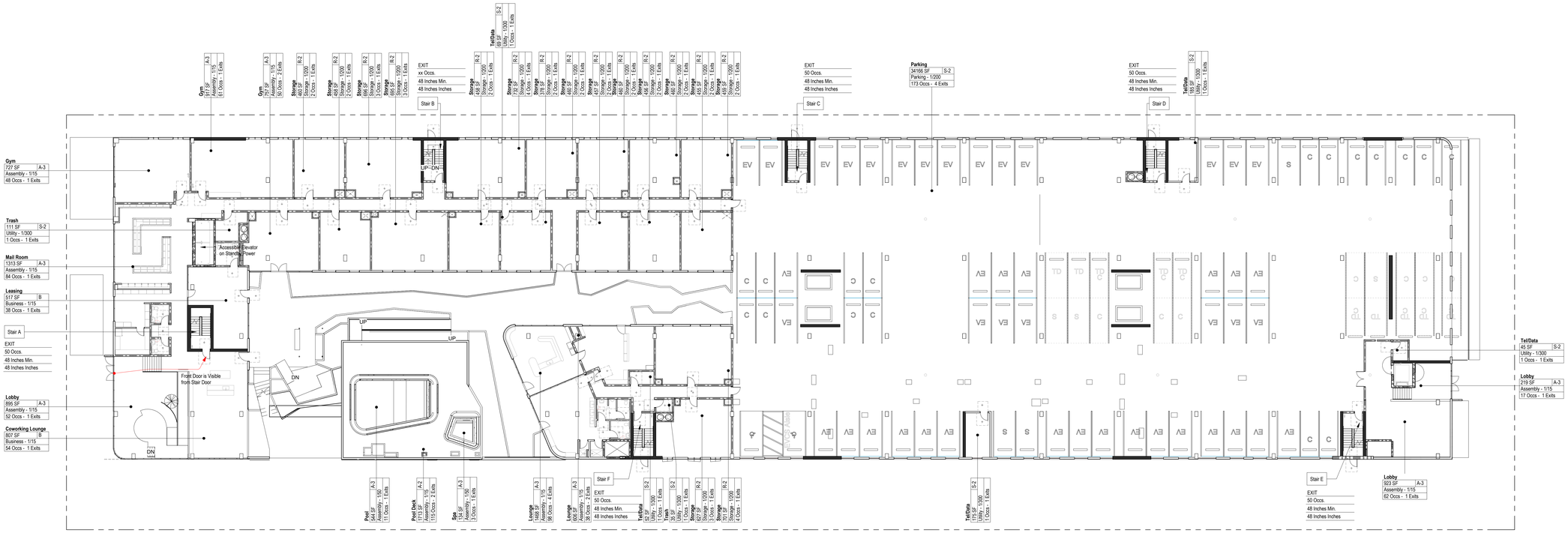
Egress Plans Level
P03 & P02

g0.09



2 Level L1
1/16" = 1'-0"

1 Level P1
1/16" = 1'-0"

General Notes

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6) Reference sheet g0.03 for occupancy plans and occupant load summary.
7) Reference sheet a0.06 for door schedule and opening requirements
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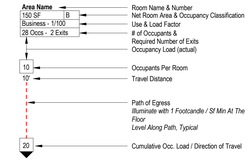
Fire Rated Seperations

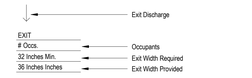
- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Symbols Legend

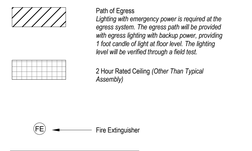
Room Data



Exiting Data



Area Designation



Note: See Door Schedule For Fire Rated Doors

*Note: "Total Floor Circulation" Calculations Do Not Include Shafts and Are Calculated With The Load Factor of The Largest Assumed Occupancy Classification for Each Floor.

Fire Areas - Building Occupant Load - Level 1

Level	Name		Occupancy	Floor Area: (Gross of Net per____)	OccLoadFactor	Occ. Load	Location
Level L1							
Level L1	Area			0 SF		0	
Level L1	Business Lounge	A-3	Exercise Room	0 SF	150	2	
Level L1	Coworking Lounge	B	Business	807 SF	15	54	
Level L1	Gym			2402 SF		159	
Level L1	Leasing	B	Business	517 SF	15	38	
Level L1	Lobby	A-3		2038 SF		175	
Level L1	Lounge			2074 SF	15	446	
Level L1	Mail Room	A-3	Assembly	1313 SF		84	
Level L1	Parking	S-2	Parking	34166 SF	200	173	
Level L1	parking	R-2	Corridor	2418 SF		0	
Level L1	Pool	A-3	Assembly	544 SF	50	22	
Level L1	Pool Deck	A-2	Assembly	1713 SF	15	230	
Level L1	Spa	A-3	Assembly	134 SF	50	6	
Level L1	Storage	R-2	Storage	8411 SF	200	39	
Level L1	Tel/Data	S-2	Utility	525 SF	300	5	
Level L1	Trash	S-2	Utility	146 SF	300	2	
Level L1	Unit	S-2	Storage	0 SF	200	4	
Level L1	Utility	S-2	Utility	0 SF	300	1	
				57209 SF		1440	
				57209 SF		1440	
Occupant Load				57209 SF		1440	

Fire Areas - Building Occupant Load - Level P1

Level	Name		Occupancy	Floor Area: (Gross of Net per____)	OccLoadFactor	Occ. Load	Location
Level P1							
Level P1	Area	R-2	Corridor	573 SF		0	
Level P1	Bike Parking	S-2	Storage	783 SF	300	3	
Level P1	Bike Storage	S-2	Storage	2383 SF	300	8	
Level P1	Electrical	S-2	Utility	860 SF	300	5	
Level P1	Irrigation Skid	S-2	Utility	63 SF	300	1	
Level P1	Mechanical	S-2	Utility	1064 SF	300	4	
Level P1	Parking	S-2	Parking	55191 SF	200	276	
Level P1	Pool Equipment	S-2	Utility	321 SF	300	1	
Level P1	Trash	S-2		953 SF	300	4	
				62289 SF		302	
				62289 SF		302	
Occupant Load				62289 SF		302	

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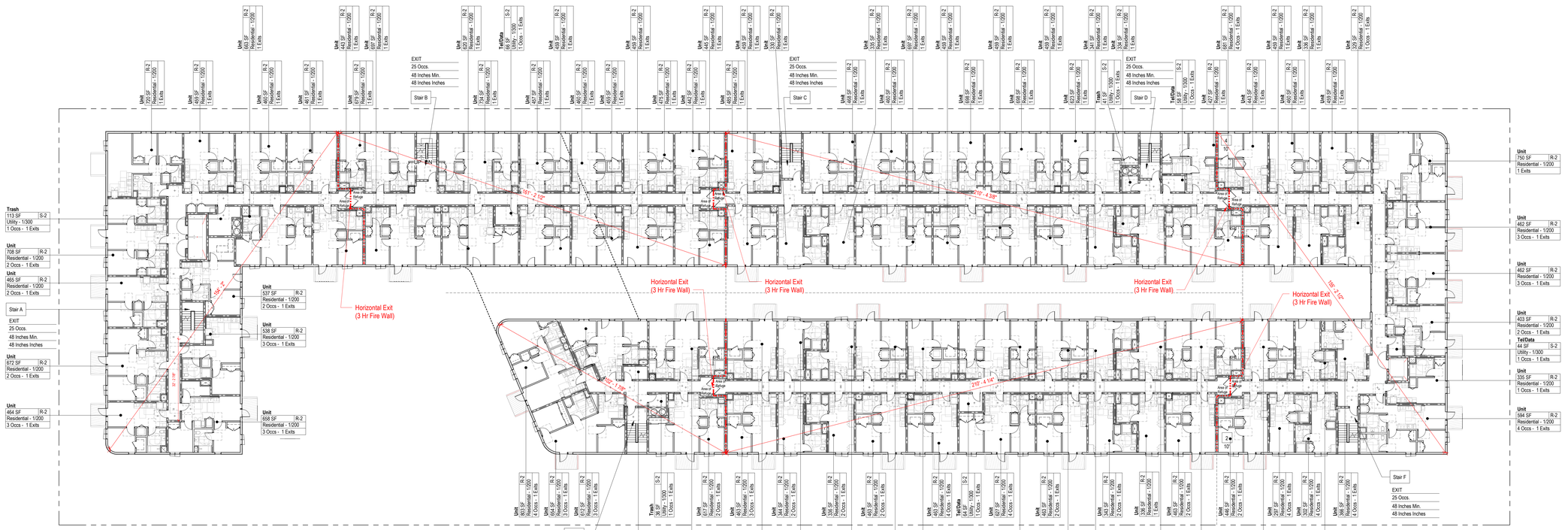
Egress Plans Level P1 & L1

g0.10



2 Level L3
1/16" = 1'-0"

1 Egress - Level L2
1/16" = 1'-0"

Note: See Door Schedule For Fire Rated Doors

*Note: "Total Floor Circulation" Calculations Do Not Include Shafts and Are Calculated With The Load Factor of The Largest Assumed Occupancy Classification for Each Floor.

General Notes

1) All Exit Signs, Egress & Emergency Lighting Per Deferred Design-build Submittal.
2) All Fire Detection, Sprinkler And Alarm Systems Per Deferred Design Build Submittal
3) Refer To Specifications For Deferred Bidder Design Submittal Requirements For Sprinkler And Standpipe Systems, Emergency Lighting, Exit Signs And Fire Detection Systems.
4) A Tactile Sign Stating EXIT and complying with ICC A117.1 Shall be Provided Adjacent to Each Door to an Egress Stairway, an Exit Passageway and the Exit Discharge
5) Live loads to be posted in common dining & retail.
6) Reference sheet g0.03 for occupancy plans and occupant load summary.
7) Reference sheet a0.06 for door schedule and opening requirements
8) General Contractor shall schedule a pre-installation conference with the building inspector to review proposed fire stopping products for the project. Prior to the scheduled meeting the general contractor shall assemble product data for each firestopping assembly with UL test report for each proposed assembly.

Fire Rated Seperations

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Symbols Legend

Room Data

Area Name — Room Name & Number
150 SF | B — Net Room Area & Occupancy Classification
Business - 1/100 — Use & Load Factor
28 Occs - 2 Exits — # of Occupants & Required Number of Exits
Occupancy Load (actual)
10 — Occupants Per Room
10' — Travel Distance
Path of Egress *Illuminate with 1 Footcandle / SI Min At The Floor Level Along Path, Typical*
20 — Cumulative Occ. Load / Direction of Travel

Exiting Data

Exit Discharge
EXIT
Occs. — Occupants
32 Inches Min. — Exit Width Required
36 Inches Inches — Exit Width Provided

Area Designation

Path of Egress *Lighting with emergency power is required at the egress system. The egress path will be provided with egress lighting with backup power, providing 1 foot candle of light at floor level. The lighting level will be verified through a field test.*

2 Hour Rated Ceiling *(Other Than Typical Assembly)*

FE — Fire Extinguisher

Fire Areas - Building Occupant Load - Level 2

Level	Name		Occupancy	Floor Area: (Gross of Net per____)	OccLoadFactor	Occ. Load	Occ Load Round Up	Location
Level L2								
Level L2	Corridor	R-2	Corridor	4886 SF	0	0	0 SF	
Level L2	Tel/Data	S-2	Utility	281 SF	300	3	0 SF	
Level L2	Trash	S-2	Utility	193 SF	300	3	0 SF	
Level L2	Unit	R-2	Residential	42000 SF	200	145	0 SF	
Level L2	Utility	S-2	Trash	25 SF	300	1	0 SF	
				47386 SF		152	0 SF	
				47386 SF		152	0 SF	
Occupant Load				47386 SF		152	0 SF	

Fire Areas - Building Occupant Load - Level 3

Level	Name		Occupancy	Floor Area: (Gross of Net per____)	OccLoadFactor	Occ. Load	Occ Load Round Up	Location
Level L3								
Level L3	Corridor	R-2	Corridor	4911 SF	0	0		
Level L3	Tel/Data	S-2	Utility	281 SF	300	5		
Level L3	Trash	S-2	Utility	190 SF	300	3		
Level L3	Unit	R-2	Residential	41982 SF	200	114		
				47364 SF		122		
				47364 SF		122		
Occupant Load				47364 SF		122		

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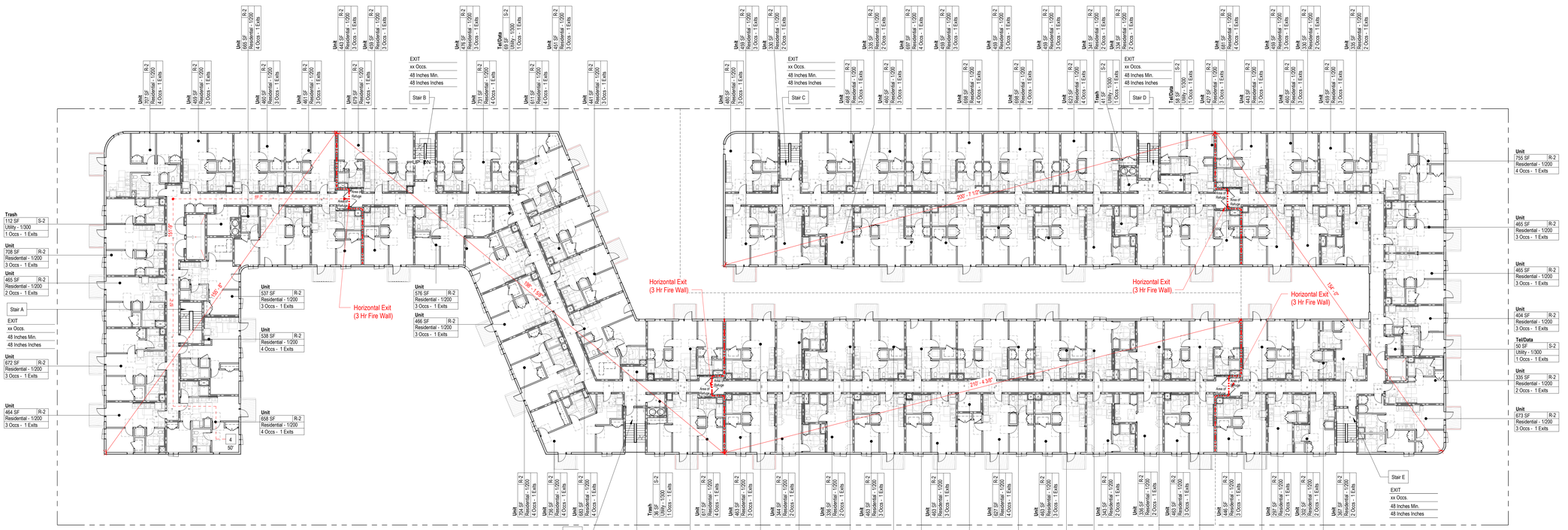
Egress Plans Level L2 & L3

g0.11



2 Level L5
1/16" = 1'-0"

1 Level L4
1/16" = 1'-0"

Note: See Door Schedule For Fire Rated Doors

*Note: "Total Floor Circulation" Calculations Do Not Include Shafts and Are Calculated With The Load Factor of The Largest Assumed Occupancy Classification for Each Floor.

Fire Areas - Building Occupant Load - Level 4

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Location
Level L4							
Level L4	Corridor	R-2	Corridor	5029 SF	0	0	
Level L4	TelData	S-2	Utility	284 SF	300	5	
Level L4	Trash	S-2	Utility	189 SF	300	3	
Level L4	Unit	R-2	Residential	40429 SF	200	246	
				45931 SF		254	
				45931 SF		254	
Occupant Load				45931 SF		254	

Fire Areas - Building Occupant Load - Level 5

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	OccLoadFactor	Occ. Load	Location
Level L5							
Level L5	Corridor	R-2	Corridor	4843 SF	0	0	
Level L5	TelData	S-2	Utility	291 SF	300	5	
Level L5	Trash	S-2	Utility	189 SF	300	3	
Level L5	Unit	R-2	Residential	40617 SF	200	247	
				45940 SF		255	
				45940 SF		255	
Occupant Load				45940 SF		255	

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Fire Rated Seperations

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Symbols Legend

Room Data

Area Name
150 SF B
Business - 1/100
28 Occs - 2 Exits

- Room Name & Number
- Net Room Area & Occupancy Classification
- Use & Load Factor
- # of Occupants & Required Number of Exits
- Occupancy Load (actual)

10 — Occupants Per Room
10' — Travel Distance
Path of Egress *Illuminate with 1 Footcandle / Sf Min At The Floor Level Along Path, Typical*
20 — Cumulative Occ. Load / Direction of Travel

Exiting Data

- Exit Discharge

EXIT
Occs.
32 Inches Min.
36 Inches Inches

- Occupants
- Exit Width Required
- Exit Width Provided

Area Designation

- Path of Egress *Lighting with emergency power is required at the egress system. The egress path will be provided with egress lighting with backup power, providing 1 foot candle of light at floor level. The lighting level will be verified through a field test.*
- 2 Hour Rated Ceiling *(Other Than Typical Assembly)*

FE — Fire Extinguisher

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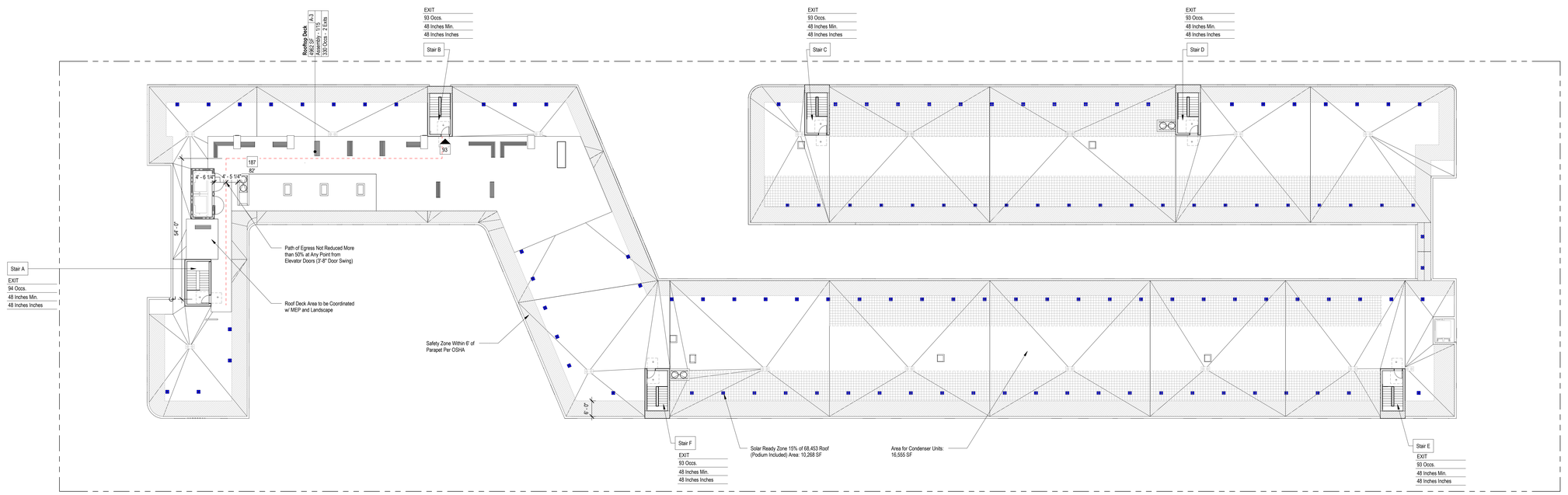
Egress Plan Level L4 & L5

g0.12



3 Roof Deck
1/16" = 1'-0"

1 Level L6
1/16" = 1'-0"

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- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Symbols Legend

Room Data

Area Name
150 SF B — Room Name & Number, Net Room Area & Occupancy Classification
Business - 1/100 — Use & Load Factor
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Occupancy Load (actual)
10 — Occupants Per Room
10' — Travel Distance
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Exiting Data

Exit Discharge

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Occs. — Occupants
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36 Inches Inches — Exit Width Provided

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2 Hour Rated Ceiling *(Other Than Typical Assembly)*

FE — Fire Extinguisher

Note: See Door Schedule For Fire Rated Doors

*Note: "Total Floor Circulation" Calculations Do Not Include Shafts and Are Calculated With The Load Factor of The Largest Assumed Occupancy Classification for Each Floor.

Fire Areas - Building Occupant Load - Level 6

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	Occ.LoadFactor	Occ. Load	Location
Level L6							
Level L6	parking	R-2		6315 SF		0	
Level L6	Roof Deck (East)	A-3	Assembly	1137 SF	15	76	
Level L6	Roof Deck (West)	A-3	Assembly	1091 SF	15	61	
Level L6	Tel/Data	S-2	Utility	301 SF	300	5	
Level L6	Trash	S-2	Utility	192 SF	300	3	
Level L6	Unit	R-2	Residential	34749 SF		92	
				43785 SF		237	
				43785 SF		237	
Occupant Load				43785 SF		237	

Fire Areas - Building Occupant Load -Roof Deck

Level	Name		Occupancy	Floor Area: (Gross of Net per ____)	Occ.LoadFactor	Occ. Load	Location
Roof Deck							
Roof Deck	Rooftop Deck	A-3	Assembly	4962 SF	15	330	
				4962 SF		330	
				4962 SF		330	
Occupant Load				4962 SF		330	

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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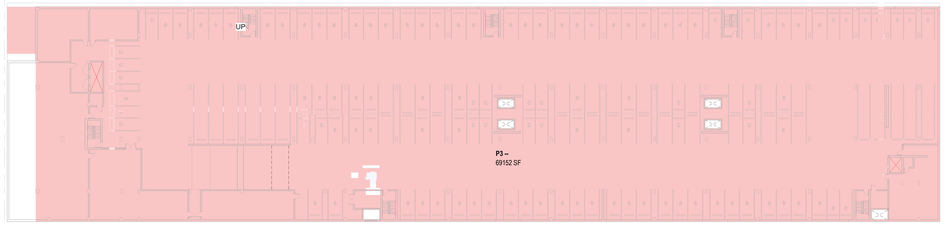
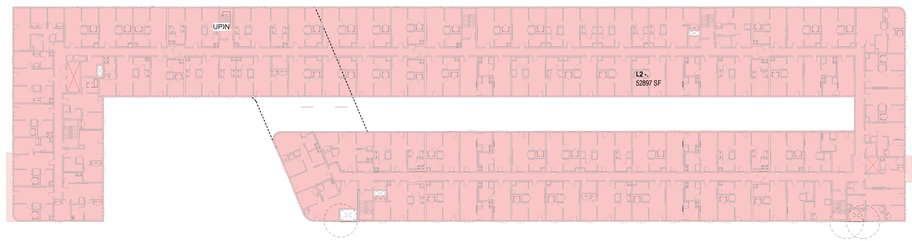
Egress Plan Level
L6 & Roof

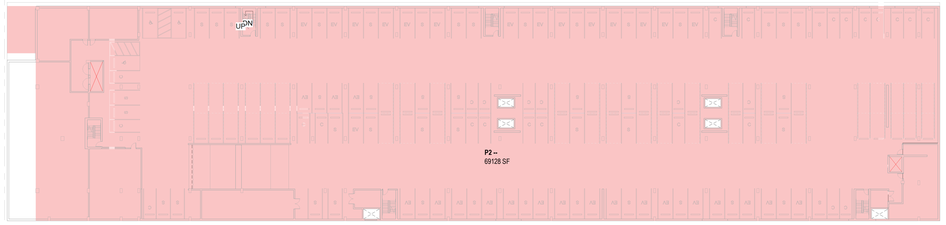
g0.13



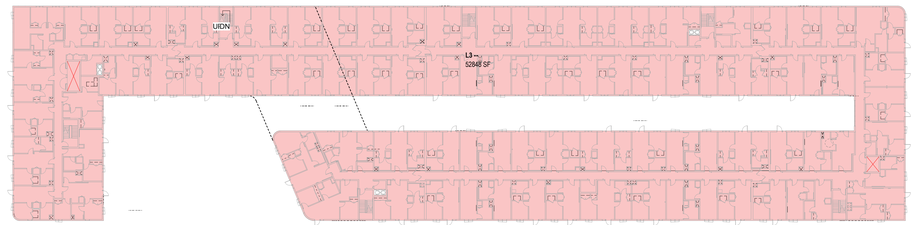
7 Level P3
1/32" = 1'-0"



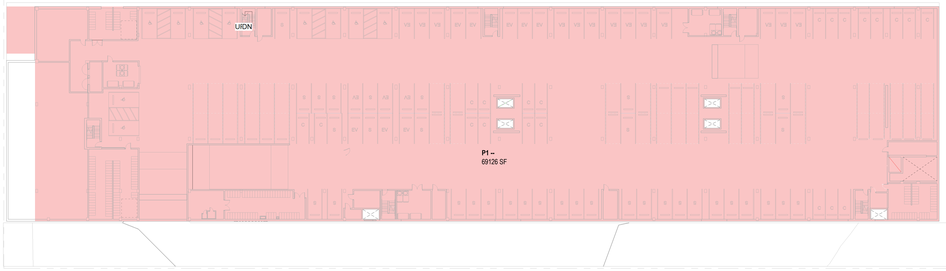
9 Level L2
1/32" = 1'-0"



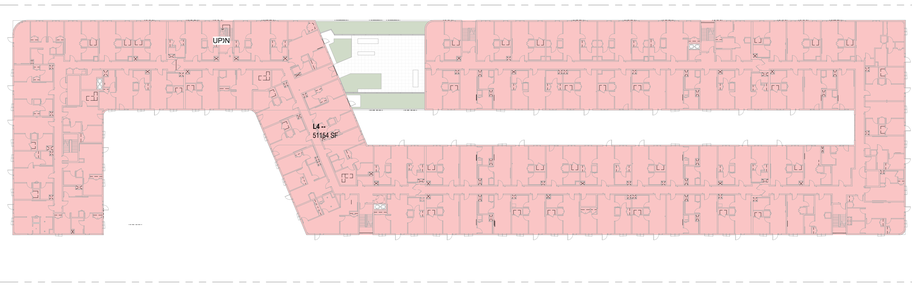
8 Level P2
1/32" = 1'-0"



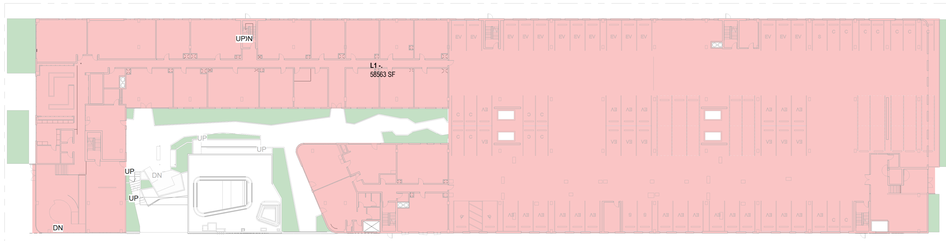
3 Level L3
1/32" = 1'-0"



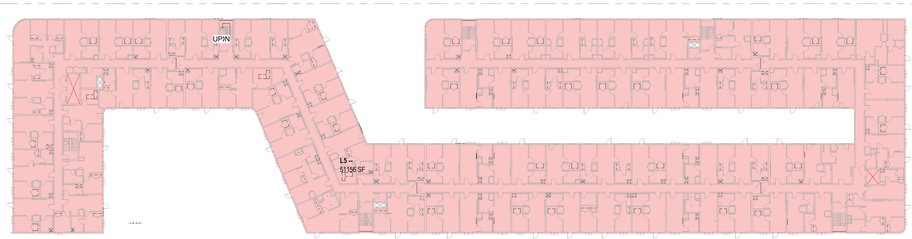
6 Level P1
1/32" = 1'-0"



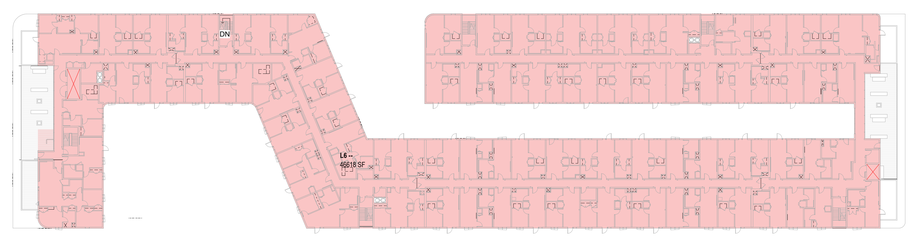
4 Level L4
1/32" = 1'-0"



1 Level L1
1/32" = 1'-0"



5 Level L5
1/32" = 1'-0"



2 Level L6
1/32" = 1'-0"

Building Area Shaded

Area

New Color Scheme Entry

GROSS FLOOR AREA

Gross Floor Areas per LADBS Standard of Measure		
Level	Area	Area Type
Level P3	69152 SF	Floor Area
Level P2	69128 SF	Floor Area
Level P1	69126 SF	Floor Area
Level L1	58563 SF	Floor Area
Level L2	52897 SF	Floor Area
Level L3	52848 SF	Floor Area
Level L4	51154 SF	Floor Area
Level L5	51156 SF	Floor Area
Level L6	46618 SF	Floor Area
Grand total: 9	520642 SF	

MEASUREMENT PER CBC 202: THE FLOOR AREA WITHIN THE INSIDE PERIMETER OF THE EXTERIOR WALLS OF THE BUILDING UNDER CONSIDERATION, EXCLUSIVE OF VENT SHAFTS AND COURTS, WITHOUT DEDUCTION FOR CORRIDORS, STAIRWAYS, RAMPS, CLOSETS, THE THICKNESS OF INTERIOR WALLS, COLUMNS OR OTHER FEATURES. THE FLOOR AREA OF A BUILDING, OR PORTION THEREOF, NOT PROVIDED WITH SURROUNDING EXTERIOR WALLS SHALL BE THE USABLE AREA UNDER THE HORIZONTAL PROJECTION OF THE ROOF OR FLOOR ABOVE. THE GROSS FLOOR AREA SHALL NOT INCLUDE SHAFTS WITH NO OPENINGS OR INTERIOR COURTS.

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4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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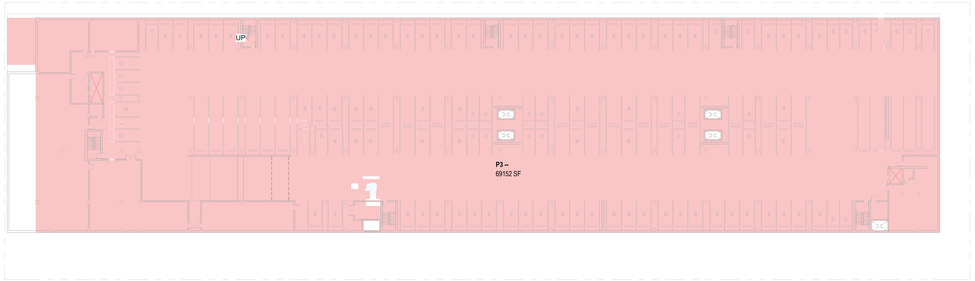
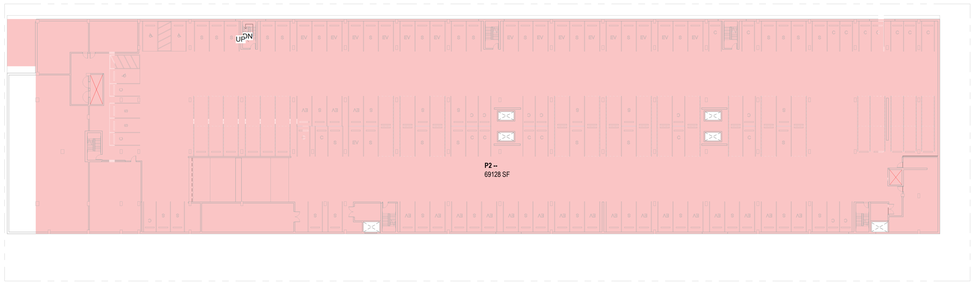
Gross Building Area Diagrams

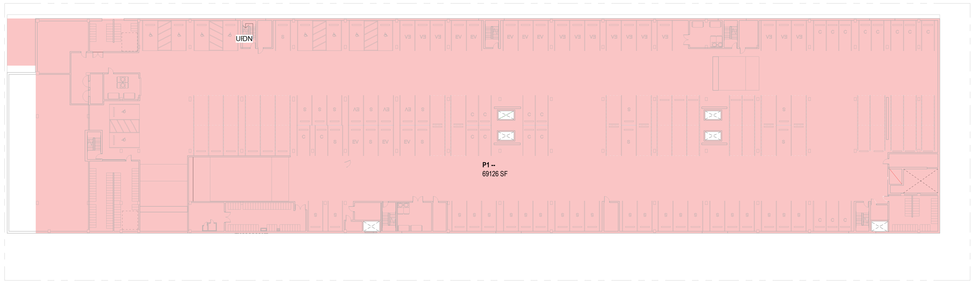
g0.14



1 Level P3 Building Area 69,088 sf
1/32" = 1'-0"

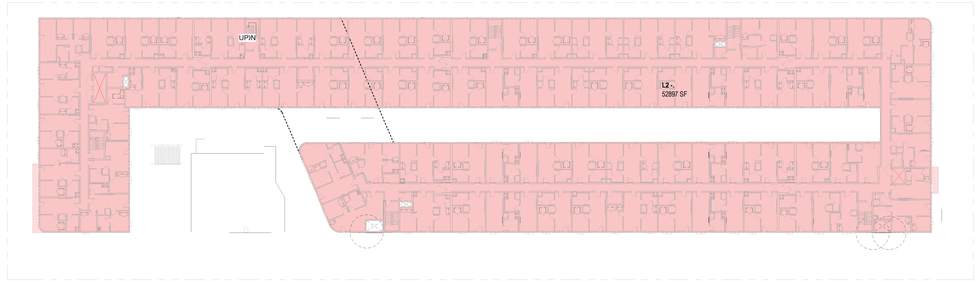


2 Level P2 Building Area 69,088 sf
1/32" = 1'-0"



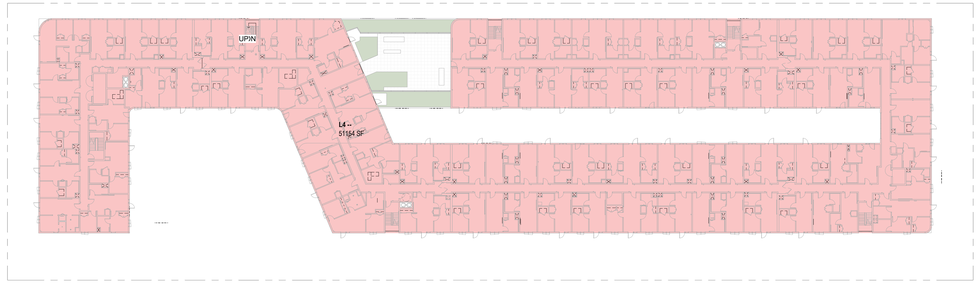
3 Level P1 Building Area 69,088 sf
1/32" = 1'-0"

4 Level L1 Building Area 58,443 sf
1/32" = 1'-0"



5 Level L2 Building Area 53,022 sf
1/32" = 1'-0"

6 Level L3 Building Area 52,830 sf
1/32" = 1'-0"



7 Level L4 Building Area 51,142 sf
1/32" = 1'-0"

8 Level L5 Building Area 51,138 sf
1/32" = 1'-0"

9 Level L6 Building Area 46,602 sf
1/32" = 1'-0"

BUILDING AREA ANALYSIS CALCULATIONS

Building Area Analysis per Housing Crisis Act

Level	Area	Area Type
Level P3	69152 SF	Floor Area
Level P2	69128 SF	Floor Area
Level P1	69126 SF	Floor Area
Level L1	58563 SF	Floor Area
Level L2	52897 SF	Floor Area
Level L3	52848 SF	Floor Area
Level L4	51154 SF	Floor Area
Level L5	51156 SF	Floor Area
Level L6	46618 SF	Floor Area
Grand total: 9	520642 SF	

BUILDING AREA ANALYSIS DETERMINED THE TOTAL BUILDING AREA OR "SQUARE FOOTAGE OF CONSTRUCTION" OF A HOUSING DEVELOPMENT PROJEC TIN ORDER TO VEST PURSUANT TO THE HOUSING CRISIS ACT.

THE AREA INCLUDED WITHIN SURROUDING EXTERIOR WALLS (OR EXTERIOR WALLS AND FIRE WALLS) EXCLUSIVE OF VENT SHAFTS AND COURTS. AREAS OF THE BUILDING NOT PROVIDED WITH SURROUDING WALLS SHALL BE INCLUDED IN THE BUILDING AREA IF SUCH AREA ARE INCLUDED WITHIN THE HORIZONTAL PROJECTION OF THE ROOF OR FLOOR ABOVE PER CALIFORNIA GOVERNMENT CODE SECTION 65941.1(C)

Building Area Shaded

Area

New Color Scheme Entry

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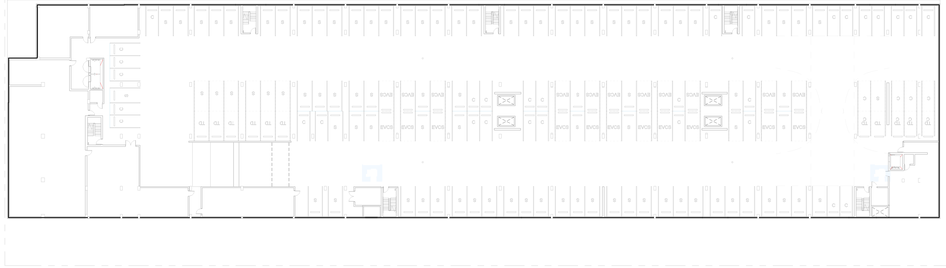
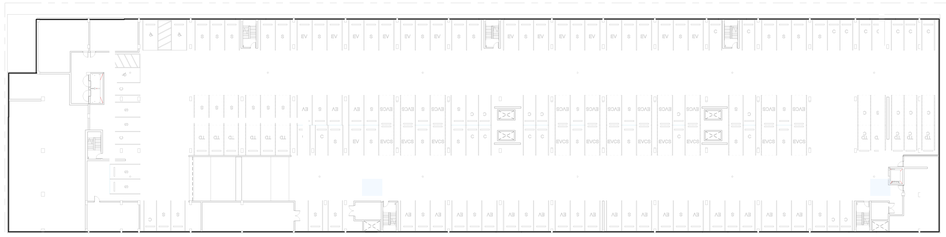
Building Area Analysis

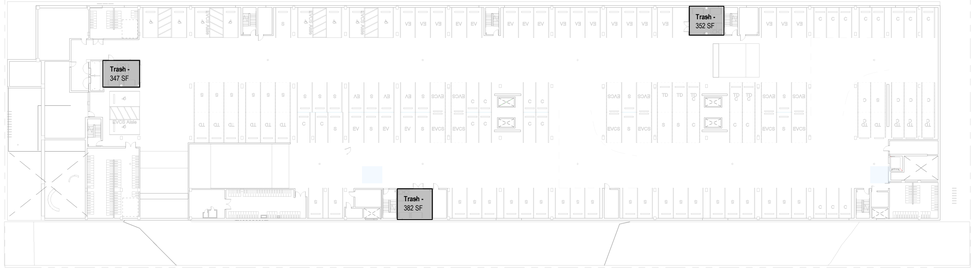
g0.14a



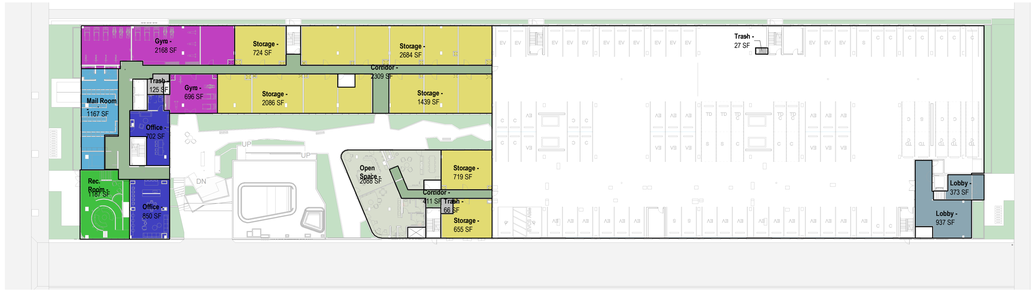
7 Level P3
1/32" = 1'-0"



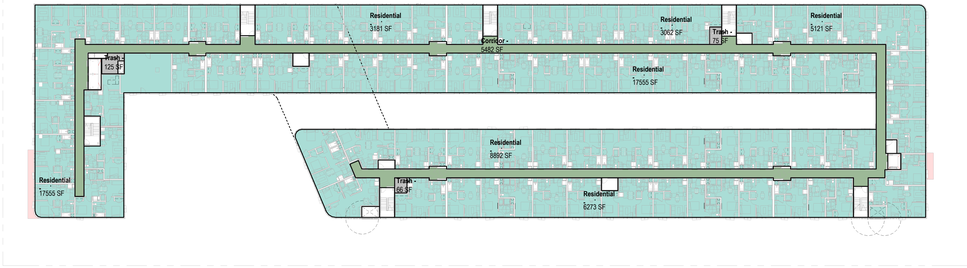
8 Level P2
1/32" = 1'-0"



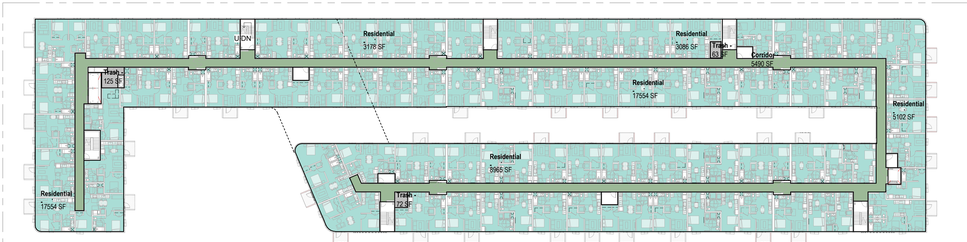
9 Level P1
1/32" = 1'-0"



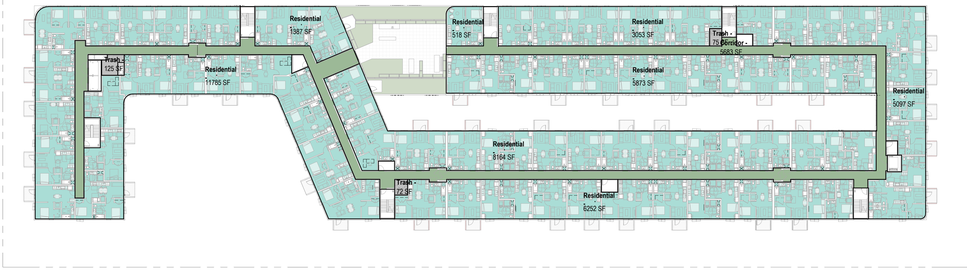
5 Level L1
1/32" = 1'-0"



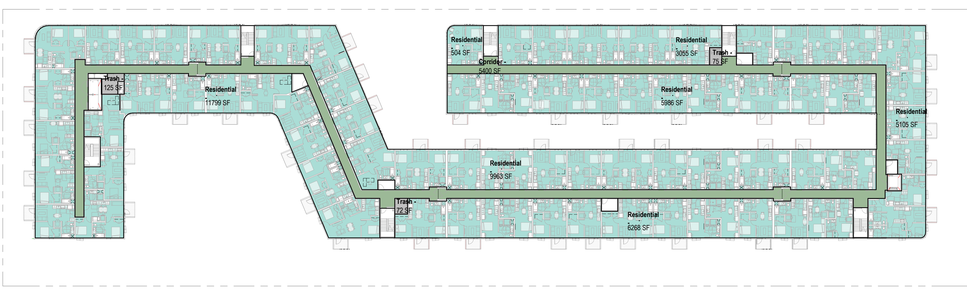
4 Level L2
1/32" = 1'-0"



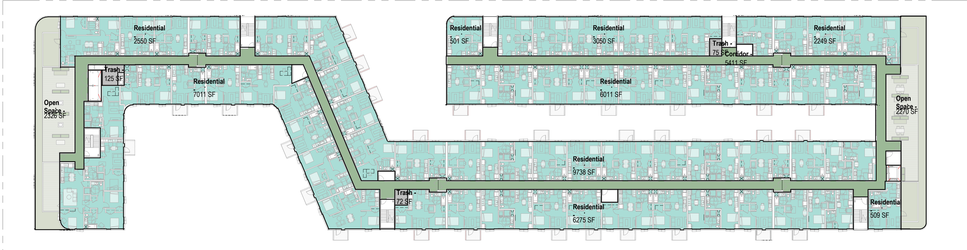
3 Level L3
1/32" = 1'-0"



2 Level L4
1/32" = 1'-0"



1 Level L5
1/32" = 1'-0"



6 Level L6
1/32" = 1'-0"

Legend

- Corridor
- Gym
- Lobby
- Mail Room
- Office
- Open Space
- Rec. Room
- Residential
- Storage
- Trash

FAR CALCULATIONS

Area Schedule (FAR Diagrams)	
Area	OccGroup
Not Placed	
0 SF	
FAR	
0 SF	
FAR Diagram	
Corridor	
0 SF	Corridor
Level P1	
FAR Diagram	
Trash	
1081 SF	Trash
Level L1	
FAR	
Mail Room	
1167 SF	Mail Room
FAR Diagram	
Corridor	
2720 SF	Corridor
Gym	
2864 SF	Gym
Lobby	
1309 SF	Lobby
Office	
1552 SF	Office
Open Space	
2088 SF	Open Space
Rec. Room	
1197 SF	Rec. Room
Storage	
8308 SF	Storage
Trash	
219 SF	Trash
Level L2	
FAR Diagram	
Corridor	
5482 SF	Corridor
Residential	
44084 SF	Residential
Trash	
266 SF	Trash

Area Schedule (FAR Diagrams)	
Area	OccGroup
Level L3	
FAR Diagram	
Corridor	
5490 SF	Corridor
Residential	
44153 SF	Residential
Trash	
260 SF	Trash
Level L4	
FAR Diagram	
Corridor	
5683 SF	Corridor
Residential	
42130 SF	Residential
Trash	
272 SF	Trash
Level L5	
FAR Diagram	
Corridor	
5400 SF	Corridor
Residential	
42679 SF	Residential
Trash	
271 SF	Trash
Level L6	
FAR Diagram	
Corridor	
5411 SF	Corridor
Open Space	
4596 SF	Open Space
Residential	
37894 SF	Residential
Trash	
272 SF	Trash
266839 SF	

MEASUREMENT PER LAMC 12.03: AREA IN SQUARE FEET CONFINED WITHIN THE EXTERIOR WALLS OF THE BUILDING BUT NOT INCLUDING THE AREA OF THE FOLLOWING: EXTERIOR WALLS, STAIRWAYS, SHAFTS, ROOMS HOUSING BUILDING OPERATING EQUIPMENT OR MACHINERY, PARKING AREAS WITH ASSOCIATED DRIVEWAYS AND RAMPS, SPACES FOR THE LANDING AND STORAGE OF HELICOPTERS, AND BASEMENT STORAGE AREAS.

ALLOWABLE FAR:

R4 ZONE: 3.00
TOC INCENTIVE: TOC TIER 3 ALLOWS A 50% INCREASE

TOTAL ALLOWED: 4.50

84,547 SITE AREA X 4.50 FAR

380,461.5 SF ALLOWABLE

268,770 SF PROPOSED (3.18 FAR)

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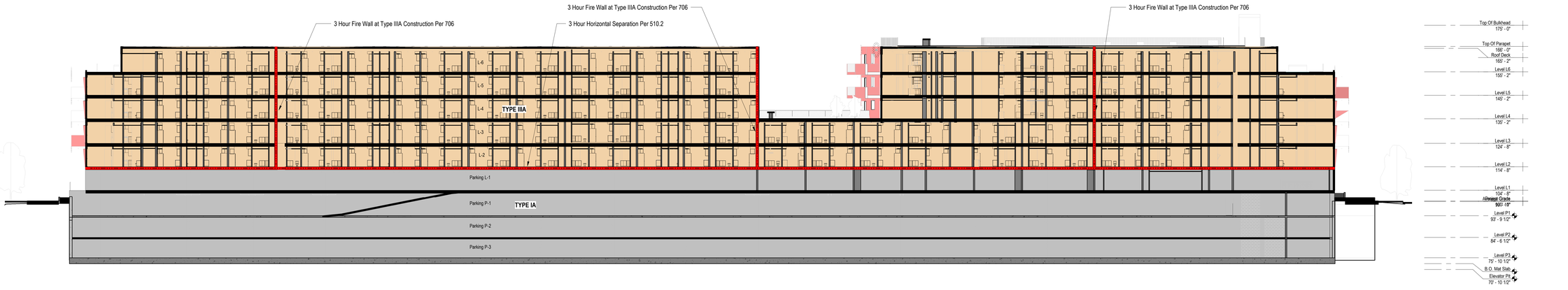
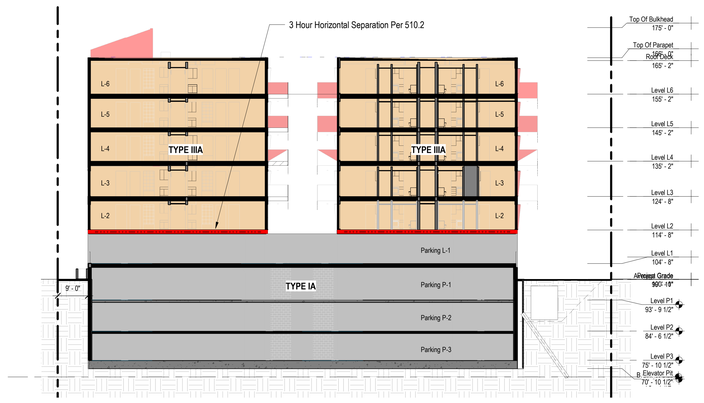
FAR Diagrams

g0.15

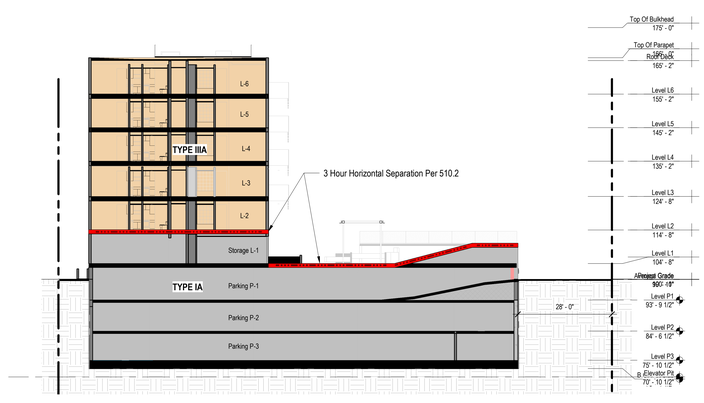


2 Building Section E/W Copy 1
1/16" = 1'-0"

1 Building Section E/W Construction Type Diagram
1/16" = 1'-0"



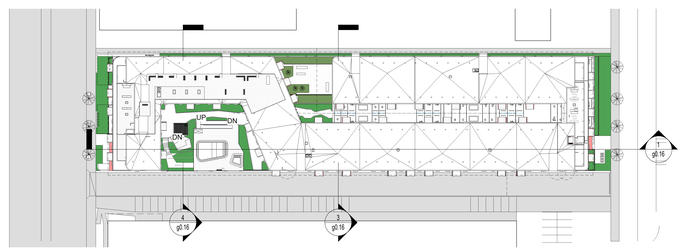
3 Building Section N/S Copy 1
1/16" = 1'-0"



4 Building Section N/S - Pool Deck Copy 1
1/16" = 1'-0"

503.1 General
Unless otherwise specifically modified in Chapter 4 and this chapter, building height, number of stories and building area shall not exceed the limits specified in Sections 504 and 506 based on the type of construction as determined by Section 602 and the occupancies as determined by Section 302 except as modified hereafter. Building height, number of stories and building area provisions shall be applied independently. **For the purposes of determining area limitations, height limitations and type of construction, each portion of a building separated by one or more fire walls complying with Section 706 shall be considered to be a separate building.**

510.2 Horizontal Building Separation Allowance
A building shall be considered as separate and distinct buildings for the purpose of determining area limitations, continuity of fire walls, limitation of number of stories and type of construction where all of the following conditions are met:
1. The buildings are separated with a horizontal assembly having a fire-resistance rating of not less than 3 hours. Where vertical offsets are provided as part of a horizontal assembly, the vertical offset and the structure supporting the vertical offset shall have a fire-resistance rating of not less than 3 hours.
2. The building below, including the horizontal assembly, is of Type IA construction.
3. Shaft, stairway, ramp and escalator enclosures through the horizontal assembly shall have not less than a 2-hour fire-resistance rating with opening protectives in accordance with Section 716.
4. The building or buildings above the horizontal assembly shall be permitted to have multiple Group A occupancy uses, each with an occupant load of less 300, or Group B, M, R or S occupancies.
5. The building below the horizontal assembly shall be protected throughout by an approved automatic sprinkler system in accordance with Section 903.3.1.1, and shall be permitted to be any occupancy allowed by this code except Group H.
6. The maximum building height in feet (mm) shall not exceed the limits set forth in Section 504.3 for the building having the smaller allowable height as measured from the grade plane.



5 Construction Types - Key Map
1" = 60'-0"

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2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Construction Type Sections

g0.16

August 1, 2022

Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California

Attention: Carlos Sanchez | Senior Project Managers

Subject: **6728 Sepulveda Boulevard**
Van Nuys, California
Exterior Noise and Exterior Façade Acoustical Analysis
Veneklasen Project No. 5822-009

Dear Carlos,

Veneklasen Associates, Inc. (Veneklasen) has completed our review of the 6728 Sepulveda Boulevard project located in Van Nuys, California. This report predicts the exterior noise level at the site using measurements and computer modeling. Using this information, interior noise levels were calculated based on the exterior noise exposure and the construction types proposed. From this, the exterior façade design was determined. This report represents the results of our findings.

1.0 INTRODUCTION

This study was conducted to determine the impact of the exterior noise sources on the 6728 Sepulveda Boulevard project in Van Nuys, California. Veneklasen's scope of work included calculating the exterior noise levels impacting the site and determining the method, if any, required to reduce the interior and exterior sound levels to meet the applicable code requirements of the State of California and the City of Van Nuys.

The project consists of a 5-story, multifamily building over 3 levels of below grade parking and 1 level of on-grade parking with a total of 477 residential units. The project includes a lobby, roof decks, business lounge, gym, pool deck and other amenities. The project is bounded by Sepulveda to the west, existing buildings to the south, Columbus Ave to the east, and existing buildings and Vanowen St to the north.

2.0 NOISE CRITERIA

CNEL (Community Noise Equivalent Level) is the 24-hour equivalent (average) sound pressure level in which the evening (7 pm–10 pm) and nighttime (10 pm – 7 am) noise is weighted by adding 5 and 10 dB, respectively, to the hourly level. Since this is a 24-hour metric, short-duration noise events (truck pass-by's, buses, trains, etc.) are not as prominent in the analysis.

Leq (equivalent continuous sound level) is defined as the steady sound pressure level which, over a given period of time, has the same total energy as the actual fluctuating noise.

2.1 Interior Noise Levels - Residential

The State of California Building Code (Section 1206, "Sound Transmission") and the City of Los Angeles Noise Element state that interior CNEL values for residential land uses are not to exceed 45 CNEL in any habitable room.

If the windows must be closed to meet an interior level of 45 CNEL, then a mechanical ventilating system or other means of natural ventilation may be required.

Although not a regulatory requirement, Veneklasen suggests that the maximum noise level from short-duration noise events during the night not exceed 55 dBA. This criterion is based on sleep disturbance research and our experience with similar projects.

2.2 CALGreen – Non-residential

Section 5.507.4.2 of the California Green Building Code stipulates that for buildings exposed to a noise level of 65 dB or more when measured as a 1-hour Equivalent Sound Level (Leq), the building façade, including walls, windows, and roofs, shall provide enough sound insulation so that the interior sound level from exterior sources does not exceed 50 dBA during any hour of operation. This applies to non-residential spaces such as retail space, leasing, and amenities.

3.0 EXTERIOR NOISE ENVIRONMENT

3.1 Noise Measurements

3.2 Traffic on Sepulveda Blvd was the primary source of noise affecting the site. Veneklasen visited the site on Thursday, May 2, 2022 and placed meters around the perimeter of the site and along major roads to capture the hourly sound levels on the site for a 4-hour period. Table 1 and Computer Modeling

Veneklasen has utilized the Traffic Noise Model computer software program developed by the FHWA (Federal Highway Administration TNM 2.5) in order to predict vehicular noise levels at various locations. The primary purpose of the computer model was to determine how the noise environment will change due to traffic and site changes.

Traffic counts for local streets were obtained from the Los Angeles Department of Transportation. Figure 1 show the location and summary of the noise measurements. Note there was construction on Sepulveda Boulevard at the time of the measurements, so the traffic volumes were lower than normal.

Table 1 – Measured Sound Levels

Location	LAeq, dBA	Event, dBA
S1	69	76
S2	63	66
S3	59	69
S4	72	80

3.3 Computer Modeling

Veneklasen has utilized the Traffic Noise Model computer software program developed by the FHWA (Federal Highway Administration TNM 2.5) in order to predict vehicular noise levels at various locations. The primary purpose of the computer model was to determine how the noise environment will change due to traffic and site changes.

Traffic counts for local streets were obtained from the Los Angeles Department of Transportation.

Figure 1 – Aerial View of Project Site Showing Measurement Locations

3.4 Overall Exterior Exposure

Based on the computer model and measurements, Veneklasen calculated the noise level at different locations across the project site. To simplify the presentation of the exterior noise levels, Veneklasen has separated the site into locations based on the sound exposure and required mitigation. The predicted sound levels at each zone, shown in Figure 2 and Figure 3, are listed in Table 2 below.

Table 2 – Exterior Noise Levels

Location	Floor	Exterior Noise Level, CNEL	Event Level, dBA	Loudest Hourly Leq, dBA
Zone A	All	73	80	–
Zone B	All	<69	76	–
Zone C	L1	–	–	74
Zone D	L1	–	–	74
Remaining Units	All	< 60	<70	<65

Figure 2– Noise Zones – L1-L3

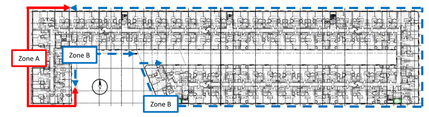


Figure 3 – Noise Zones – L4-Roof

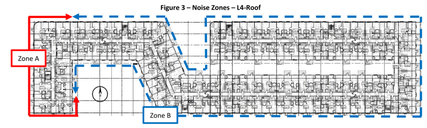
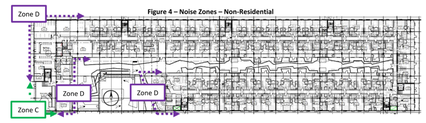


Figure 4 – Noise Zones – Non-Residential



4.0 INTERIOR NOISE CALCULATION

4.1 Exterior Facade Construction

Calculations were based on the 100% SD plans dated March 11, 2021 the plans do not show exterior wall construction. Plans show that the exterior finish will consist of will consist of stucco. Veneklasen assumes a construction of 3-coat stucco over sheathing on wood studs with a single layer of gypsum board on the interior and batt insulation in the cavity.

Veneklasen's calculations included the roof path, but this was insignificant in the interior noise level calculated.

Veneklasen utilized the glazing ratings (glass, frame and seals) shown in Appendix I.

4.2 Interior Average Noise Level (CNEL) – Residential

Veneklasen calculated the interior level within the residential units given the measured noise environment and the exterior facade construction described above. Table 3 shows the predicted interior CNEL noise levels based on the windows and doors with STC ratings as shown and glazing construction as described in Appendix I.

Table 3 – Calculated Interior CNEL Noise Levels

Location	Floor	Exterior Noise Level, CNEL	Window/ Door Rating	Interior Noise Level, CNEL
Zone A	All	73	STC 37	44
Zone B	All	<69	STC 30	44
Remaining Units	All	< 60	No STC Requirement. STC 30 recommended.	

Where the noise level does not exceed 60, sound-rated assemblies are not required. However, Veneklasen recommends specifying a window with a minimum rating of STC 30 to maintain a consistent level of acoustical quality.

4.3 Interior Short-duration Noise Event – Veneklasen Recommended Glazing (Optional)

In a similar manner Veneklasen calculated the interior noise levels from the single-event noise sources such as heavy truck pass-by's. As described in Section 2.1, Veneklasen's recommended interior nighttime noise level criterion is 55 dBA. Analysis showed that the recommendations shown in Table 3 provide sufficient attenuation for short-duration noise events.

4.4 Mechanical Ventilation - Residential

Because the windows and doors must be kept closed to meet the noise requirements, mechanical or other means of ventilation shall be provided for all units in all zones. The ventilation system shall not compromise the sound insulation capability of the exterior facade assembly.

4.5 CALGreen – Non-Residential

In a similar manner, Veneklasen calculated the noise level within non-residential spaces. CALGreen is based on the loudest hourly Leq. Veneklasen utilized a statistical methodology to determine this level from the measurements[1]. The results are shown in Table 4 below. Hourly noise level summaries and sample calculations are included in the appendices.

[1] LoVerde, John; Dong, Wayland; Rawlings, Samantha. "Noise Prediction of Traffic on Freeways and Arterials from Measured Data." Noise-Con 2014. Fort Lauderdale, Florida.

Table 4 – Calculated Interior Average Noise Levels at Non-Residential Areas

Location	Exterior Leq, dBA Loudest hour	Minimum Glazing	Interior Leq
Zone C	74	STC 35	49
Zone D	69	STC 28	< 49
Remaining Non-Residential Units	< 65	CALGreen Analysis not required.	

5.0 SUMMARY

The following summarizes the acoustical items required to satisfy the noise criteria as described in this report.

Residential

- Exterior wall assembly is acceptable as described in Section 4.1.
- The roof assembly was included in our calculations and is not a significant path of sound and can remain as designed.
- Windows and glass doors with minimum STC ratings as shown in Table 3 and defined in Appendix I are required.
- Analysis showed that the recommendations shown in Table 3 provide sufficient attenuation for short-duration noise events.
- Residential mechanical ventilation, or other means of natural ventilation, shall be provided for all units in all zones

Non-Residential

- At retail, amenity, and other non-residential spaces, windows and glass doors as shown in Table 4 are required to meet the CALGreen interior noise criterion.

Various noise mitigation methods may be utilized to satisfy the noise criteria described in this report. Alteration of mitigation methods that deviate from requirements should be reviewed by the acoustical consultant.

If you have any questions or comments regarding this report, please do not hesitate to contact us.

Sincerely,
Veneklasen Associates, Inc.

Liz Haggar
Associate

Wayland Dong
Principal Associate

APPENDIX I – GLAZING REQUIREMENTS

In order to meet the predicted interior noise levels described in Section 4.0, the glazing shall meet the following requirements:

Table 5– Acoustical Glazing Requirements: Minimum Octave Band Transmission Loss and STC Rating

Nominal Thickness	Minimum Transmission Loss Octave Band Center Frequency (Hz)						Min. STC Rating
	125	250	500	1000	2000	4000	
Storefront	25	25	30	34	26	31	**28**
1" dual	21	19	28	34	37	33	**30**
Storefront	23	22	32	37	38	38	**35**
1" dual	24	27	35	39	40	42	**37**

The transmission loss values in the table above can likely be met with the following glazing assemblies:

1. STC 28: 1/8" monolithic – 3/4" airspace – 1/8" monolithic
2. STC 30: 1/8" monolithic – 3/4" airspace – 1/8" monolithic
3. STC 35: 1/4" monolithic – 1/2" airspace – 1/4" monolithic
4. STC 37: 7/16" laminated – 3/8" airspace – 3/16" monolithic

An assembly's frame and seals may limit the performance of the overall system. Therefore, the window and door systems selected for the project shall not be selected on the basis of the STC rating of the glass alone, but on the entire assembly including frame and seals. Additionally, the assemblies given above are provided as a basis of design, but regardless of construction, the octave band Transmission Loss (TL) and STC value of the system selected must meet the minimum values in Table 5 above.

Independent laboratory acoustical test reports should be submitted for review by the design team to ensure compliance with glazing acoustical performance requirements. Laboratories shall be accredited by the Department of Commerce National Voluntary Laboratory Accreditation Program (NVLAP). Labs shall be pre-approved by Veneklasen Associates. Tests shall be required to be performed in North America. Lab tests and lab reports shall be in compliance with ASTM standard E90 and be no more than 10 years old from the date of submission for this project.

If test reports are not available for a proposed assembly, the assembly, including frame, seals and hardware, shall be tested at an independent pre-approved NVLAP accredited laboratory to demonstrate compliance with the requirements of this report. Veneklasen shall be invited to witness acoustical testing completed and reserves the right to exclude test reports from laboratories that are not pre-approved by Veneklasen.

APPENDIX II – MEASURED HOURLY NOISE LEVELS

Location	Start Time	Duration	LAeq	LAFmax
S1	11:20am	20:00	68.7	82.1
	12:30pm	20:00	68.5	81.4
	1:30pm	20:00	69.9	92.8
	2:30pm	20:00	67.7	82.9
S2	12pm	20:00	58.5	71.0
	1pm	20:00	62.5	74.1
	2pm	20:00	67.0	85.9
S3	12pm	20:00	59.0	76.5
	1pm	20:00	58.5	78.5
	2pm	20:00	60.7	81.5
	3pm	20:00	59.4	79.1
S4	11:30am	20:00	72.6	92.5
	12:30pm	20:00	72.2	92.8
	1:30pm	20:00	72.1	87.4
	2:30pm	20:00	71.7	89.3

W.PA
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02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
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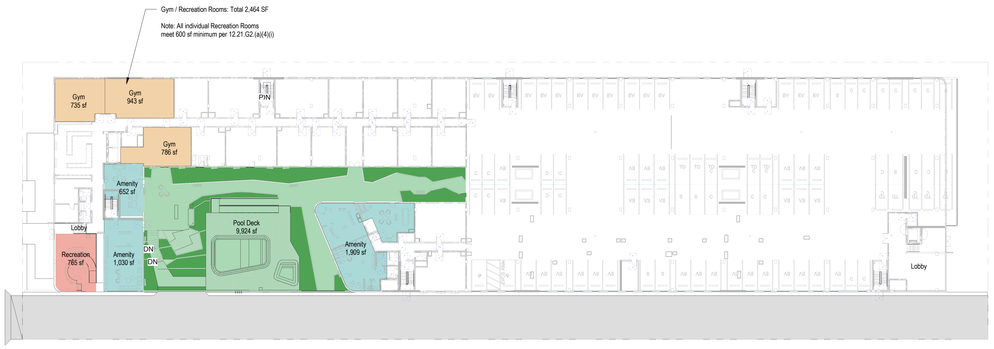
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Acoustic Report

g0.17



1 Level L1
1/32" = 1'-0"

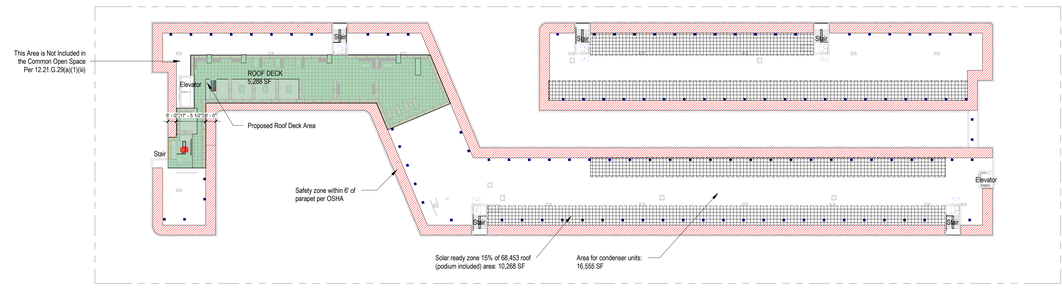
7 Level L2
1/32" = 1'-0"

3 Level L3
1/32" = 1'-0"

4 Level L4
1/32" = 1'-0"

5 Level L5
1/32" = 1'-0"

6 Level L6
1/32" = 1'-0"



2 Open Space Plan
1/32" = 1'-0"

Area:

- Open Space
- Amenity
- Community Room
- Gym

TOTAL OPEN SPACE	
OPEN SPACE:	**AREAS:**
GYM / RECREATION	2,466 SF
RECREATION	765 SF
AMENITY / RECREATION	3,591 SF
POOL DECK	9,924 SF
EAST ROOF TERRACE	736 SF
WEST ROOF TERRACE	733 SF
4TH LEVEL ROOF DECK	1,815 SF
BALCONIES / PATIOS (TOTAL 151)	7,550 SF
ROOF DECK	5,288 SF
TOTAL:	**32,868 SF**
REQUIRED:	**32,813 SF**
NEED:	**0 SF**

10,938 SF MAX, REC ROOMS (25% of required open space)

COMMON OPEN SPACE MUST:

(iv) CONSTITUTE AT LEAST 50% OF THE TOTAL REQUIRED USABLE OPEN SPACE IN DEVELOPMENTS BUILT AT AN R3, RAS3, R4, RAS4, AND/OR R5 DENSITY REGARDLESS OF THE UNDERLYING ZONE.

(2) COMMON OPEN SPACE AREAS SHALL INCORPORATE RECREATIONAL AMENITIES SUCH AS SWIMMING POOLS, SPAS, PICNIC TABLES, BENCHES, CHILDREN'S PLAY AREAS, BALL COURTS, BARBECUE AREAS AND SITTING AREAS.

(III) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.

(III) HAVE A MINIMUM AREA OF 400 SQ. FT. WITH NO HORIZONTAL DIMENSION LESS THAN 15 FEET WHEN MEASURED PERPENDICULAR FROM ANY POINT ON EACH OF THE BOUNDARIES OF THE OPEN SPACE AREA.

RECREATION ROOMS AT LEAST 600 SQUARE FEET IN AREA FOR A DEVELOPMENT OF 16 OR MORE DWELLING UNITS MAY QUALIFY AS COMMON OPEN SPACE, BUT SHALL NOT QUALIFY FOR MORE THAN 25 PERCENT OF THE TOTAL REQUIRED USABLE OPEN SPACE. (8,151 SF)

PRIVATE OPEN SPACE MUST:

(I) CONTAIN A MINIMUM OF 50 SQUARE FEET OF WHICH NO MORE THAN 50 SQUARE FEET PER DWELLING UNIT SHALL BE ATTRIBUTABLE TO THE TOTAL REQUIRED USABLE OPEN SPACE;

(II) HAVE NO HORIZONTAL DIMENSION LESS THAN SIX FEET WHEN MEASURED PERPENDICULAR FROM ANY POINT ON EACH OF THE BOUNDARIES OF THE OPEN SPACE AREA; AND

OPEN SPACE

NOTES

REQUIRED COMMON OPEN SPACE:

OPEN SPACE REQUIREMENTS PER LAMC 12.21 G 2:

100 SF/UNIT < 3 HABITABLE ROOMS (STUDIO & 1 BR UNITS)
125 SF/UNIT = 3 HABITABLE ROOMS (2 BR & 1 BR+DEN UNITS)
175 SF/UNIT > 3 HABITABLE ROOMS (3 BR UNITS)

NOTE:
1. A KITCHEN IS NOT CONSIDERED A HABITABLE ROOM FOR PURPOSES OF CALCULATING OPEN SPACE. (PER FOURTH PARA. ADDED BY ORD. NO. 171,753, EFF. 1/17/97)

REQUIRED OPEN SPACE

TYPE	# OF HABITABLE ROOMS	# OF UNITS	REQUIRED OPEN SPACE
1 BR	2	184	18,400
1 BR + DEN	3	11	1,375
2 BR	3	115	14,375
3 BR	4	1	175
STUDIO	1	94	9,400
GRAND TOTAL			43,725

REQUIRED INDOOR AREA FOR OPEN SPACE

PER LAMC 12.21.G.2(a)(4)(i) REC ROOMS MUST BE AT LEAST 600 SF FOR DEVELOPMENT OF MORE THAN 16 UNITS AND MUST NOT EXCEED 25% OF TOTAL REQUIRED OPEN SPACE.
MAX REQUIRED: 43,725 X 25% = MAX 10,932 SF

REQUIRED LANDSCAPED OPEN SPACE

PER LAMC 12.21.G.2(a)(4)(iii) ROOF DECKS IN DEVELOPMENTS BUILT AT AN R4, RAS4, AND/OR R5 DENSITY, REGARDLESS OF THE UNDERLYING ZONE, **MAY BE USED IN THEIR ENTIRETY AS COMMON OPEN SPACE.**

A MINIMUM OF 25% OF THE COMMON OPEN SPACE AREA SHALL BE PLANTED WITH GROUND COVER, SHRUBS OR TREES.

MIN REQUIRED OPEN SPACE AREA = 32,793 SF
(25% Decreased Per TOC Tier 3 Incentives)
Menu of Incentives: Open Space. See LAMC 12.22A.25(f)(6)
i. Tiers 1&2 - Up to a 20% decrease in required open space
ii. Tiers 3&4 - Up to a 25% decrease in required open space

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Sepulveda

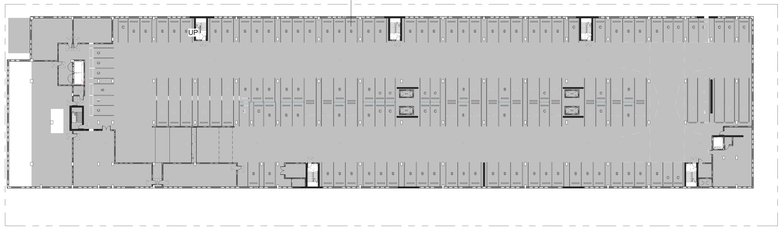
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Open Space

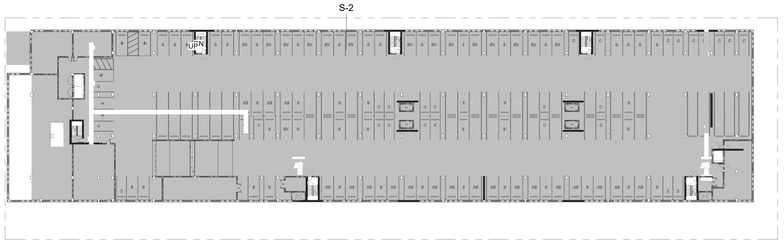
g0.20

Building 1: Type IA
67008 SF
S-2



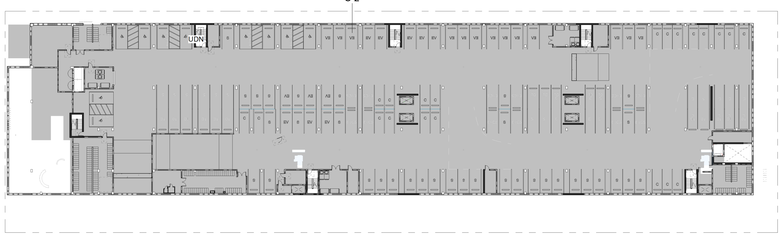
6 Level P3 Allowable Area Plan
1" = 40'-0"

Building 1: Type IA
67016 SF
S-2



9 Level P2 Allowable Area Plan
1" = 40'-0"

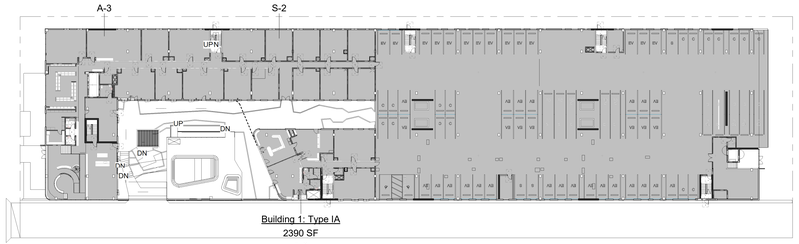
Building 1: Type IA
65529 SF
S-2



5 Level P1 Allowable Area Plan
1" = 40'-0"

Building 1: Type IA
8053 SF
A-3

Building 1: Type IA
8178 SF
S-2



Building 1: Type IA
2390 SF
A-3

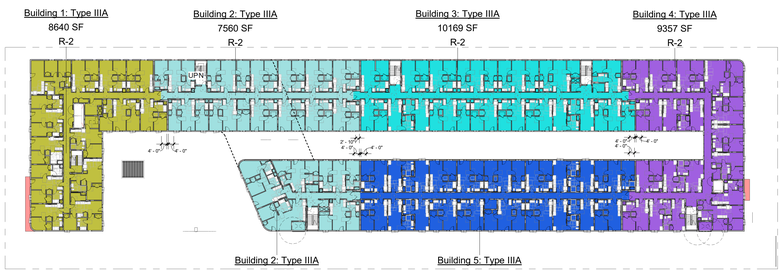
2 Level L1 Allowable Area Plan
1" = 40'-0"

Building 1: Type IIIA
8640 SF
R-2

Building 2: Type IIIA
7560 SF
R-2

Building 3: Type IIIA
10169 SF
R-2

Building 4: Type IIIA
9357 SF
R-2



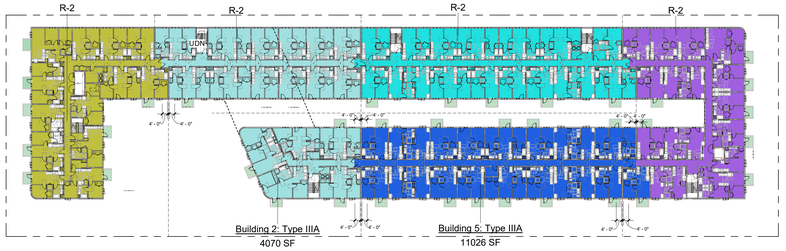
1 Level L2 Allowable Area Plan
1" = 40'-0"

Building 1: Type IIIA
8640 SF
R-2

Building 2: Type IIIA
7560 SF
R-2

Building 3: Type IIIA
10169 SF
R-2

Building 4: Type IIIA
8850 SF
R-2



Building 2: Type IIIA
4070 SF
R-2

Building 5: Type IIIA
11026 SF
R-2

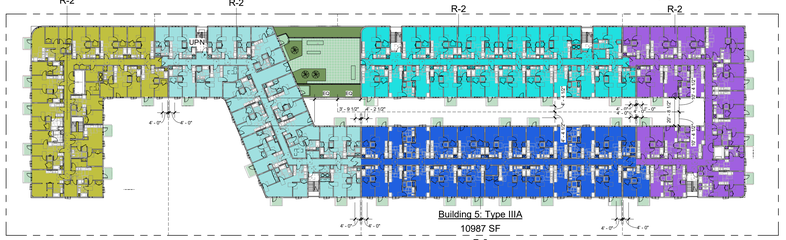
4 Level L3 Allowable Area Plan
1" = 40'-0"

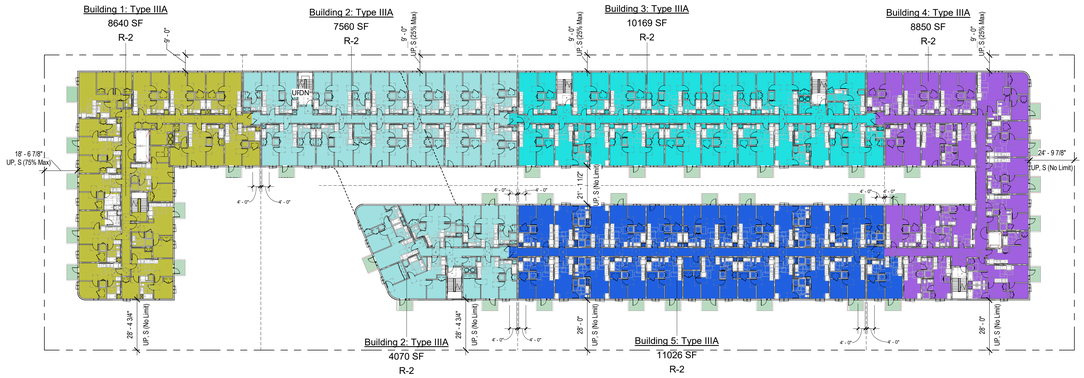
Building 1: Type IIIA
8634 SF
R-2

Building 2: Type IIIA
10201 SF
R-2

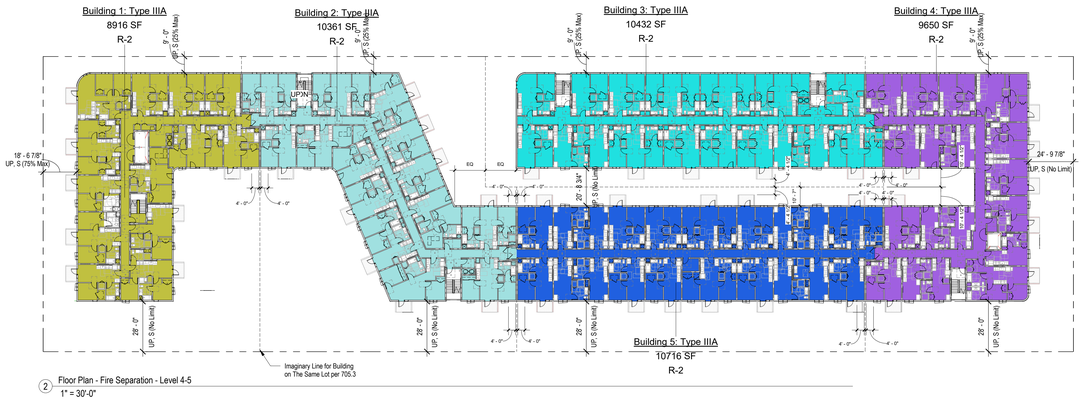
Building 3: Type IIIA
10112 SF
R-2

Building 4: Type IIIA
8853 SF
R-2

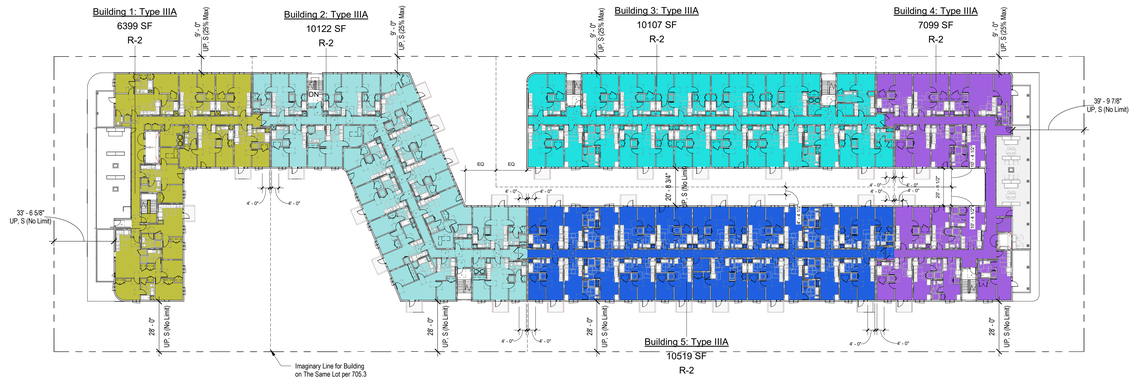

UPN
A2
A2
A2



1 Floor Plan - Fire Separation - Level 2-3
1" = 30'-0"



2 Floor Plan - Fire Separation - Level 4-5
1" = 30'-0"



3 Floor Plan - Fire Seperation - Level 6
1" = 30'-0"

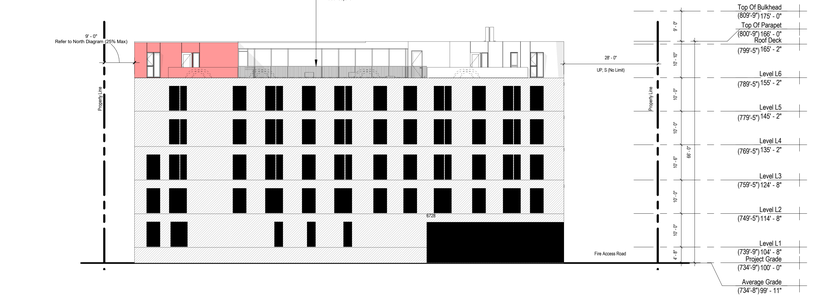
Project to have automatic sprinkler system installed in accordance with Section 903.3.1.1

TABLE 705.8 MAXIMUM AREA OF EXTERIOR WALL OPENINGS BASED ON FIRE SEPARATION DISTANCE AND DEGREE OF OPENING PROTECTION

FIRE SEPARATION DISTANCE (feet)	DEGREE OF OPENING PROTECTION	ALLOWABLE AREA*
0 to less than 3' [a, b, c]	Unprotected, Nonsprinklered (UP, NS)	Not Permitted
	Unprotected, Sprinklered (UP, S)	Not Permitted
	Protected (P)	Not Permitted
3 to less than 5' [c]	Unprotected, Nonsprinklered (UP, NS)	Not Permitted
	Unprotected, Sprinklered (UP, S)	10%
	Protected (P)	15%
5 to less than 10' [c, i]	Unprotected, Nonsprinklered (UP, NS)	15%
	Unprotected, Sprinklered (UP, S)	25%
	Protected (P)	25%
10 to less than 15' [c, e, i]	Unprotected, Nonsprinklered (UP, NS)	15%
	Unprotected, Sprinklered (UP, S)	45%
	Protected (P)	45%
15 to less than 20' [c, i]	Unprotected, Nonsprinklered (UP, NS)	25%
	Unprotected, Sprinklered (UP, S)	75%
	Protected (P)	75%
20 to less than 25' [c, i]	Unprotected, Nonsprinklered (UP, NS)	45%
	Unprotected, Sprinklered (UP, S)	No Limit
	Protected (P)	No Limit
25 to less than 30' [c, i]	Unprotected, Nonsprinklered (UP, NS)	75%
	Unprotected, Sprinklered (UP, S)	No Limit
	Protected (P)	No Limit
30 or greater	Unprotected, Nonsprinklered (UP, NS)	No Limit
	Unprotected, Sprinklered (UP, S)	No Limit
	Protected (P)	No Limit

For SI: 1 foot = 304.8 mm.
UP, NS = Unprotected, Nonsprinklered
UP, S = Unprotected, Sprinklered
P = Protected

a. Varies between and for openings 4'-0" in area of the exterior wall assembly.
b. Not to be permitted for the walls of buildings with different fire ratings as described in Table 6.
c. For the purposes of this table, openings shall include doors, windows and skylights.
d. The maximum percentage of unprotected and unrated openings shall be 25 percent for Group R-3 occupancies.
e. Unprotected openings shall not be permitted for openings 4'-0" or less in area in the exterior wall assembly where the fire separation distance is greater than 3'-0" but less than 5'-0" and in R occupancies.
f. The maximum percentage of unprotected and unrated openings shall be 10 percent for Group R-3 occupancies, not to be applied to the allowance of 25 percent.
g. The area of openings in an open parking structure with a fire separation distance of 5'-0" (1524 mm) or greater shall not be limited.
h. Includes building appurtenances for Group R-3.
i. Not permitted in Group H-1, H-2 and H-3 occupancies.
j. The area of openings in a building containing only a Group U occupancy private garage is not limited with a fire separation distance of 3'-0" (914 mm) or greater shall not be limited.
k. For buildings less than 30 feet (9144 mm) in height and Group R-3 and U, see Section 705.5 (Exception 2).



4 West - Diagram (75% Max)
1/16" = 1'-0"

Maximum Area of Exterior Wall openings Based on Fire Separation Distance and Degree of Opening Protection Table 705.8:

The allowable area on the West Exterior Wall is below 75% unprotected in a sprinklered building per Table 705.8

Level P1:
Total Exterior Wall Area: 597.15 SF
Total Opening: 187.31 SF
31.4%

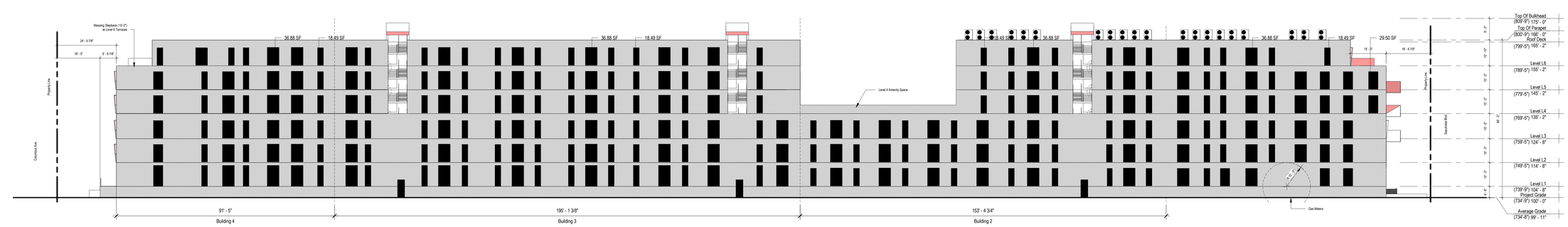
Level L1:
Total Exterior Wall Area: 1,279.57 SF
Total Opening: 428.41 SF
33.5%

Level L2:
Total Exterior Wall Area: 1,279.57 SF
Total Opening: 399.87 SF
31.6%

Level L3:
Total Exterior Wall Area: 1,279.57 SF
Total Opening: 389.86 SF
30.5%

Level L4:
Total Exterior Wall Area: 1,343.55 SF
Total Opening: 360.36 SF
26.8%

Level L5:
Total Exterior Wall Area: 1,279.57 SF
Total Opening: 360.36 SF
28.2%



5 North - Diagram (25% Max)
1/16" = 1'-0"

Maximum Area of Exterior Wall openings Based on Fire Separation Distance and Degree of Opening Protection Table 705.8:

The allowable area on the North Exterior Wall is below 25% unprotected in a sprinklered building per Table 705.8

Level P1:
Total Exterior Wall Area: 2,515.12 SF
Total Opening: 42 SF
1%

Level L1:
Total Exterior Wall Area: 5,321.31 SF
Total Opening: 1,327.61 SF
24.9%

Level L2:
Total Exterior Wall Area: 5,321.31 SF
Total Opening: 1,242.72 SF
23.4%

Level L3:
Total Exterior Wall Area: 5,587.37 SF
Total Opening: 1,242.72 SF
22.2%

Level L4:
Total Exterior Wall Area: 4,656.61 SF
Total Opening: 1,028.89 SF
22.1%

Level L5:
Total Exterior Wall Area: 4,421.22 SF
Total Opening: 1,028.89 SF
23.3%

Level L6:
Total Exterior Wall Area: 4,449.88 SF
Total Opening: 910.89 SF
20.5%

W.PA
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75% Construction Document

02/28/2023

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Architectural Elevations - Fire Separation Distance

g0.23

Parking Schedule - Day One

	Mark	Comments
Level L1		ADA CAR
1		
Level L1		COMPACT
24		
Level L1		EV
44		
Level L1		EVCS ADA Aisle
1		
Level L1		STANDARD
6		
Level L1		TANDEM
3		
Level L1		TANDEM Compact
7		
Level L1: 86		
Level P1		ADA CAR
6		
Level P1		ADA VAN
1		
Level P1		COMPACT
28		
Level P1		EV
24		
Level P1		EVCS
12		
Level P1		EVCS ADA Aisle
2		
Level P1		EVCS VAN Aisle
1		
Level P1		STANDARD
45		
Level P1		TANDEM
9		
Level P1		TANDEM Compact
7		
Level P1: 135		
Level P2		ADA CAR
3		
Level P2		COMPACT
32		
Level P2		EV
34		
Level P2		EVCS
22		
Level P2		STANDARD
56		
Level P2		TANDEM
7		
Level P2		TANDEM Compact
4		
Level P2: 158		
Level P3		COMPACT
35		
Level P3		EVCS
22		
Level P3		STANDARD
89		
Level P3		TANDEM
7		
Level P3		TANDEM Compact
4		
Level P3: 157		
Grand total: 536		

Parking Schedule - Required Parking

Stall Provided	Required ADA	Required ADA Van	Required Standard Stalls	Required EV	Required EVCS	Required EVCS 8' Aisle	Required Bikes (Long Term)	Required Bikes (Short-Term)
556	10	2	203	104	56	7	176	18

Parking Schedule - Provided

	Mark	Comments
		ADA CAR
ADA CAR: 10		
Level P1		ADA VAN
ADA VAN: 1		
		COMPACT
COMPACT: 119		
		EV
EV: 102		
		EVCS
EVCS: 56		
		EVCS ADA Aisle
EVCS ADA Aisle: 3		
Level P1		EVCS VAN Aisle
EVCS VAN Aisle: 1		
		STANDARD
STANDARD: 196		
		TANDEM
TANDEM: 26		
		TANDEM Compact
TANDEM Compact: 22		

Bike Parking Schedule

Level	Comments
Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	

AUTOMOBILE PARKING

NOTES

REQUIRED PARKING

<3 habitable rooms = 1 parking space; 3 habitable rooms = 1.5 parking spaces;
>3 habitable rooms = 2 parkings spaces; per LAMC 12.21.4(a)

94 - studios x 1 stall = 94 stalls
183 - 1 beds x 1.5 stalls = 274 stalls
12 - 1 bed + den x 2 stalls = 24 stalls
116 - 2+3 beds x 2 stalls = 232 stalls

Required = 624 stalls
Tier 3 TOC reduction of .5 = 203 stalls Required

PROVIDED PARKING

TYPE	P1	P2	P3	L1	TOTAL
COMPACT	30	31	38	24	123
ADA CAR	5	-	-	1	6
ADA VAN	1	-	-	-	1
TANDEM COMPACT	7	4	4	7	22
TANDEM	9	14	7	3	33
STANDARD	44	59	95	6	204
EV	24	36	-	44	104
EVCS	12	22	22	-	56
EVCS ADA Aisle	3	-	-	1	4
EVCS VAN Aisle	1	-	-	-	1
EVCS Aisle	-	1	1	-	2
	136	167	167	86	556

GRAND TOTAL

203 RESIDENTIAL STALLS REQUIRED
556 RESIDENTIAL STALLS PROVIDED

BIKE PARKING CALCULATIONS

NOTES

REQUIRED BIKE PARKING:

PER LAMC 12.21.A16(a)(1)(i) FOR ALL RESIDENTIAL BUILDINGS OTHER THAN HOTELS AND MOTELS CONTAINING MORE THAN THREE DWELLING UNITS, LONG- AND SHORT-TERM BICYCLE PARKING SHALL BE PROVIDED ACCORDING TO THE RATIOS SPECIFIED FOR EACH MARGINAL INCREMENT OF DWELLING UNITS SPECIFIED IN TABLE 12.21 A.16(A)(1)(i).

REQUIRED BIKE PARKING

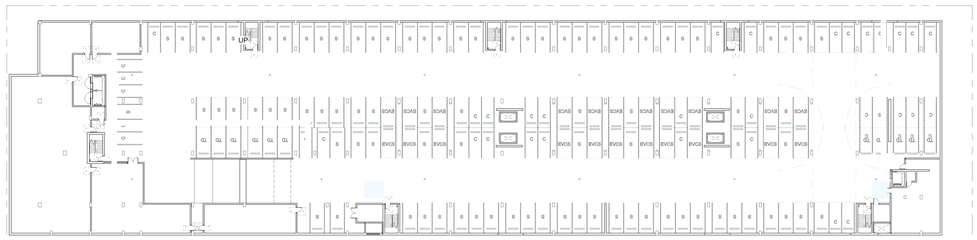
	UNITS	SHORT TERM REQUIRED	LONG TERM REQUIRED
BIKE PARKING	405	18	176
GRAND TOTAL			194

Bike Parking Schedule

Level	Comments
Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	

Parking Notes

1. Minimum Stall Dimensions:
   A. Standard Stall: 8'-0" x 18'-0"
   B. Compact Stall: 7'-6" x 15'-0"
   C. EV Stall: 9'-0" x 18'-0"
   D. EVCS Stall: 9'-0" x 18'-0"
2. Minimum Width of Parking Stall to be Increased By 10" on The Side of an Obstruction (Fence, Wall, Partition, Column) (LAMC 12.21.A.5.i.ii)
3. For New Multi-Family Dwellings and R Occupancies 30% of the Total Parking Spaces, But Not Less Than One, shall be Electric Vehicle Charging Spaces (EV Spaces), and 10% of the Total Number of Parking Spaces Provided Shall be EV Charging Stations. EV Spaces shall be Capable of Supporting Future Electric Vehicle Supply Equipment (EVSE). Calculations for the Required Number of EV Spaces shall be Round Up to the Nearest Whole Number.
4. The Electrical System Shall Have Sufficient Capacity to Simultaneously Charge All Designated EV Spaces At Full Rated Amperage of the EVSE. Plan Design Shall be Based Upon a 40-Ampere Minimum Branch Circuit. A Separate Electrical Permit is Required to verify the raceway method(s), wiring schematics and electrical calculations for the electrical charging system. (2020 LAGBC)
5. The Service Panel or Subpanel Circuit Directory Shall Identify the Overcurrent Protective Device Space(s) Reserved for Future EV Charging Purposes as "EV CAPABLE" in Accordance with the Los Angeles Electrical Code. (2020 LAGBC)
6. 2019 CalGreen 4.106.4.2 requires 10% of residential parking to be EVSE.
7. 2019 CalGreen 4.106.4.2.2 requires 1 in 25 EV spaces to be van accessible.
8. 2019CalGreen Table 5.106.5.3.3 requires 6% of all public spaces (Commercial & Retail) to be EVSE compliant. Of those 6% CBC table 11B-228.3.2.1 requires 1 van and 1 standard accessible space.


UP
UP
UP

A.L.T.A. / N.S.P.S. Land Title Survey

Date of Plan:
APRIL 23, 2021 (UPDATED PER CURRENT SITE IMPROVEMENTS, FIELD VERIFIED)
MARCH 10, 2021 (UPDATED PER NEW PTR AND NEW CLIENT INFORMATION, NOT FIELD VERIFIED)
AUGUST 10, 2020 (ORIGINAL)

Date of Field Survey:
APRIL 16, 2021 (UPDATE TO CURRENT SITE IMPROVEMENTS)
JULY 28, 2020 (ORIGINAL)

Site Address:
6728 SEPULVEDA BLVD., LOS ANGELES, CA 91411

Adjoining Addresses and Owner's Information:
THE ADJOINING ADDRESSES AND OWNER'S INFORMATION SHOWN ON THIS MAP ARE PER DATATREE.COM AND L.A. COUNTY TAX ASSESSOR.

Assessor's Parcel Number (APN):
2235-004-010

General:
ALL EASEMENT DESCRIPTIONS SHOWN HEREON ARE PER PRELIMINARY REPORTS STATED HEREON AND MAY BE SHORTENED OR ABBREVIATED. ORIGINAL DOCUMENT MUST BE USED FOR COMPLETE VERBIAGE AND INTERPRETATION. OTHER EASEMENTS MAY EXIST WITHIN SUBJECT PROPERTY, NOT INCLUDED WITHIN SAID PRELIMINARY REPORTS. HAHN AND ASSOCIATES, INC. DID NOT PERFORM A TITLE SEARCH FOR THIS PROJECT. PROPERTY LINE CLEARS ARE ORIENTED IN PLAN VIEW, PERPENDICULAR TO PROPERTY LINE. FENCING IS DEPICTED TO CENTER OF FENCE.

NO OBSERVED EVIDENCE OF CURRENT EARTH MOVING WORK OR BUILDING ADDITIONS.

THERE IS EVIDENCE OF RECENT DEMOLITION WORK ON SUBJECT PROPERTY.

NO OBSERVED EVIDENCE OF SUBJECT PROPERTY BEING USED AS CEMETERY.

Basis of Bearings:
THE BEARING OF S00°00'16"E EAST OF THE CENTERLINE OF SEPULVEDA STREET AS SHOWN ON RECORD OF SURVEY RECORDED IN BOOK 237, PAGE 4 OF RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER, WAS USED AS THE BASIS OF BEARINGS FOR THIS SURVEY.

Boundary and Easements:
ESTABLISHED PER PTR LEGAL DESCRIPTION AND EXCEPTIONS, ADJUSTED TO FOUND CITY CENTERLINE MONUMENTS, USING STANDARD SURVEYING PROCEDURES.

Bench Mark:
THE ELEVATION OF 732.457 ON BENCH MARK NO. 07-00560 (WIRE SPK IN S CURB LEMAY ST; 7FT W OF EC CURB RET W OF SEPULVEDA BLVD; WEST ROADWAY) NAVD 1988 DATUM, 2000 ADJUSTMENT, AS SHOWN IN CITY OF LOS ANGELES NAVIGATE L.A. DATABASE WAS USED AS ELEVATION DATUM FOR THIS SURVEY.

IT IS THE RESPONSIBILITY OF THE CONSTRUCTION SURVEYOR AND/OR CONTRACTOR TO VERIFY AND CONFIRM AN ELEVATION DATUM THAT IS CONSISTENT WITH THE ELEVATIONS SHOWN ON THIS SURVEY BEFORE ANY CONSTRUCTION STAKING IS PERFORMED. THIS BENCH MARK SHALL BE USED FOR REFERENCE ONLY.

Area:
94,951 SQUARE FEET, 2.18 ACRES - GROSS

Flood Zone:
THIS PROPERTY LIES WITHIN ZONE "X" AS SHOWN ON FIRM MAP COMMUNITY PANEL NUMBER OF 06037C1305F DATED SEPTEMBER 26, 2008. AREA OF MINIMAL FLOOD HAZARD.

Existing Parking:
REGULAR: 34 SPACES
TOTAL PARKING: 34 SPACES

Utilities:
IF UNDERGROUND PUBLIC UTILITIES, OTHER SUBSTRUCTURES OR ZONE, SETBACK AND STREET WIDENING DATA ARE SHOWN HEREON, IT IS FOR INFORMATION ONLY, HAVING BEEN OBTAINED FROM THE BEST AVAILABLE SOURCES BUT FROM OTHERS NOT CONNECTED WITH THIS COMPANY. THEREFORE, NO GUARANTEE IS MADE AS TO THE ACCURACY OR COMPLETENESS OF SAID INFORMATION. IT IS ADVISED TO CALL UNDERGROUND SERVICE ALERT, (800) 227-2600, BEFORE DIGGING ON THIS SITE.

BURIED UTILITIES SHOWN HEREON ARE PER L.A. CITY SUBSTRUCTURE MAP 97A, SEWER RYE MAP 180B145 INDIVIDUAL UTILITY COMPANIES HAVE NOT BEEN CONTACTED AS PART OF THIS SURVEY. BURIED UTILITIES THAT MAY EXIST ON-SITE HAVE NOT BEEN DETERMINED AS PART OF THIS SURVEY.

Surveyor's Notices:

(1) ENCROACHMENT BY SUBJECT PROPERTY ONTO OTHERS.

(2) ENCROACHMENT ONTO SUBJECT PROPERTY BY OTHERS.

(3) STORM WATER DRAINS FROM THE SUBJECT PROPERTY SOUTHERLY ONTO THE ADJACENT PROPERTY. THE SUBJECT PTR DOES NOT ADDRESS THIS SITUATION.

(4) INSTRUMENT 2465, O.R., RECORDED DEC. 17, 1968 IS A COVENANT AND AGREEMENT THAT REQUIRES THERE TO BE A "YARD", "CLEAR AND FREE OF ANY BUILDING OR STRUCTURE FROM THE GROUND UP" OF 58'5" (DOCUMENT STATES 38'5" ON FIRST PAGE BUT MAP DEPICTS 58'5" ON SECOND PAGE; WE BELIEVE 38'5" IS WRITTEN IN ERROR AND SHOULD BE 58'5", AS ALSO REFERENCED ON ANOTHER DOCUMENT). WE INTERPRET THIS BUILDING SETBACK REQUIREMENT TO BE BETWEEN BUILDINGS, INCLUDING OVERHANGS. IT APPEARS THAT THIS DOCUMENT WAS RECORDED DURING THE PERMITTING/APPROVAL PROCESS FOR THE BUILDING LOCATED IN LOT 2 OF TRACT 24408 (6700 SEPULVEDA).

(5) INSTRUMENT 2544, O.R., RECORDED JULY 27, 1972 IS A COVENANT AND AGREEMENT THAT REQUIRES TO "MAINTAIN A YARD OF 30'5" IN WIDTH, UNOBSTRUCTED FROM GROUND TO SKY" (DOCUMENT ORIGINALLY STATED 58'5" ON FIRST PAGE BUT WAS CROSSED OUT AND REPLACED WITH 30'5". THE MAP ON THE SECOND PAGE APPEARS TO DEPICT 58'5" BETWEEN STRUCTURES, BEING 30'5" FOR LOT 1 OF TRACT 24408 (6728 SEPULVEDA) AND LOT 2 OF TRACT 24408 (6700 SEPULVEDA)). WE INTERPRET THIS BUILDING SETBACK REQUIREMENT TO BE BETWEEN BUILDINGS, INCLUDING OVERHANGS AND TO BE A DISTANCE OF 58'5", JUST LIKE THE PREVIOUS DOCUMENT RECORDED AS INSTRUMENT 2465 DID. IT APPEARS THAT THIS DOCUMENT WAS RECORDED DURING THE PERMITTING/APPROVAL PROCESS FOR THE BUILDING LOCATED IN LOT 1 OF TRACT 24408 (6728 SEPULVEDA). FURTHER, SAID INSTRUMENT 2544 CONTAINS A RESTRICTIVE REAR YARD OF 58'5" TO BE UNOBSTRUCTED FROM REAR OF BUILDING AND A 30' TO BE UNOBSTRUCTED FROM FRONT OF BUILDING TO PROPERTY LINE.

Preliminary Title Report (PTR):
PREPARED BY OLD REPUBLIC TITLE COMPANY, ORDER NO.: 2676018767-52, DATED FEBRUARY 22, 2021.

Legal Description Per PTR:
THE LAND REFERRED TO IS SITUATED IN THE COUNTY OF LOS ANGELES, CITY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

LOT 1 OF TRACT NO. 24408, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 777 PAGES 51 AND 52 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

APN: 2235-004-010

Exceptions per PTR:

△1. NOT A SURVEY MATTER.

△2. NOT A SURVEY MATTER.

△3. NOT A SURVEY MATTER.

△4. PERPETUAL INTOXICATING LIQUOR RESTRICTIONS, BUT OMITTING ANY COVENANTS OR RESTRICTIONS IF ANY, BASED UPON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN UNLESS AND ONLY TO THE EXTENT THAT SAID COVENANT (A) IS EXEMPT UNDER TITLE 42, SECTION 3607 OF THE UNITED STATES CODE OR (B) RELATES TO HANDICAP BUT DOES NOT DISCRIMINATE AGAINST HANDICAPPED PERSONS, AS PROVIDED IN THE

DEED FROM : (AS SET FORTH THEREIN)
RECORDED : IN BOOK 5619 OF DEEDS, PAGE 158

SAID COVENANTS, CONDITIONS AND RESTRICTIONS PROVIDE THAT A VIOLATION THEREOF SHALL NOT DEFEAT OR RENDER INVALID THE LIEN OF ANY MORTGAGE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR VALUE.

NOTE: "IF THIS DOCUMENT CONTAINS ANY RESTRICTION BASED ON RACE, COLOR, RELIGION, SEX, GENDER, GENDER IDENTITY, GENDER EXPRESSION, SEXUAL ORIENTATION, FAMILIAL STATUS, MARITAL STATUS, DISABILITY, VETERAN OR MILITARY STATUS, GENETIC INFORMATION, NATIONAL ORIGIN, SOURCE OF INCOME AS DEFINED IN SUBDIVISION (P) OF SECTION 12955, OR ANCESTRY, THAT RESTRICTION VIOLATES STATE AND FEDERAL FAIR HOUSING LAWS AND IS VOID, AND MAY BE REMOVED PURSUANT TO SECTION 12956.2 OF THE GOVERNMENT CODE. LAWFUL RESTRICTIONS UNDER STATE AND FEDERAL LAW ON THE AGE OF OCCUPANTS IN SENIOR HOUSING OR HOUSING FOR OLDER PERSONS SHALL NOT BE CONSTRUED AS RESTRICTIONS BASED ON FAMILIAL STATUS."

⬠5. MATTERS AS CONTAINED OR REFERRED TO IN AN INSTRUMENT,

ENTITLED: COVENANT AND AGREEMENT FOR COMMUNITY DRIVEWAY
EXECUTED BY: VIENNA STONECRAFT, INC. AND CURREY CONSTRUCTION COMPANY
RECORDED: NOVEMBER 27, 1968 IN OFFICIAL RECORDS AS INSTRUMENT NO. 2290

④ ⬠6. COVENANT AND AGREEMENT,

EXECUTED BY: CURREY CONSTRUCTION COMPANY AND VIENNA STONECRAFT, INC.
IN FAVOR OF: CITY OF LOS ANGELES
RECORDED: DECEMBER 17, 1968 IN OFFICIAL RECORDS AS INSTRUMENT NO. 2465

⬠7. RELEASE AND RELINQUISHMENT OF ABUTTER'S OR ACCESS RIGHTS TO COLUMBUS AVENUE, OVER THE ADJACENT BOUNDARY LINE OF PREMISES, AS SET FORTH ON THE FILED MAP OF SAID LAND.

NOTE: SAID LAND, HOWEVER, ABUTS ON A PUBLIC THOROUGHFARE OVER WHICH RIGHTS OF VEHICULAR INGRESS AND EGRESS HAVE NOT BEEN RELINQUISHED. THIS ITEM APPLIES TO COLUMBUS AVENUE.

⑤ ⬠8. COVENANT AND AGREEMENT,

EXECUTED BY: E. R. SLAVIK
IN FAVOR OF: CITY OF LOS ANGELES
DATED: JUNE 20, 1972
RECORDED: JULY 27, 1972 IN OFFICIAL RECORDS AS INSTRUMENT NO. 2544 WHICH AMONG OTHER
THINGS PROVIDES: (AS SET FORTH THEREIN)

△9. DEED OF TRUST TO SECURE AN INDEBTEDNESS OF THE AMOUNT STATED BELOW AND ANY OTHER AMOUNTS PAYABLE UNDER THE TERMS THEREOF,

AMOUNT: $160,000.00
TRUSTOR/BORROWER: CALIFORNIA VILLA, INC., A CALIFORNIA CORPORATION
TRUSTEE: TITLE INSURANCE AND TRUST COMPANY, A CALIFORNIA CORPORATION
BENEFICIARY/LENDER: CLUB DEVELOPMENT AND MANAGEMENT CORPORATION, A CALIFORNIA CORPORATION
DATED: JANUARY 21, 1980
RECORDED: JANUARY 30, 1980 IN OFFICIAL RECORDS AS INSTRUMENT NO. 80-105714

NOTE: TO AVOID DELAYS AT THE TIME OF CLOSING, PLEASE SUBMIT THE ORIGINAL NOTE, DEED OF TRUST AND THE (PROPERLY EXECUTED) REQUEST FOR RECONVEYANCE TO THIS OFFICE AT LEAST ONE WEEK PRIOR TO THE CLOSE OF ESCROW.

IF A "SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE" IS ANTICIPATED, THIS COMPANY WILL REQUIRE THE ORIGINAL NOTE ALONG WITH AN AFFIDAVIT FOR US TO SUBMIT FOR APPROVAL TO THE UNDERWRITING DEPT. AT LEAST ONE WEEK PRIOR TO CLOSING. CONTACT OUR OFFICE FOR SAID AFFIDAVIT FORM.

△10. INTENTIONALLY DELETED

△11. COVENANT AND AGREEMENT,
EXECUTED BY: HAGOP SARGISIAN
IN FAVOR OF: CITY OF LOS ANGELES
DATED: MAY 10, 2007
RECORDED: JULY 11, 2007 IN OFFICIAL RECORDS AS INSTRUMENT NO. 20071644135
WHICH AMONG OTHER THINGS PROVIDES: (AS SET FORTH THEREIN)

△12. COVENANT AND AGREEMENT,

EXECUTED BY: HAGOP SARGISIAN
IN FAVOR OF: CITY OF LOS ANGELES
DATED: JULY 12, 2007
RECORDED: AUGUST 16, 2007 IN OFFICIAL RECORDS AS INSTRUMENT NO. 20071927424
WHICH AMONG OTHER THINGS PROVIDES: (AS SET FORTH THEREIN)

△13. CLAIM OF LIEN FOR LABOR MATERIALS AND/OR SERVICES FURNISHED AS FOLLOWS:

BY: HABA TECHNOLOGIES, INC.
AMOUNT: $1,400.00
FOR: LABOR, SERVICES, EQUIPMENT AND MATERIALS AND A REG4 TEST
AT REQUEST OF OR CONTRACT WITH: CALIFORNIA VILLA
DATED: JULY 10, 2020
RECORDED: OCTOBER 9, 2020 IN OFFICIAL RECORDS AS INSTRUMENT NO. 20201254561

△14. ANY RIGHTS, EASEMENTS, INTERESTS OR CLAIMS WHICH MAY EXIST OR ARISE BY REASON OF OR REFLECTED BY THE FACTS SHOWN ON THAT CERTAIN RECORD OF SURVEY FILED IN BOOK 237 OF RECORD OF SURVEY, PAGE 4.

△15. ANY RIGHT OF THE UNITED STATES TO RECOVER FUNDS FROM THE OWNER OR FROM ANY TRANSFEREE OF SAID LAND, OR OF ANY PORTION THEREOF, BY REASON OF THE ADVANCE OF FEDERAL FUNDS SUBJECT TO RECOVERY PROVISION.

△16. WATER RIGHTS, CLAIMS OR TITLE TO WATER, WHETHER OR NOT SHOWN BY THE PUBLIC RECORDS.

△17. ANY UNRECORDED AND SUBSISTING LEASES.

△18. TERMS AND CONDITIONS CONTAINED IN THE SHEA REVOCABLE LIVING TRUST DATED MAY 30, 1991 AS DISCLOSED BY QUITCLAIM DEED.

DATED: DECEMBER 12, 2001
RECORDED: DECEMBER 20, 2001 IN OFFICIAL RECORDS AS INSTRUMENT NO. 01-2436875

THE REQUIREMENT THAT:

A CERTIFICATION OF TRUST BE FURNISHED IN ACCORDANCE WITH PROBATE CODE SECTION 18100.5; AND

IF THE ACTING TRUSTEE IS A SUCCESSOR TRUSTEE THE ADDITIONAL REQUIREMENT THE COMPANY IS PROVIDED A COMPLETE COPY OF THE TRUST, WITH ALL AMENDMENTS AND ANY INTERVENING TRUSTEE IS NO LONGER ACTING IN THAT CAPACITY BY PROVIDING COPIES OF RESIGNATION LETTERS, ETC.

THE COMPANY RESERVES THE RIGHT TO MAKE ADDITIONAL EXCEPTIONS AND/OR REQUIREMENTS UPON REVIEW OF THE ABOVE.

△19. THE EFFECT OF INSTRUMENTS, PROCEEDINGS, LIENS, DECREES OR OTHER MATTERS WHICH DO NOT SPECIFICALLY DESCRIBE SAID LAND BUT WHICH, IF ANY DO EXIST, MAY AFFECT THE TITLE OR IMPOSE LIENS OR ENCUMBRANCES THEREON. THE NAME SEARCH NECESSARY TO ASCERTAIN THE EXISTENCE OF SUCH MATTERS HAS NOT BEEN COMPLETED AND, IN ORDER TO DO SO, WE REQUIRE A SIGNED CONFIDENTIAL STATEMENT OF INFORMATION FROM OR ON BEHALF OF JUDY A. SHEA.

Exceptions Legend:
△ = NOT PLOTTABLE (SEE TITLE REPORT AND ACTUAL DOCUMENTS FOR DETAILS)
⬠ = PLOTTED HEREON (SEE TITLE REPORT AND ACTUAL DOCUMENTS FOR DETAILS)

TEXT IS COPIED EXACTLY FROM PTR
BOLD TEXT, IF ANY, ARE SURVEYOR COMMENTS

Surveyor's Certificate:

TO: BEDROCK PROPERTIES GROUP, AND OLD REPUBLIC TITLE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 5, 8, 9, 11, 13, 14, 16, 19, AND 20 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON APRIL 16, 2021.

DATE OF PLAT OR MAP: APRIL 23, 2021

NAME: BRANDON M. HAHN

DATE OF SIGNATURE: APRIL 23, 2021

REGISTRATION NO.: PLS 7582

LICENSED LAND SURVEYOR · BRANDON M. HAHN · NO. LS 7582 · STATE OF CALIFORNIA

Survey Prepared For:

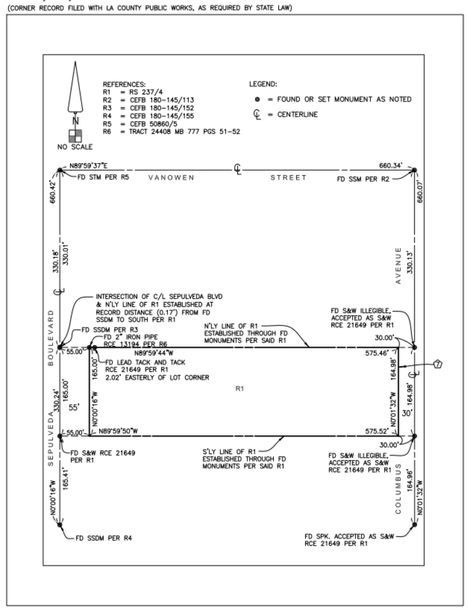
Bedrock Properties Group
9200 Winnetka Blvd.
Chatsworth, CA 91311

Survey Prepared By:

Hahn and Associates, Inc.
28368 Constellation Road, Suite 300
Santa Clarita, CA 91355
(661) 775-9500

HAHN AND ASSOCIATES, INC.

Boundary Analysis:
(CORNER RECORD FILED WITH LA COUNTY PUBLIC WORKS, AS REQUIRED BY STATE LAW)



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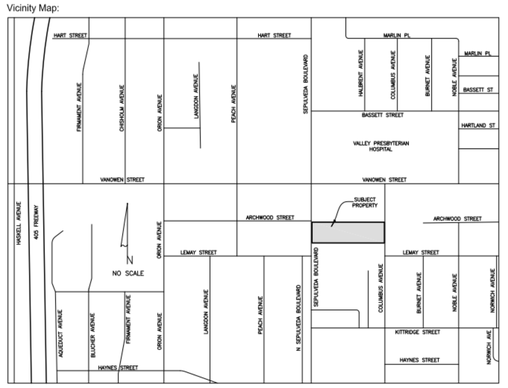

HAHN JOB NO.: 8016-20-2

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SET ISSUE

Number	Issue	Date	Number	Issue	Date
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2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

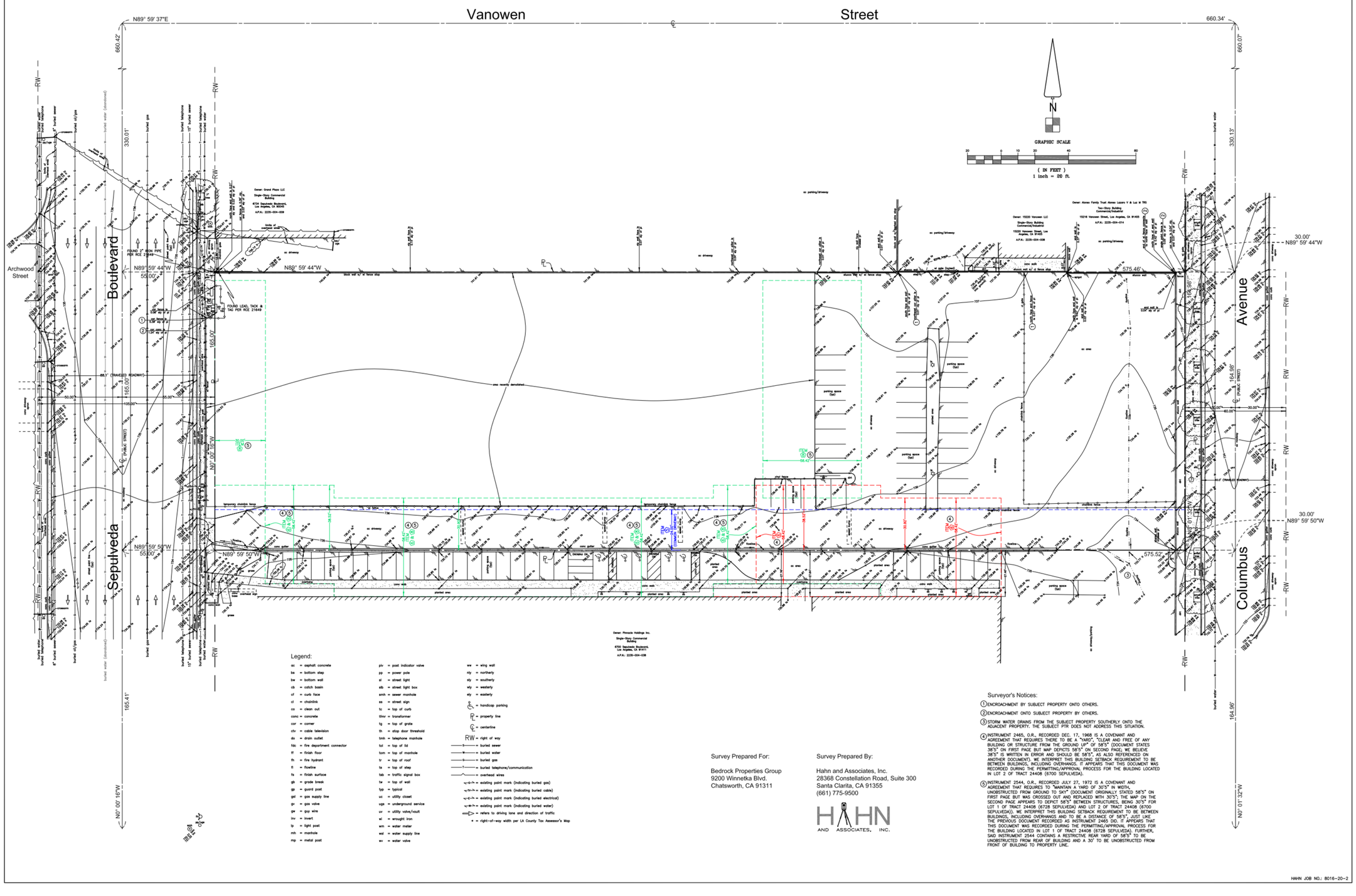
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Survey

g0.28

A.L.T.A. / N.S.P.S. Land Title Survey



Surveyor's Notices:

1. ENCROACHMENT BY SUBJECT PROPERTY ONTO OTHERS.
2. ENCROACHMENT ONTO SUBJECT PROPERTY BY OTHERS.
3. STORM WATER DRAINS FROM THE SUBJECT PROPERTY SOUTHERLY ONTO THE ADJACENT PROPERTY. THE SUBJECT PTR DOES NOT ADDRESS THIS SITUATION.
4. INSTRUMENT 2465, O.R., RECORDED DEC. 17, 1968 IS A COVENANT AND AGREEMENT THAT REQUIRES THERE TO BE A "YARD", "CLEAR AND FREE OF ANY BUILDING OR STRUCTURE FROM THE GROUND UP" OF 58'5" (DOCUMENT STATES 36'5" ON FIRST PAGE BUT MAP DEPICTS 58'5" ON SECOND PAGE; WE BELIEVE 36'5" IS WRITTEN IN ERROR AND SHOULD BE 58'5"; AS ALSO REFERENCED ON ANOTHER DOCUMENT). WE INTERPRET THIS BUILDING SETBACK REQUIREMENT TO BE BETWEEN BUILDINGS, INCLUDING OVERHANGS. IT APPEARS THAT THIS DOCUMENT WAS RECORDED DURING THE PERMITTING/APPROVAL PROCESS FOR THE BUILDING LOCATED IN LOT 2 OF TRACT 24408 (6700 SEPULVEDA).
5. INSTRUMENT 2544, O.R., RECORDED JULY 27, 1972 IS A COVENANT AND AGREEMENT THAT REQUIRES TO "MAINTAIN A YARD OF 30'5" IN WIDTH, UNOBSTRUCTED FROM GROUND TO SKY" (DOCUMENT ORIGINALLY STATED 58'5" ON FIRST PAGE BUT WAS CROSSED OUT AND REPLACED WITH 30'5"; THE MAP ON THE SECOND PAGE APPEARS TO DEPICT 58'5" BETWEEN STRUCTURES, BEING 30'5" FOR LOT 1 OF TRACT 24408 (6728 SEPULVEDA) AND LOT 2 OF TRACT 24408 (6700 SEPULVEDA)). WE INTERPRET THIS BUILDING SETBACK REQUIREMENT TO BE BETWEEN BUILDINGS, INCLUDING OVERHANGS AND TO BE A DISTANCE OF 58'5", JUST LIKE THE PREVIOUS DOCUMENT RECORDED AS INSTRUMENT 2465 DID. IT APPEARS THAT THIS DOCUMENT WAS RECORDED DURING THE PERMITTING/APPROVAL PROCESS FOR THE BUILDING LOCATED IN LOT 1 OF TRACT 24408 (6728 SEPULVEDA). FURTHER, SAID INSTRUMENT 2544 CONTAINS A RESTRICTIVE REAR YARD OF 58'5" TO BE UNOBSTRUCTED FROM REAR OF BUILDING AND A 30' TO BE UNOBSTRUCTED FROM FRONT OF BUILDING TO PROPERTY LINE.

Survey Prepared For:

Bedrock Properties Group
9200 Winnetka Blvd.
Chatsworth, CA 91311

Survey Prepared By:

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HAHN AND ASSOCIATES, INC.

HAHN JOB NO.: 8016-20-2

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Van Nuys, CA 91411

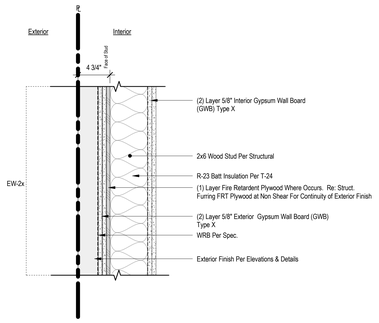
W.PA Job Number 1339

Survey

g0.29

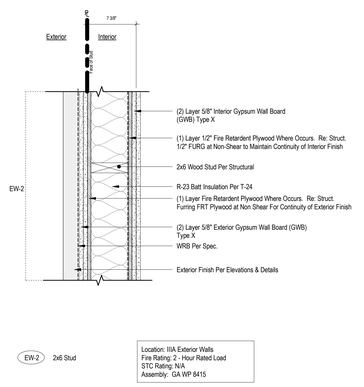
General Notes

1. See Structural Stud Wall Schedule X/S4.01 for Framing and Sheathing Sizes, Requirements and Additional Information.
2. The General Contractor Shall Schedule a Firestopping Meeting with the Building Inspector and All Subcontractors That Will be Installing Firestopping Materials. Each Subcontractor Will Provide a List of Firestop Materials and Assemblies to be Used; the Type of Penetrations Where Each Material and Assembly Will be Used; and the Listing and Approved Information (i.e. UL, ICC, or Approved Report / Listing Numbers). This Information Must be Submitted to, and Approved by, the Building Inspector Prior to Any Installation.
3. Where Draft Stopping is Required Across the Studs, the Draft Stopping Shall Be Mineral Wool or Fiberglass Batt Insulation Stapled to the Studs. No Material, like Gypsum Board, will be Accepted.
4. See Specifications Manual for Referenced Test Assemblies.
5. All Insulation Materials Shall have Identification Marks and those Marks to Be Readily Observable During Inspection.
6. The Completed Building Shall be Tested and the Air Leakage Rate of the Building Envelope Shall Not Exceed 0.40 cfm/ft2 at Pressure Differential of 0.3 Inches Water Gauge at the Upper 95% Confidence Interval in Accordance with ASTM E 779 or Equivalent.
7. Project Closet Out Documentation is Required Including Applicable WSEC Envelope Compliance Forms and Calculations, and Fenestration NFRC Rating Certificates.



Location: IIIA Exterior Walls
Fire Rating: 2 Hr Interior Exposure
1 Hr Exterior Exposure
STC Rating: N/A
Assembly: GA WP 8415

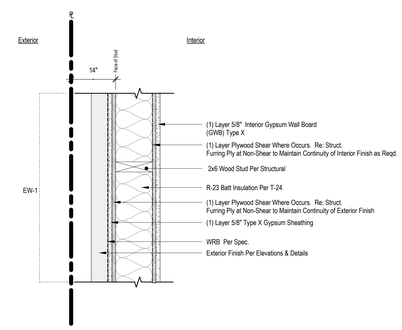
2-HR Rated, Load Bearing Wood Stud Wall



EW-2 2x6 Stud

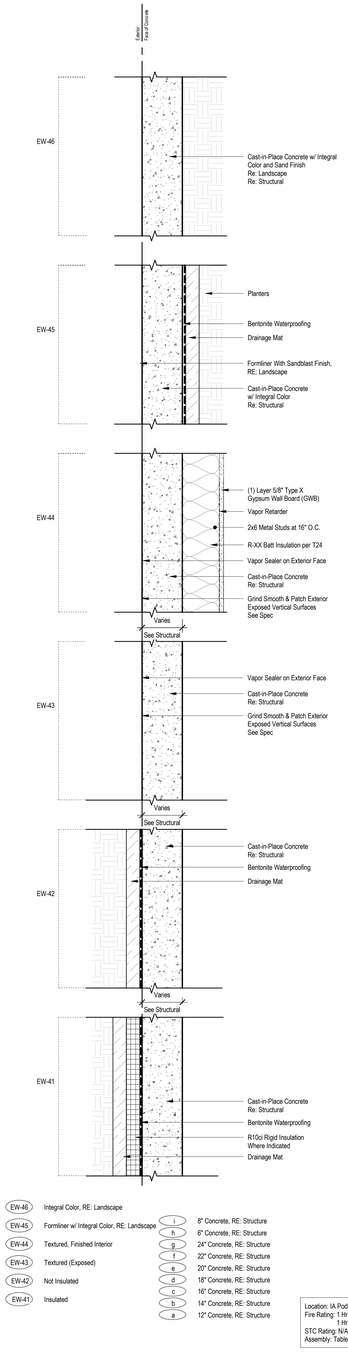
Location: IIIA Exterior Walls
Fire Rating: 2 - Hour Rated Load
STC Rating: N/A
Assembly: GA WP 8415

2HR Rated, Non-Load Bearing Wood Stud Wall



Location: IIIA Exterior Walls at Interior Lot Line
Fire Rating: 1- Hour Rated Load
STC Rating: N/A
Assembly: CBC 721.1(2) 15-1.3

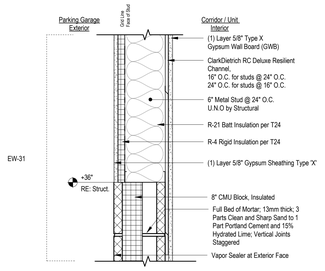
1HR Rated, Non-Load Bearing Wood Stud Wall



EW-46	Integral Color, RE: Landscape	i	8" Concrete, RE: Structure
EW-45	Formliner w/ Integral Color, RE: Landscape	h	6" Concrete, RE: Structure
EW-44	Textured, Finished Interior	g	24" Concrete, RE: Structure
EW-43	Textured (Exposed)	f	22" Concrete, RE: Structure
EW-42	Not Insulated	e	20" Concrete, RE: Structure
EW-41	Insulated	d	18" Concrete, RE: Structure
		c	16" Concrete, RE: Structure
		b	14" Concrete, RE: Structure
		a	12" Concrete, RE: Structure

Location: IA Podium
Fire Rating: 1 Hr Interior Exposure
1 Hr Exterior Exposure
STC Rating: N/A
Assembly: Table 721.1(2) 3-1.1

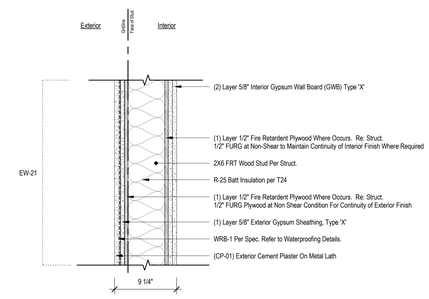
Exterior Wall Type EW-01



EW-31 0-Hour Rated Non Load Bearing 6" CFMF Wall

Location: IA Parking Garage
Fire Rating: 1 Hour
STC Rating: 32-36
Acoustic Test: N/A
Assembly: UL U415

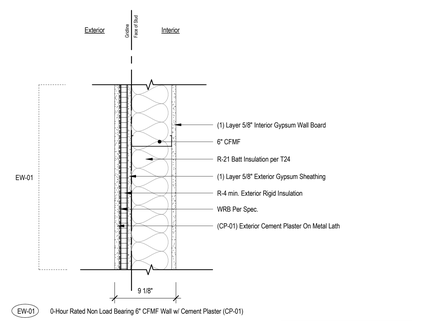
Exterior 1 Hour Podium Parking Garage Wall



EW-21 2-Hour Rated Load Bearing 2x6 Wood Stud Wall Cement Plaster

Location: IIIA Exterior Walls
Fire Rating: 2 Hr
STC Rating: N/A
Assembly: GA WP 8420

2 Hour Rated, Load Bearing Wood Stud Wall



EW-01 0-Hour Rated Non Load Bearing 6" CFMF Wall w/ Cement Plaster (CP-01)

Location: IA Exterior Walls
Fire Rating: 0 Hr
STC Rating: N/A
Assembly:

1 Hour Rated, Load Bearing Wood Stud Wall

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Exterior Wall Types

a0.01

General Notes

1. See Structural Stud Wall Schedule X/S4.01 for Framing and Sheathing Sizes, Requirements and Additional Information.
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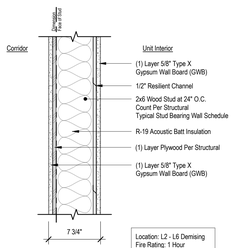
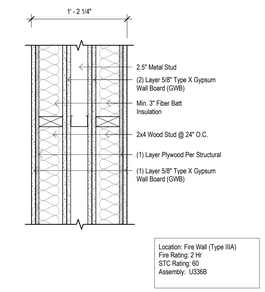
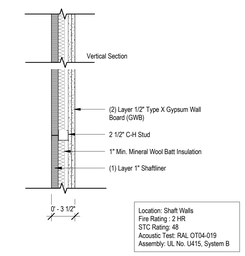
4. See Specifications Manual for Referenced Test Assemblies.
5. All Insulation Materials Shall have Identification Marks and those Marks to Be Readily Observable During Inspection.
6. The Completed Building Shall be Tested and the Air Leakage Rate of the Building Envelope Shall Not Exceed 0.40 cfm/ft2 at Pressure Differential of 0.3 Inches Water Gauge at the Upper 95% Confidence Interval in Accordance with ASTM E 779 or Equivalent.
7. Project Closet Out Documentation is Required Including Applicable WSEC Envelope Compliance Forms and Calculations, and Fenestration NFRC Rating Certificates.



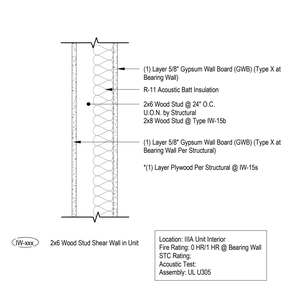
9 Interior 1-Hour Wood Stud Corridor Wall
1 1/2" = 1'-0"



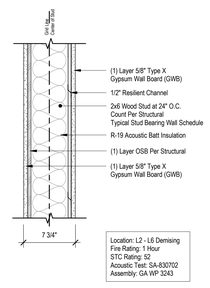
6 2-Hour Fire Wall
1 1/2" = 1'-0"



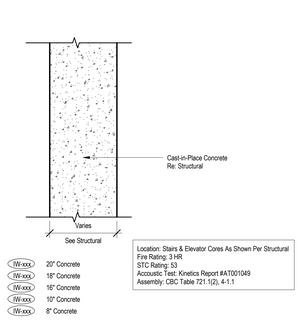
3 Interior 2-Hour Shaft Wall
1 1/2" = 1'-0"



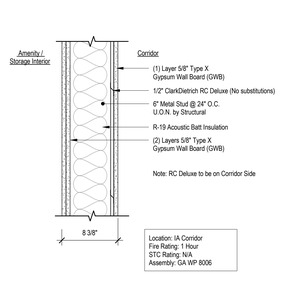
10 Interior 2x6 Wood Stud Partition
1 1/2" = 1'-0"



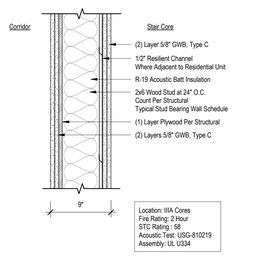
8 Interior 1-Hour Wood Stud Demising Wall
1 1/2" = 1'-0"



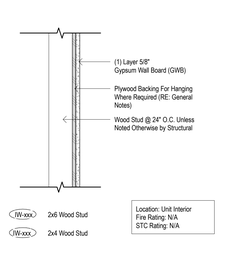
5 Concrete Walls
1 1/2" = 1'-0"



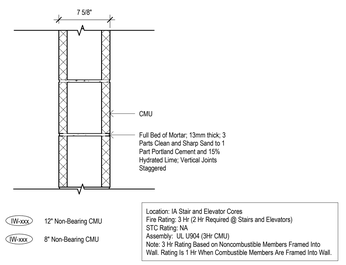
2 Interior 1-Hour Podium Corridor Wall
1 1/2" = 1'-0"



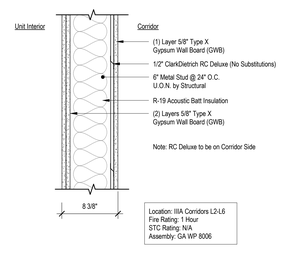
11 Interior 2-Hour Wood Stud Wall
1 1/2" = 1'-0"



7 Furr Out Wall
1 1/2" = 1'-0"



4 CMU Wall
1 1/2" = 1'-0"



1 Interior 1-Hour Metal Stud Corridor Wall
1 1/2" = 1'-0"

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02/28/2023

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Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Interior Wall Types

a0.02

General Notes

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3. Where Draft Stopping is Required Across the Studs, the Draft Stopping Shall Be Mineral Wool or Fiberglass Batt Insulation Stapled to the Studs. No Material, like Gypsum Board, will be Accepted.
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6. The Completed Building Shall be Tested and the Air Leakage Rate of the Building Envelope Shall Not Exceed 0.40 cfm/ft2 at Pressure Differential of 0.3 Inches Water Gauge at the Upper 95% Confidence Interval in Accordance with ASTM E 779 or Equivalent.
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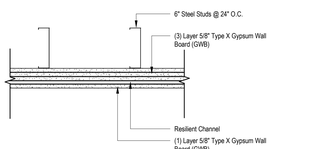
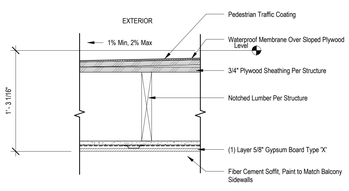


Location: Where Noted
Fire Rating: 2 Hr
Assembly: GA HM 7202
STC Rating: NA
IIC Rating: NA

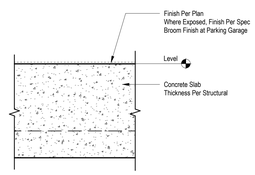
9 2 Hr Ceiling
1 1/2" = 1'-0"

(Refer to Waterproofing Details)



Location: Typical Balcony Assembly
Fire Rating: 1 Hr
STC Rating: 35-39
IIC Rating
Assembly: GA FC 5420

6 Horiz Type 6 - Typical Projecting Balcony - 1HR
1 1/2" = 1'-0"



Location: Type I Transfer Slab
Fire Rating: 3 Hour
STC Rating: 58
Acoustic Test: RAL TL 76-77
Assembly: CBC 4-1.1, Table 721.1(3)

3 Horiz Type 3 - P1 Concrete
1 1/2" = 1'-0"

Location: Soffits within Units
Fire Rating: Not Rated

8 Mechanical Soffit - Not Rated
1 1/2" = 1'-0"

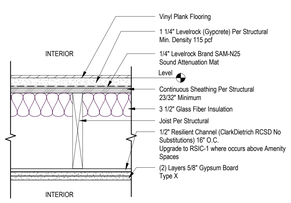
(Refer to Waterproofing Details)

Location: Typical Roof
Fire Rating: 1 Hour
STC Rating: 58
Acoustic Test: RAL TL 76-77
IIC Rating: N/A
Assembly: WSBC 1-1.1, Table721.1(3)
Class A Roof Covering per UL R8992

5 Horiz Type 5 - PVC Roof - 1 HR
1 1/2" = 1'-0"

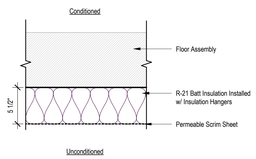
Location: Type I CIP Concrete
Fire Rating: 3 Hour
STC Rating: 58
Acoustic Test: RAL TL 76-77
Assembly: CBC 4-1.1, Table 721.1(3)

2 Horiz Type 2 - Typical PT Concrete
1 1/2" = 1'-0"



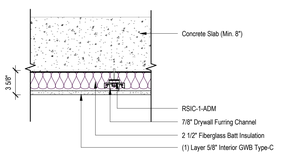
Location: IIIA Residential
Fire Rating: 1 Hr
STC Rating: 63 (RAL OT03-07)
IIC Rating Re: 57 (RAL OT03-06)
Assembly: UL L570

10 Typical Residential Floor-Ceiling - 1 HR.
1 1/2" = 1'-0"



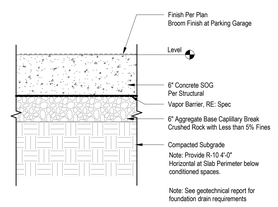
Location: Garage Ceiling
Fire Rating: Per Floor Assembly
STC Rating: Per Floor Assembly
Acoustic Test: RAL TL 76-77
Assembly: Per Floor Assembly

7 Garage Ceiling at PT
1 1/2" = 1'-0"



Location: IA Residential
Fire Rating: Per Floor Assembly
STC Rating: 63
IIC Rating: 55
Acoustic Test: J3155.19 & J3155.04
Assembly: Per Floor Assembly

4 Horiz Type 4 - Gypsum Ceiling w/ Resilient Clips
1 1/2" = 1'-0"



1 Horiz Type 1 - Slab on Grade
1 1/2" = 1'-0"

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02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

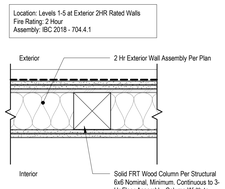
W.PA Job Number 1339

Floor & Ceiling Types

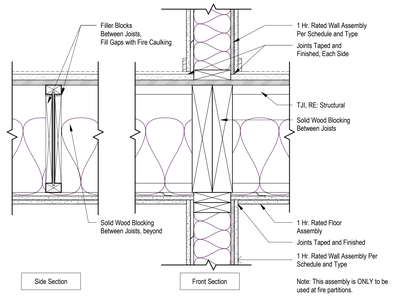
a0.03

General Notes

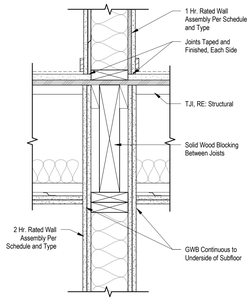
1. See Structural Stud Wall Schedule X/S4.01 for Framing and Sheathing Sizes, Requirements and Additional Information.
2. The General Contractor Shall Schedule a Firestopping Meeting with the Building Inspector and All Subcontractors That Will be Installing Firestopping Materials. Each Subcontractor Will Provide a List of Firestop Materials and Assemblies to be Used; the Type of Penetrations Where Each Material and Assembly Will be Used; and the Listing and Approved Information (i.e. UL, ICC, or Approved Report / Listing Numbers). This Information Must be Submitted to, and Approved by, the Building Inspector Prior to Any Installation.
3. Where Draft Stopping is Required Across the Studs, the Draft Stopping Shall Be Mineral Wool or Fiberglass Batt Insulation Stapled to the Studs. No Material, like Gypsum Board, will be Accepted.
4. See Specifications Manual for Referenced Test Assemblies.
5. All Insulation Materials Shall have Identification Marks and those Marks to Be Readily Observable During Inspection.
6. The Completed Building Shall be Tested and the Air Leakage Rate of the Building Envelope Shall Not Exceed 0.40 cfm/ft2 at Pressure Differential of 0.3 Inches Water Gauge at the Upper 95% Confidence Interval in Accordance with ASTM E 779 or Equivalent.
7. Project Closet Out Documentation is Required Including Applicable WSEC Envelope Compliance Forms and Calculations, and Fenestration NFRC Rating Certificates.



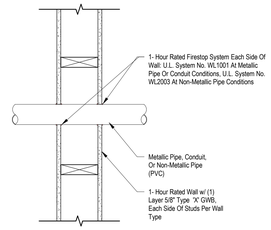
12 2 HR Wood Column Within 2 HR Exterior Wall - Plan
1 1/2" = 1'-0"



9 1HR Rated Fire Partition to 1HR Rated Floor
1 1/2" = 1'-0"



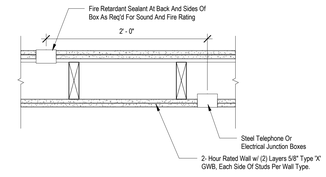
6 2 HR Rated Wall to 1 HR Rated Floor
1 1/2" = 1'-0"



Note: Caulking And Related Materials Specified In U.L. Systems Must Be Approved Materials To Meet The Required Fire Rating

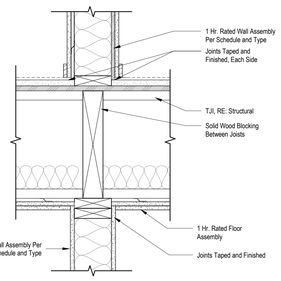
Note: Reference Construction Assemblies For Additional Information (Spacing Req'd. For Resilient Channels Or Plywood)

3 Plumbing Penetration at 1 Hour Rated
1 1/2" = 1'-0"

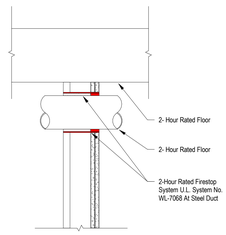


NOTE: FIRE RESISTIVE WALLS MAY HAVE OPENINGS FOR STEEL ELECTRICAL OUTLET BOXES NOT EXCEEDING 16 SQ. INCHES FOR ANY 100 SQ. FT. OF WALL AREA

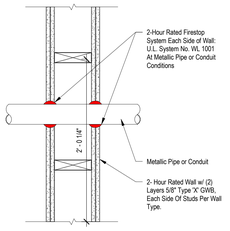
11 Junction Box at 2 Hour Rated Assembly
1 1/2" = 1'-0"



8 1 HR Rated Wall to 1HR Rated Floor
1 1/2" = 1'-0"



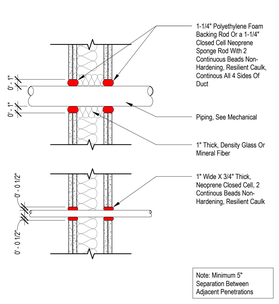
5 Penetration at 2 Hour Rated Shaft
1 1/2" = 1'-0"



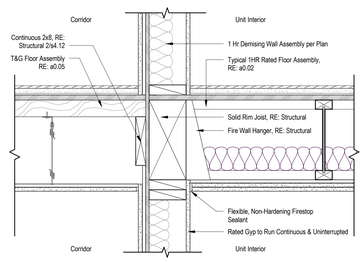
NOTE: CAULKING AND RELATED MATERIALS SPECIFIED IN U.L. SYSTEMS MUST BE APPROVED MATERIALS TO MEET THE REQUIRED FIRE RATING

NOTE: REFERENCE CONSTRUCTION ASSEMBLIES FOR ADDITIONAL INFORMATION (SPACING REQ'D. FOR RESILIENT CHANNELS OR PLYWOOD)

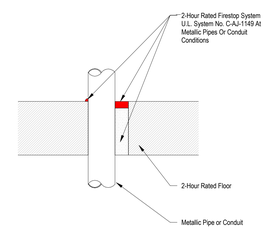
2 Penetration at 2 Hour Rated Wall
1 1/2" = 1'-0"



10 Acoustic Detail - Pipe/Conduit Wall Penetration
1 1/2" = 1'-0"



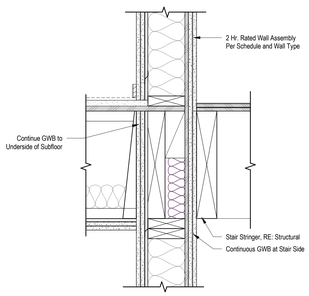
7 Corridor / Unit Seperation
1 1/2" = 1'-0"



NOTE: CAULKING AND RELATED MATERIALS SPECIFIED IN U.L. SYSTEMS MUST BE APPROVED MATERIALS TO MEET THE REQUIRED FIRE RATING

NOTE: REFERENCE CONSTRUCTION ASSEMBLIES FOR ADDITIONAL INFORMATION (SPACING REQ'D. FOR RESILIENT CHANNELS OR PLYWOOD)

4 Penetration at 2 HR Floor Assembly
1 1/2" = 1'-0"



1 2 HR Rated Wall at Stair and Elevator - Wood
1 1/2" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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W.PA Job Number 1339

Floor & Ceiling Types

a0.04

General Notes

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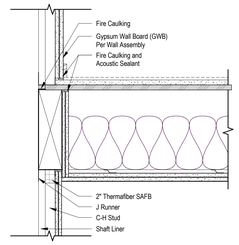
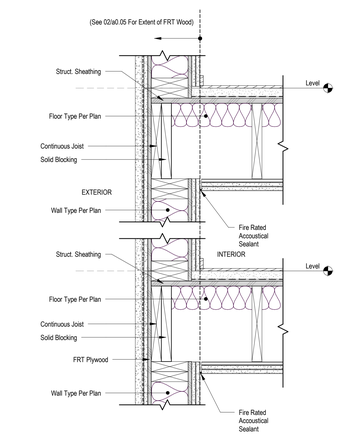
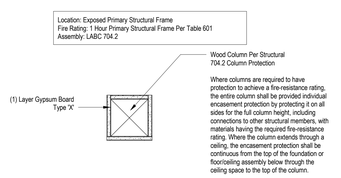


2 Shaft Wall Section Detail
1 1/2" = 1'-0"



3 1 HR Floor to 2 HR Exterior Wall
1 1/2" = 1'-0"



1 Structural Column - Load Bearing
1 1/2" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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Van Nuys, CA 91411

W.PA Job Number 1339

Fire Rating Details

a0.05

WPA - Common Door Schedule

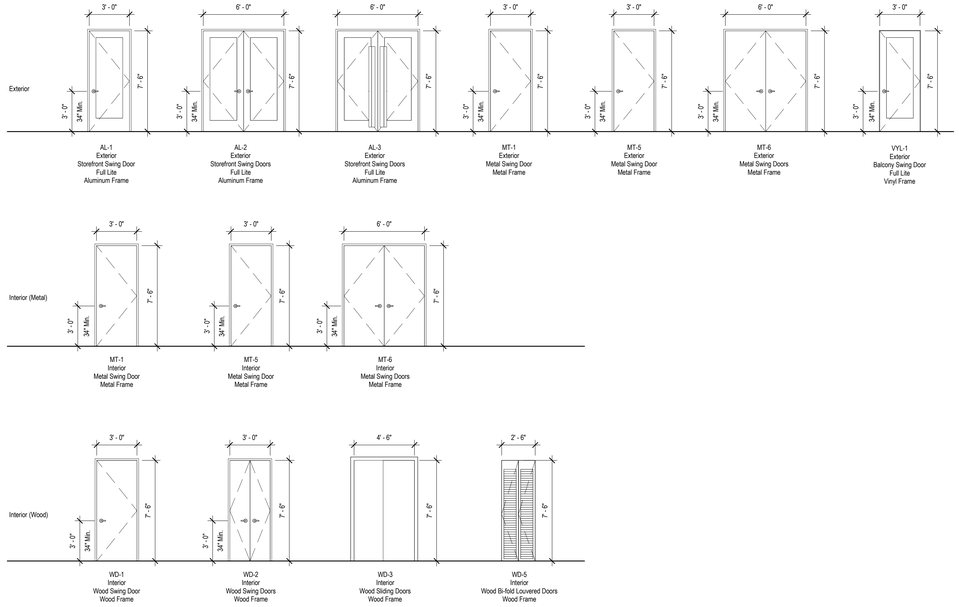
Location		Door			Door										
Door #	Room Name	Door Type	Door Material	Door Finish	Width (Clear)	Height (Clear)	Glass Type	Frame Material	Frame Finish	Fire Rating	Hardware Group	Notes	Head Detail	Jamb Detail	Sill Detail
Level P3															
P3000-a	Transformer Station	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3000-b	Transformer Station	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3000-c	Transformer Station	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3001-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD				6/a6.09	5/a6.09	6/a6.09
P3001-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD				6/a6.09	5/a6.09	6/a6.09
P3002	Elev. Control	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3003-a		MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P3003-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3003-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3004	Stair A	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P3005	MPOE	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3006		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3007	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3008	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P3009	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P3010	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD				6/a6.09	5/a6.09	6/a6.09
P3011-a	Storage	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3011-b	Storage	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3012	Mech.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3013	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P3014	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P3015	Mech.	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P3016-a	Storage	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P3018	Elev. Control	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
Level P2															
P2004-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P2004-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P2005	Parking	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P2006	Stair A	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2007	MPOE	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P2008	Parking	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P2009	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2010	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2011	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2012	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P2013-a	Storage	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P2013-b	Storage	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P2014	Mech.	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P2015	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2016	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P2017	Mech.	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P2018	Generator	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
Level P1															
P1004	Stair A	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1005	Parking	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1006-a	Parking	OVHD-1	MTL	PTD	10' - 0"	8' - 4"							3/a0.19	1/a0.19	
P1006-b	Trash Room A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
P1007-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P1007-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P1008	Parking	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
P1009	Parking	AL-2	AL	FF	6' - 0"	7' - 6"	CTG	AL	FF				16/a0.15	3/a0.15	16/a0.15
P1010	Long-Term Bike Parking A.1	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
P1012	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1013	Elec.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1014	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1015	Trash Room B	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P1016	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1017	Elec.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1018	Elec.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1019	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
P1020	Long-Term Bike Parking A.4	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1021	Mech.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1022	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1023	Elec.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1024	Elec.	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1025	Trash Room C	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P1026	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
P1027	Mechanical	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1028	Long-Term Bike Parking A.3	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P1029-a	Pool Equipment	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				13/a0.18	1/a0.17	1/a0.18
P1029-b	Pool Equipment	MT-1	MTL	PTD	2' - 0"	7' - 0"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
P1029-c	Pool Equipment	MT-1	MTL	PTD	2' - 0"	7' - 0"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
Average Grade															
1069-b		MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a5.09	6/a6.09
Average Grade															
1069-b		MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a5.09	6/a6.09
Project Grade															
1000		AL-2	AL	FF	5' - 9 1/2"	7' - 0 3/4"	CTG	AL	FF				7/a0.16	8/a0.16	9/a0.16
1025-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1039-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1053-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1070-a		AL-2	AL	FF	5' - 9 1/2"	7' - 2 1/4"	CTG	AL	FF				7/a0.16	8/a0.16	9/a0.16
1074-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1104-b		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
Level L1															
1001	Rec Room	AL-2	AL	FF	6' - 0"	7' - 6"	CTG	AL	FF				16/a0.15	3/a0.15	16/a0.15
1001		MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1002-a	Leasing Office	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD		W-13		1/a0.17	3/a0.17	1/a0.20
1002-b	Leasing Office	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.15
1004	Stair A	MT-1			3' - 0"	7' - 6"				90 min.		Provide Panic Hardware			
1005	Packages	WD-1	WD	PTD	3' - 0"	7' - 0"		WD	PTD				14/a0.18	4/a0.17	2a/0.18
1005	Restroom	WD-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD		W-13		14/a0.18	1/a0.17	2a/0.18
1006-a	Amenity	AL-1	AL	FF	3' - 0"	7' - 6"	CTG	AL	FF				16/a0.15	3/a0.15	16/a0.15
1014-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD	20 min.		Mag. Hold Open	6/a6.09	5/a5.09	6/a6.09
1014-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a5.09	6/a6.09
1016	Trash Room A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1017	Gym A.1	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1018	Gym A.2	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1019-a	Gym A.3	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1019-b	Gym A.3	AL-1	AL	FF	3' - 4"	7' - 6"	CTG	AL	FF				9/a0.16	8/a0.16	7/a0.16
1025-a	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
1039-a	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
1052	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	20 min.			1/a0.17	3/a0.17	1/a0.20
1053-a	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
1055	Tel/ Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1068	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1069-a	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
1070-b	Tel/Data	AL-2	AL	FF	6' - 0"	7' - 6"	CTG	AL	FF				16/a0.15	3/a0.15	16/a0.15
1074-a	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	1/a0.17	3/a0.17	1/a0.15
1088	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1102	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1103	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1104-a	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	1/a0.17	3/a0.17	1/a0.15
1105-a	Amenity	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1105-b	Amenity	AL-1	AL	FF	3' - 3 1/2"	7' - 1"	CTG	AL	FF				9/a0.16	8/a0.16	7/a0.16
1108-b	Lounge	AL-1	AL	FF	3' - 3 1/2"	7' - 1"	CTG	AL	FF				9/a0.16	8/a0.16	7/a0.16
1108-a	Lounge	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
1108-b	Lounge	AL-1	AL	FF	3' - 1 1/2"	7' - 1"	CTG	AL	FF				9/a0.16	8/a0.16	7/a0.16
1109	Restroom	WD-1	WD	PTD	3' - 0"	7' - 0"		WD	PTD				14/a0.18	4/a0.17	2a/0.18
1110	Restroom	WD-1	WD	PTD	3' - 0"	7' - 0"		WD	PTD				14/a0.18	4/a0.17	2a/0.18
1111	Lounge	WD-1	WD	PTD	3' - 0"	7' - 0"		WD	PTD				14/a0.18	4/a0.17	2a/0.18
1115	Tel/Data	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD			L1 Parking Variation	1/a0.17	3/a0.17	1/a0.15
1116	Tel/Data	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
Level L2															
2004	Corridor 1	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
2008-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a5.09	6/a5.09
2008-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a5.09	6/a5.09
2011	Trash Room	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2019	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
2022	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	20 min.			1/a0.17	3/a0.17	1/a0.20
2033	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
2046	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2048	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15

WPA - Common Door Schedule

Location		Door			Door										
Door #	Room Name	Door Type	Door Material	Door Finish	Width (Clear)	Height (Clear)	Glass Type	Frame Material	Frame Finish	Fire Rating	Hardware Group	Notes	Head Detail	Jamb Detail	Sill Detail
2049	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2062	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2063	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
2068	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				7/a0.15	3/a0.15	7/a0.15
2083	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2096	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2097	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
2099	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
2102-a	Corridor 1	WD-2	WD	PTD	2' - 10"	7' - 6"		WD	PTD				2/a0.18	14/a0.18	4/a0.17
2102-b	Corridor 1	WD-2	WD	PTD	2' - 10"	7' - 6"		WD	PTD				2/a0.18	14/a0.18	4/a0.17
2102-c	Corridor 1	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
2103-a	Corridor 2	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
2104	Corridor 3	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
2106	Corridor 4	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
2107	Corridor 6	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
Level L3															
3004	Stair A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	20 min.			1/a0.17	3/a0.17	1/a0.20
3008-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
3008-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
3010	Trash Room A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3019	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
3021	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3033	Stair C	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
3046	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3047	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
3048	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3062	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3063	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
3066	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
3096	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3097	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
3098	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
3102-a	Corridor 1	WD-2	WD	PTD	2' - 10"	7' - 6"		WD	PTD				2/a0.18	14/a0.18	4/a0.17
3102-b	Corridor 1	WD-2	WD	PTD	2' - 10"	7' - 6"		WD	PTD				2/a0.18	14/a0.18	4/a0.17
3102-c	Corridor 1	MT-7	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				4/a.018	1/a0.17	1/a0.18
3103	Corridor 2	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
3104	Corridor 3	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
3106	Corridor 4	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
3107	Corridor 6	MT-6	MTL	PTD	6' - 0"	7' - 6"		MTL	PTD				6/a0.17	1/a0.17	1/a0.18
Level L4															
4004	Stair A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4009-a	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
4009-b	Elevator A	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
4010	Trash Room A	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4020	Stair B	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
4024	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4031	Stair F	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
4032	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4033	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4063	Stair E	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
4066	Elevator B	MT-5	MTL	PTD	3' - 6"	7' - 0"		MTL	PTD			Mag. Hold Open	6/a6.09	5/a6.09	6/a6.09
4067	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4080	Tel/Data	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4081	Stair D	MT-1	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD	90 min.		Provide Panic Hardware	7/a0.15	3/a0.15	7/a0.15
4082	Trash	MT-5	MTL	PTD	3' - 0"	7' - 6"		MTL	PTD				1/a0.17	3/a0.17	1/a0.20
4095	Stair

WPA - Door Schedule (Unit)

Type Mark	Type	Door			Door										
		Door Type	Door Material	Door Finish	Width (Clear)	Height (Clear)	Glass Type	Frame Material	Frame Finish	Fire Rating	Hardware Group	Notes	Head Detail	Jamb Detail	Sill Detail
U-01	Unit Entry Door (3-0 x 7-6)	WD-1	WD	PTD	3' - 0"	7' - 6"		WD	PTD	20 Min.			2/a0.16	4/a0.16	
U-02	Unit Bedroom (3-0 x 7-6)	WD-1	WD	PTD	3' - 0"	7' - 6"		WD	PTD				2/a0.16	4/a0.16	
U-03	Unit Bathroom (3-0 x 7-6)	WD-1	WD	PTD	3' - 0"	7' - 6"		WD	PTD				2/a0.16	4/a0.16	
U-04	Unit Closet Doors (3-6 x 7-6)	WD-2	WD	PTD	3' - 6"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-05	Unit Closet Door (2-6 x 7-6)	WD-1	WD	PTD	2' - 6"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-06	Unit Bifold (2-6 x 7-6)	WD-5	WD	PTD	2' - 6"	7' - 6"		WD	PTD				8/a0.17	9/a0.17	
U-07	Unit Bifold (3-0 x 7-0)	WD-5	WD	PTD	3' - 0"	7' - 6"		WD	PTD				8/a0.17	9/a0.17	
U-08	Unit Closet Doors (1-2 x 7-6)	WD-2	WD	PTD	2' - 4"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-09	Unit Closet Doors (1-6 x 7-6)	WD-2	WD	PTD	3' - 0"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-10	Unit Closet Doors (2-10 x 7-6)	WD-2	WD	PTD	2' - 10"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-11	Unit Closet Doors (2-2 x 7-6)	WD-2	WD	PTD	4' - 4"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-12	Unit Sliding Closet Doors (4-6 x 7-6)	WD-3	WD	PTD	4' - 6"	7' - 6"		WD	PTD				7/a0.17	10/a0.17	
U-13	Unit Sliding Closet Doors (6-0 x 7-6)	WD-3	WD	PTD	6' - 0"	7' - 6"		WD	PTD				7/a0.17	10/a0.17	
U-14	Unit Closet Door (1-4 x 7-6)	WD-1	WD	PTD	1' - 4"	7' - 6"		WD	PTD				2/a0.17	4/a0.17	
U-33	Unit Projecting Balcony, In (3-0 x 7-6)	VYL-1	VYL	FF	3' - 0"	7' - 6"		VYL	FF				9/a0.15	8/a0.15	6/a0.15
U-34	Unit Projecting Balcony, Out (3-0 x 7-6)	VYL-1	VYL	FF	3' - 0"	7' - 6"		VYL	FF				9/a0.15	8/a0.15	



Door Types

General Notes

1. All Rated Doors Must Recieve Automatic Closing Devices: LCN4111.
2. Closer: Closer Pressure Set to 5lbf.
3. All Latchsets and Locksets to be ADA Compliant Lever Handles.
4. All Stairwell Doors Must Have a Minimum Rating of 90 Minutes.
5. Signage Installed at Door Which States Stair Continues to Roof. And/Or Rooms Containing Fire Protection Equipment (Fire Sprinkler Risers and Valves or Other Fire Detection, Suppression or Control Elements) Shall be Identified with Signage at Doors. See Signage Details for More Information.
6. RE a0.01 & a0.02 Wall Types.
7. RE Spec for Additional Entrance Door and Glazing Info.
8. All Egress Doors to Remain Unlocked From Egress Side and Allow Egress at All Times.
9. Door handles, pulls, latches, locks, and other operating devices shall be installed 34" min. and 48" max above the finished floor. (CBC 1010.1.7)
10. Doors shall be readily openable from the egress side without the use of a key or special knowledge or effort. (CBC 1010.1.9.12)
11. See Window Details for Aluminum Storefront Systems.
12. Restroom Doors to Have Automatic Closers Unless Noted Otherwise.

Material Key

CG	Clear Plate Glass
CTG	Clear Tempered Glass
CTIG	Clear Tempered Insulated Glazing Unit
FP	Fixed Panel
SF	Thermally Broken Aluminum Storefront Assembly
FG	Fiberglass

Key

X	Operable Slide Panel
O	Fixed Panel

XX — Window Tag

XX — STC Rating (When Exceeding 30), Refer to Elevations

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Van Nuys, CA 91411

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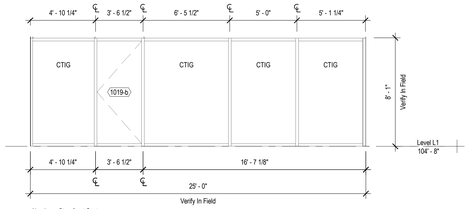
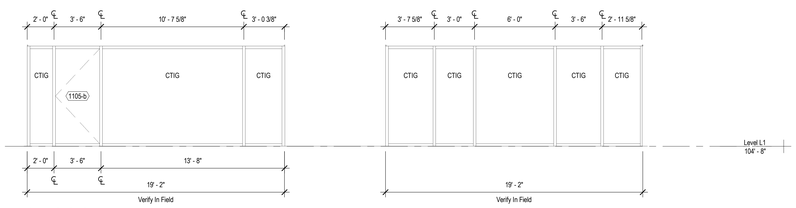
Unit Door Schedule
& Door Types

a0.11



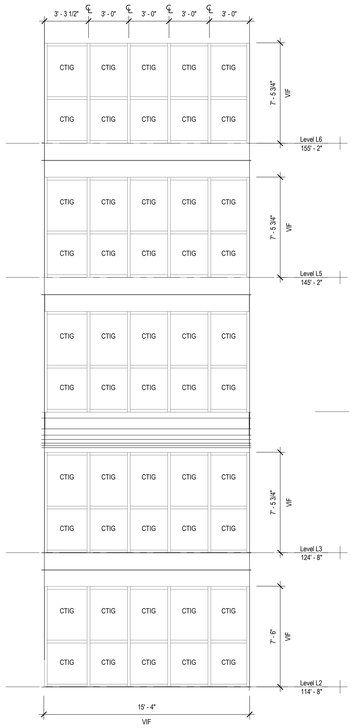
Aluminum Storefront System
Basis of Design:
Color:
U-Factor:
SHGC:
VT:
NFRC:
STC:

6 Storefront - Gym
1/4" = 1'-0"



Aluminum Storefront System
Basis of Design:
Color:
U-Factor:
SHGC:
VT:
NFRC:
STC:

3 Storefront - Amenity 3
1/4" = 1'-0"

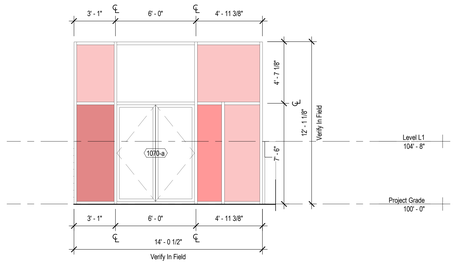


9 Storefront - Canyon
1/4" = 1'-0"

General Notes
12" = 1'-0"

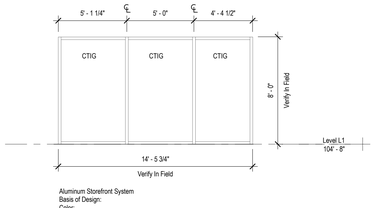
1. G.C. To Verify Window Heights In Field
2. Deflection Heads At All Glazed Openings
3. Typial Window Systems Re: Spec
4. Refer to Elevations for Storefront Configurations
5. Refer to Specification for Additional and Related Information.

Material Key	
CG	Clear Plate Glass
CTG	Clear Tempered Glass
CTIG	Clear Tempered Insulated Glazing Unit
FP	Fixed Panel
SF	Thermally Broken Aluminum Storefront Assembly
FG	Fiberglass
Key	
X	Operable Slide Panel
O	Fixed Panel
XX	Window Tag
XX	STC Rating (When Exceeding 30), Refer to Elevations



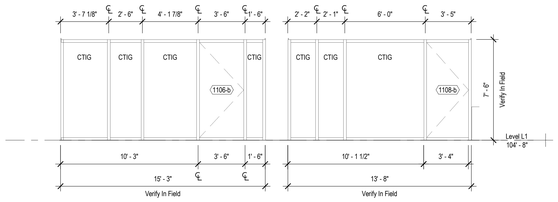
Aluminum Storefront System
Basis of Design:
Color:
U-Factor: 0.41
SHGC: 0.26
VT:
NFRC: Rated
STC: Min.

4 Storefront - Columbus Lobby
1/4" = 1'-0"



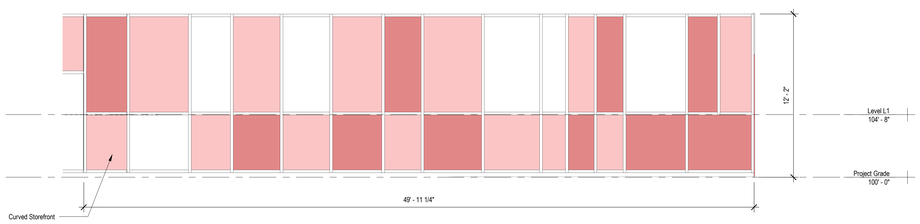
Aluminum Storefront System
Basis of Design:
Color:
U-Factor: 0.41
SHGC:
VT:
NFRC: Rated
STC: Min.

2 Storefront - Amenity 2
1/4" = 1'-0"

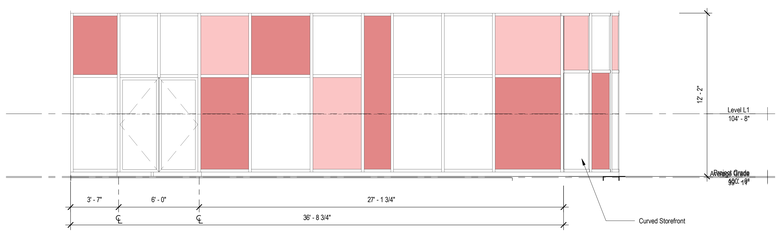


Aluminum Storefront System
Basis of Design:
Color:
U-Factor: 0.41
SHGC: 0.26
VT:
NFRC: Rated
STC: Min.

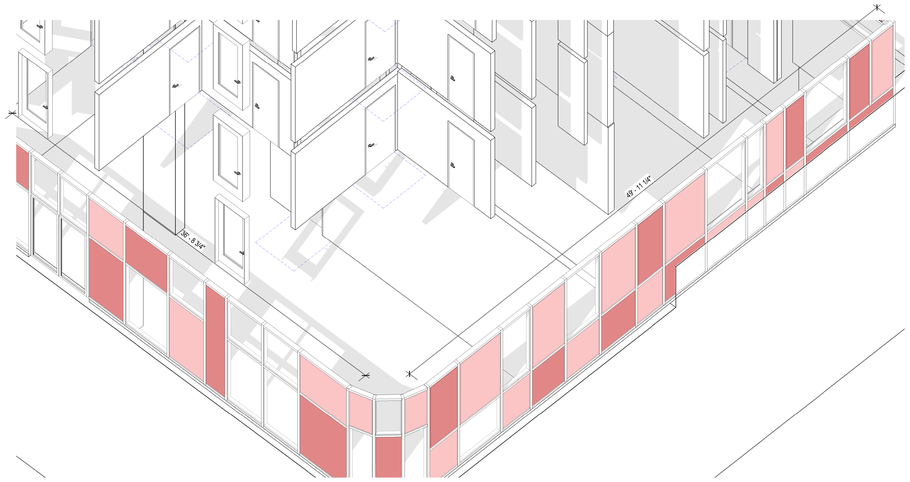
1 Storefront - Amenity
1/4" = 1'-0"



5 Storefront - Fire Road
1/4" = 1'-0"



7 Storefront - Sepulveda Entry
1/4" = 1'-0"



8 Storefront - Sepulveda 3D Curve

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7	75% Design Development	06.03.2022			

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Van Nuys, CA 91411

W.PA Job Number 1339

Glazing Types

a0.13

General Notes

1. Refer to spec
2. Refer to Elevations for Storefront Configurations.

Material Key	
CG	Clear Plate Glass
CTG	Clear Tempered Glass
CTIG	Clear Tempered Insulated Glazing Unit
FP	Fixed Panel
SF	Thermally Broken Aluminum Storefront Assembly
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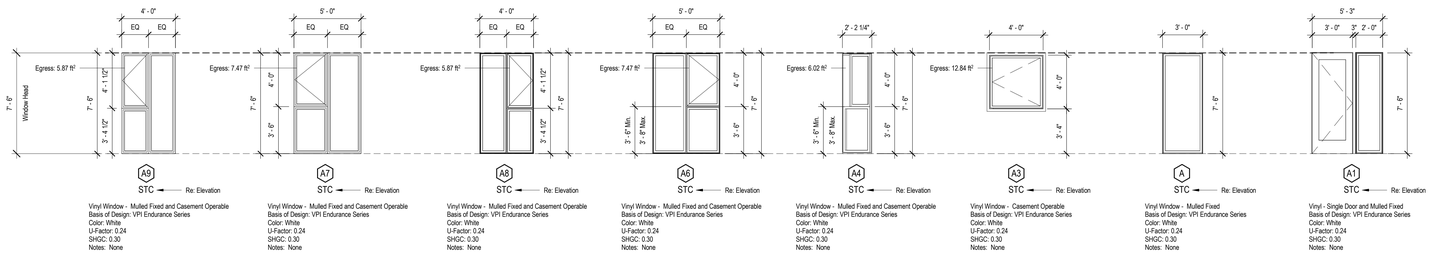
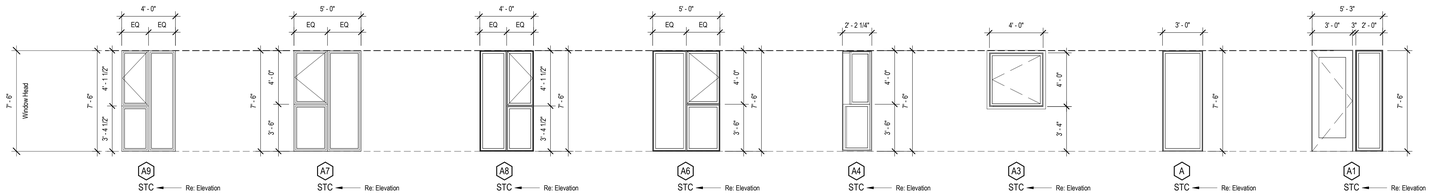
Key	
X	Operable Slide Panel
O	Fixed Panel
XX —	Window Tag
XX —	STC Rating (When Exceeding 30), Refer to Elevations

Construction Type III Construction



Window Elevations Type I
1/4" = 1'-0"

Type I Construction



Window Elevations Type III
1/4" = 1'-0"

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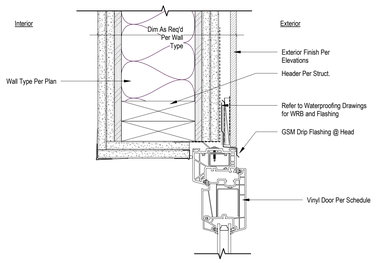
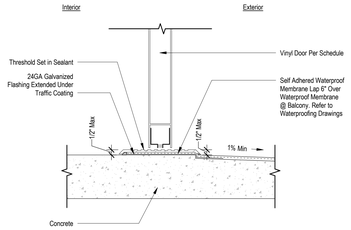
Window Types

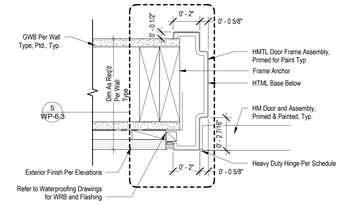
a0.14



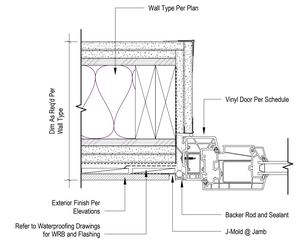
9 Typical Exterior Balcony Door Head Detail
3" = 1'-0"



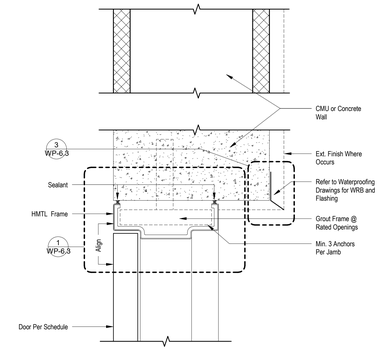
6 Typical Exterior Balcony Door Sill Detail @ Concrete Floor
3" = 1'-0"



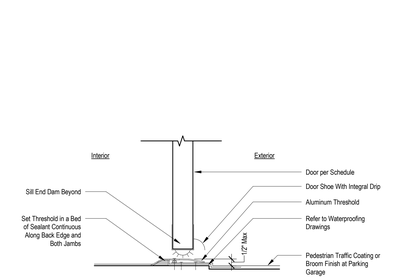
3 Typical Exterior Door Jamb Detail
3" = 1'-0"



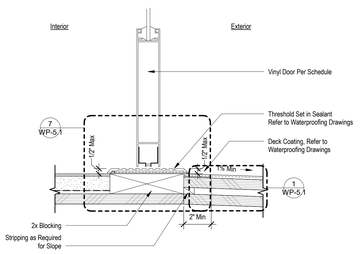
8 Typical Exterior Balcony Door Jamb Detail
3" = 1'-0"



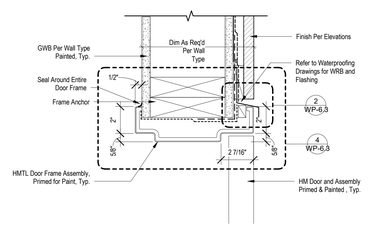
5 Typical Exterior Hollow Metal Head/Jamb Detail in Concrete Wall
3" = 1'-0"



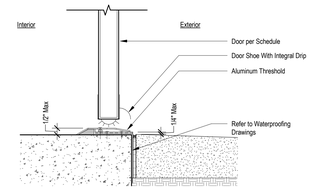
2 Typical Exterior Door Sill Detail
3" = 1'-0"



7 Typical Exterior Balcony Door Sill Detail @ Wood Floor
3" = 1'-0"



4 Typical Exterior Door Head Detail
3" = 1'-0"



1 Typical Exterior Hollow Metal Sill Detail @ Slab on Grade
3" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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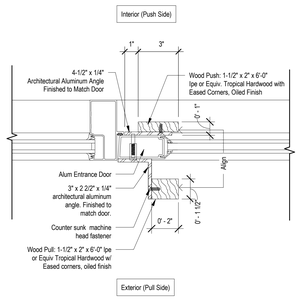
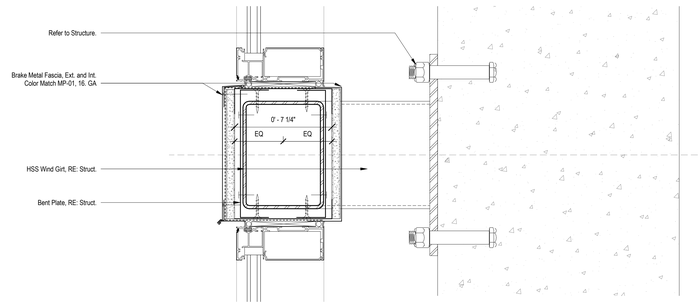
Typical Exterior Door Details

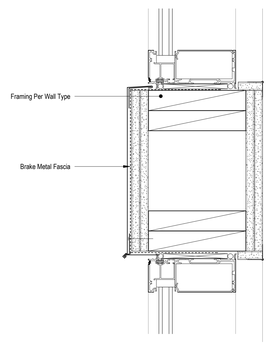
a0.15



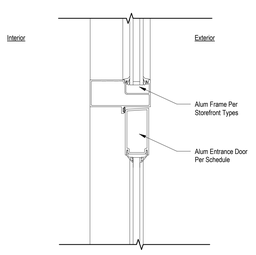
8 Custom Storefront Hardware
3" = 1'-0"



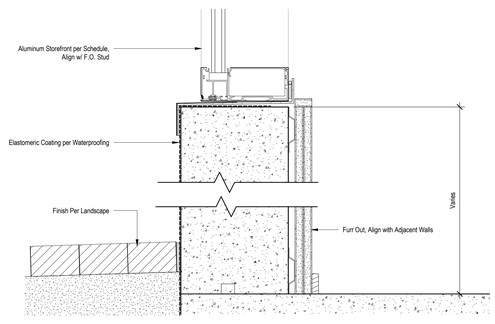
3 Section Detail - Storefront Head/Sill at Wind Girt
3" = 1'-0"



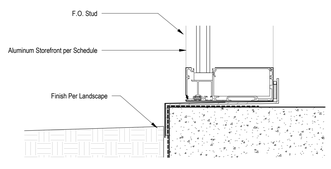
10 Storefront Head/Sill
3" = 1'-0"



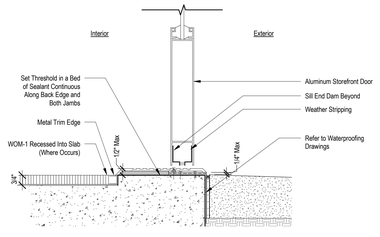
7 Exterior Storefront Head @ Transom (Jamb Sim)
3" = 1'-0"



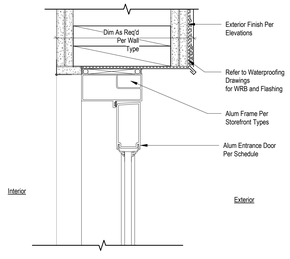
5 Section Detail - Storefront Sill Setback at Concrete Curb
3" = 1'-0"



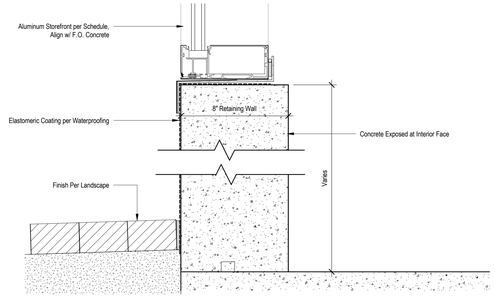
2 Section Detail - Storefront Sill Setback
3" = 1'-0"



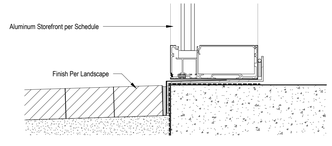
9 Typical Storefront Door Sill @ Slab on Grade with Slab Depression
3" = 1'-0"



6 Exterior Storefront Head @ Wall (Jamb Sim)
3" = 1'-0"



4 Section Detail - Storefront Sill on Concrete Curb
3" = 1'-0"



1 Section Detail - Storefront Sill
3" = 1'-0"

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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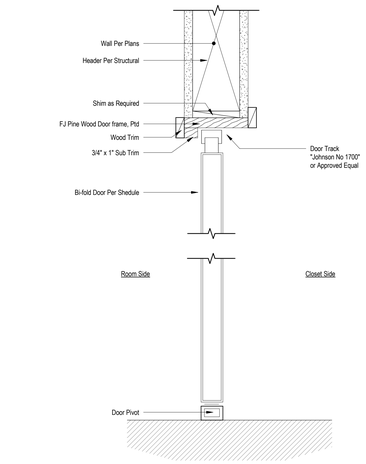
Van Nuys, CA 91411

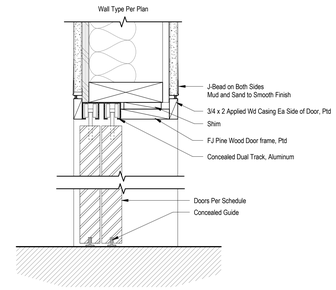
W.PA Job Number 1339

Typical Exterior Door Details - Storefront

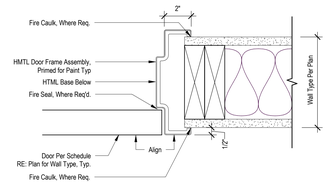
a0.16



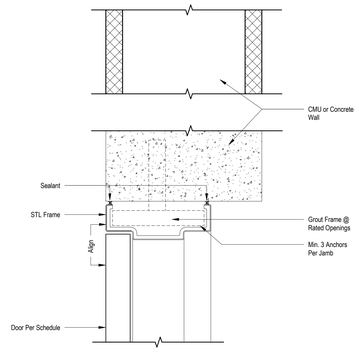
8 Typical Bi-Fold Door Head/Threshold
3" = 1'-0"



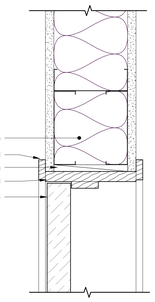
7 Typical Bypass Door Head
3" = 1'-0"



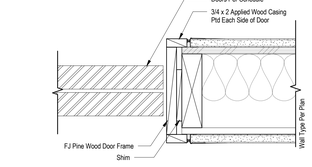
3 Typical Metal Door Frame Jamb
3" = 1'-0"



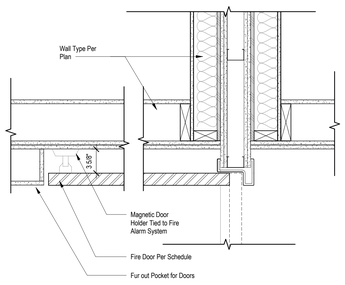
5 Typical Metal Door Frame Head @ CMU or Concrete Wall
3" = 1'-0"

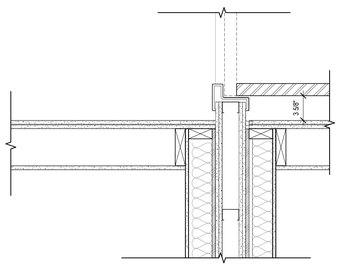


2 Typical Wood Door Frame Head
3" = 1'-0"

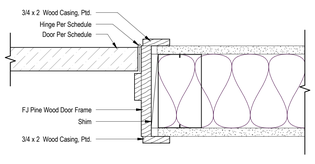


10 Typical Bypass Door Jamb
3" = 1'-0"

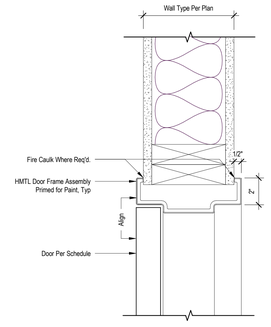




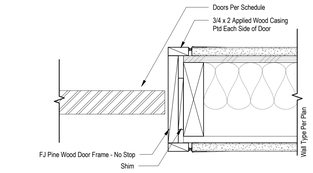
6 Double Egress Fire Door
1 1/2" = 1'-0"



4 Typical Wood Door Frame Jamb
3" = 1'-0"



1 Typical Metal Door Frame Head
3" = 1'-0"



9 Typical Bi-Fold Door Jamb
3" = 1'-0"

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7	75% Design Development	06.03.2022			

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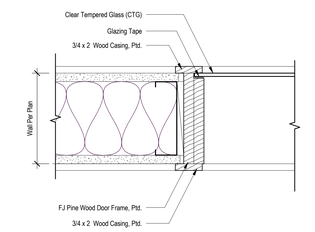
Van Nuys, CA 91411

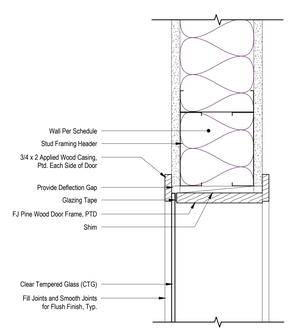
W.PA Job Number 1339

Typical Interior
Door Details -
Head and Jamb

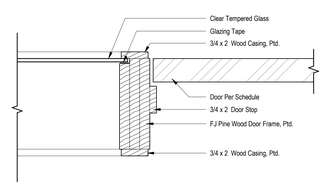
a0.17



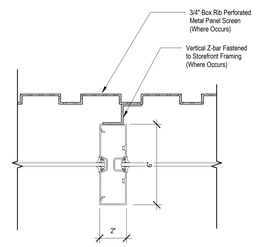
3 Wood Frame Glass Partition Jamb Detail
3" = 1'-0"



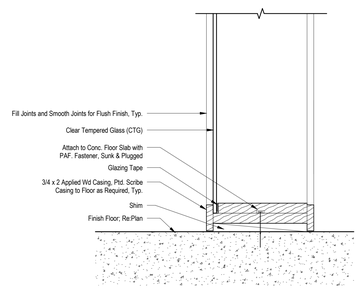
5 Wood Frame Relite Head Detail
3" = 1'-0"



2 Wood Door Jamb at Glass Partition Detail
3" = 1'-0"



4 Intermediate Vertical Detail @ Wood Stud Wall
3" = 1'-0"



1 Wood Frame Relite Sill Detail
3" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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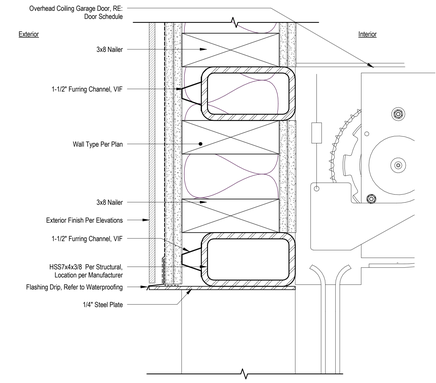
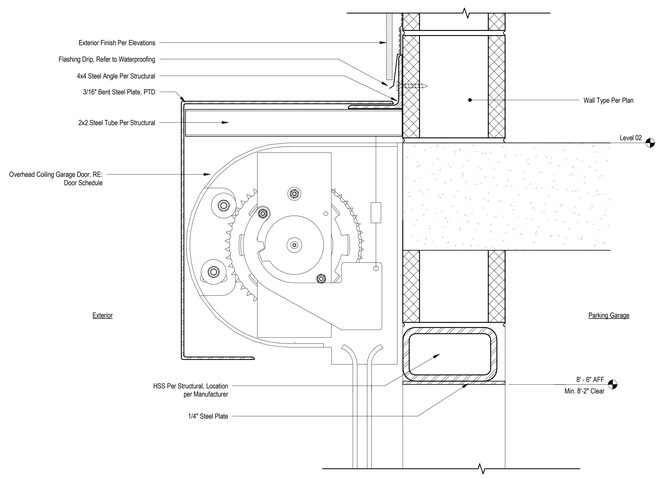
Typical Interior Door Details - Storefront

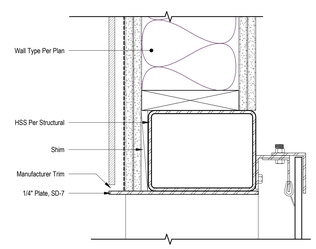
a0.18



2 Door Head @ Overhead Loading
3" = 1'-0"



3 Door Head at Overhead Ceiling Entry
3" = 1'-0"



1 Door Jamb - Overhead Loading
3" = 1'-0"

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7	75% Design Development	06.03.2022			

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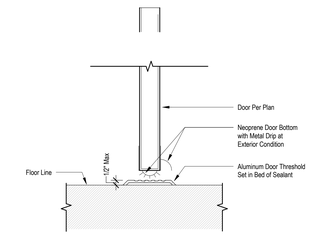
Typical Interior
Door Details -
Overhead Doors

a0.19



1 Typical Steel Door Threshold
3" = 1'-0"

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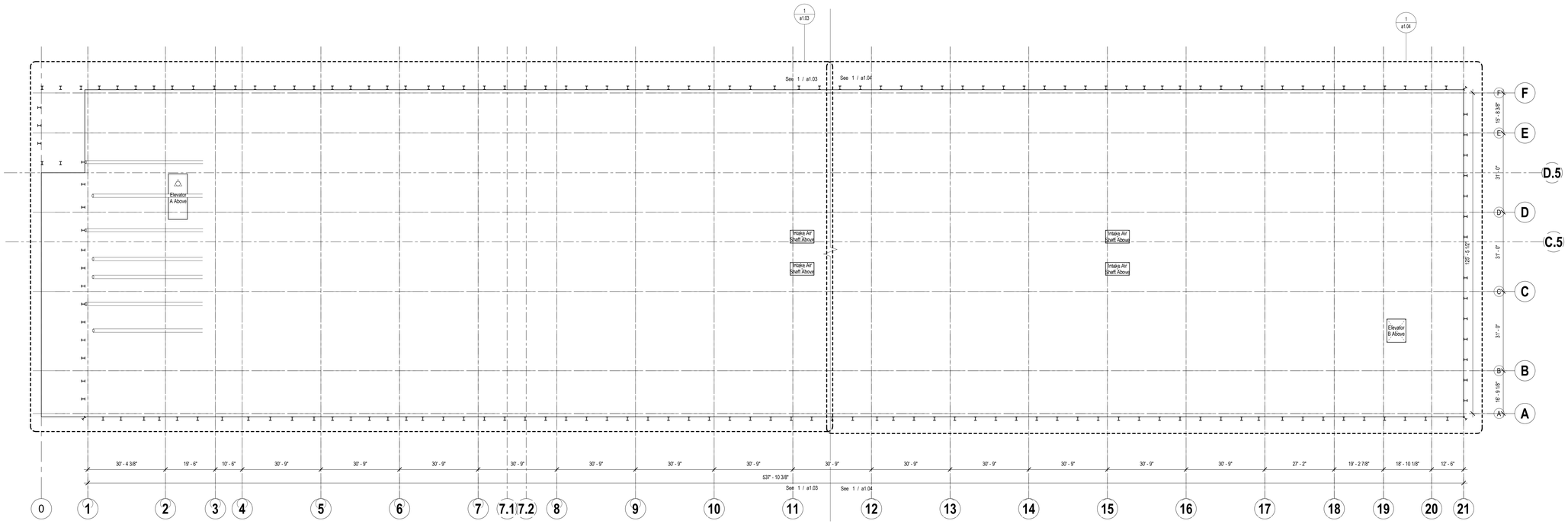
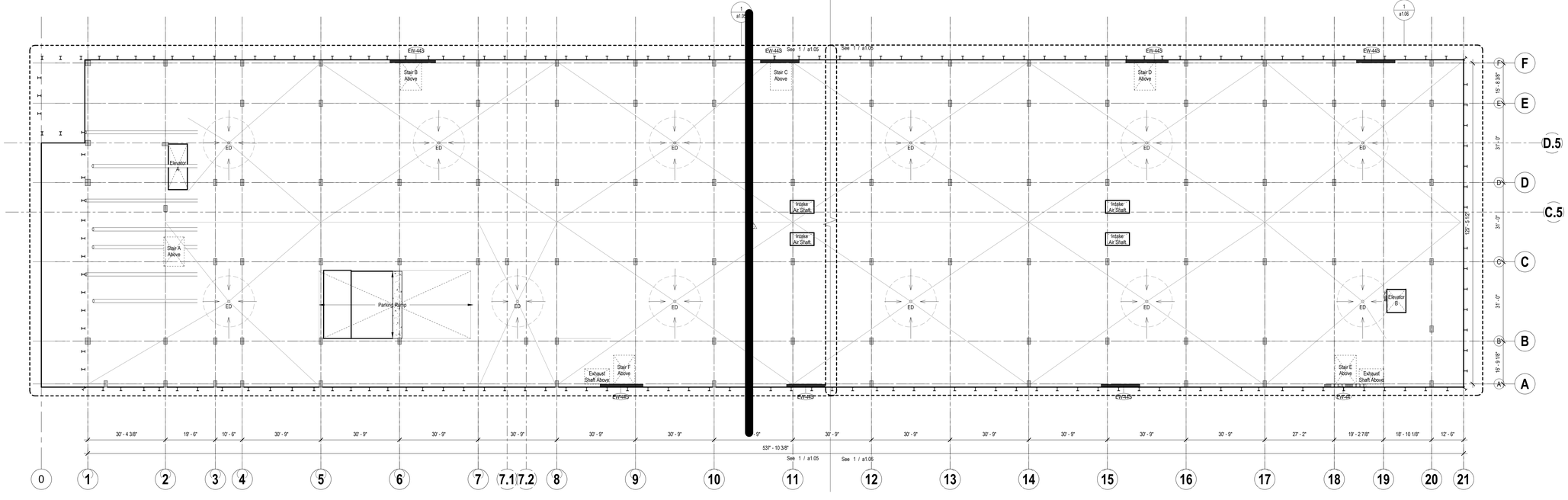
Typical Interior
Door Details - Sills

a0.20



1 Overall Slab Plan - Elevator Pit
1/16" = 1'-0"



2 Overall Slab Plan - P3
1/16" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
4. Reference Sheet g0.01 for Dimensioning Standards & Abbreviations.
5. Reference Sheet a0.01 & a0.02 for Wall Types.
6. Reference Sheet a0.03 & a0.04 for Floor & Ceiling Types.
7. Where Structural Slab will be Finished Floor in Interior Space, protect slabs during construction.
8. Reference Civil Drawings for door elevations, exterior slope information, & area drain locations. Notify Architect of any discrepancies.
9. Provide Radon Mitigation below Residential Slabs-On-Grade where required by local code.
10. Reference Structural Drawings for additional information.
11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical (Slope)
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical (Slope)
- Rigid Insulation o/ Structural Slab Sloped Drain Typical (Slope)
- Wood Framing
- Coordinate Embeds With Screen

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9	25% PDPP Submission	08.19.2022

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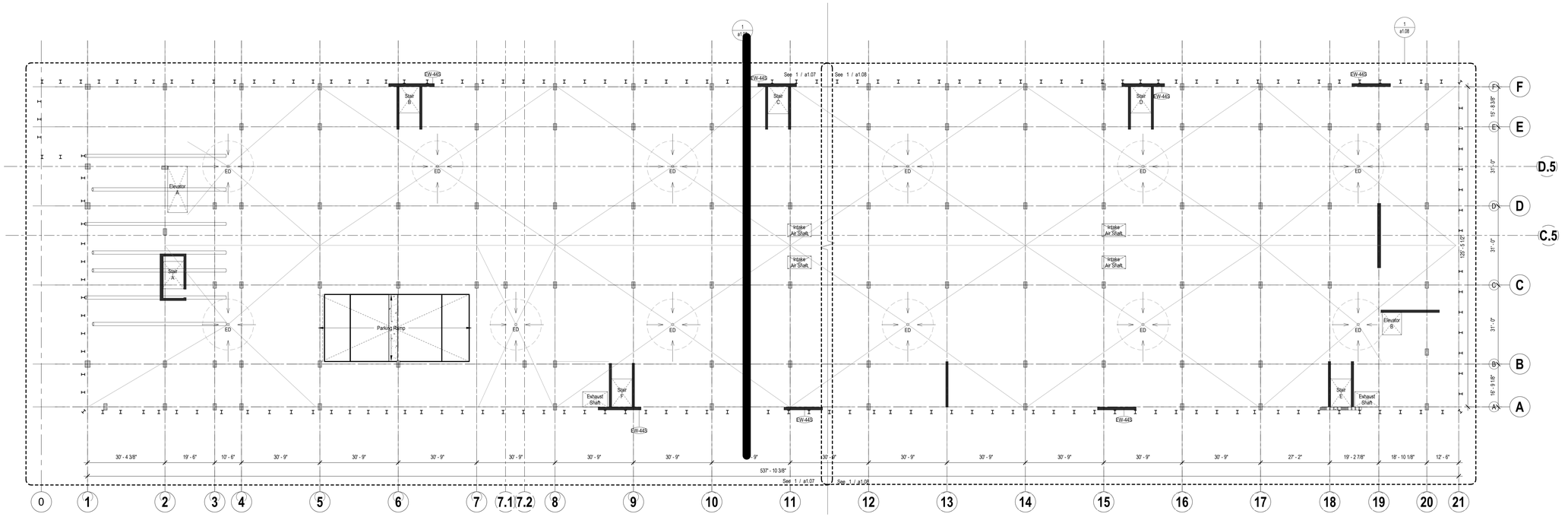
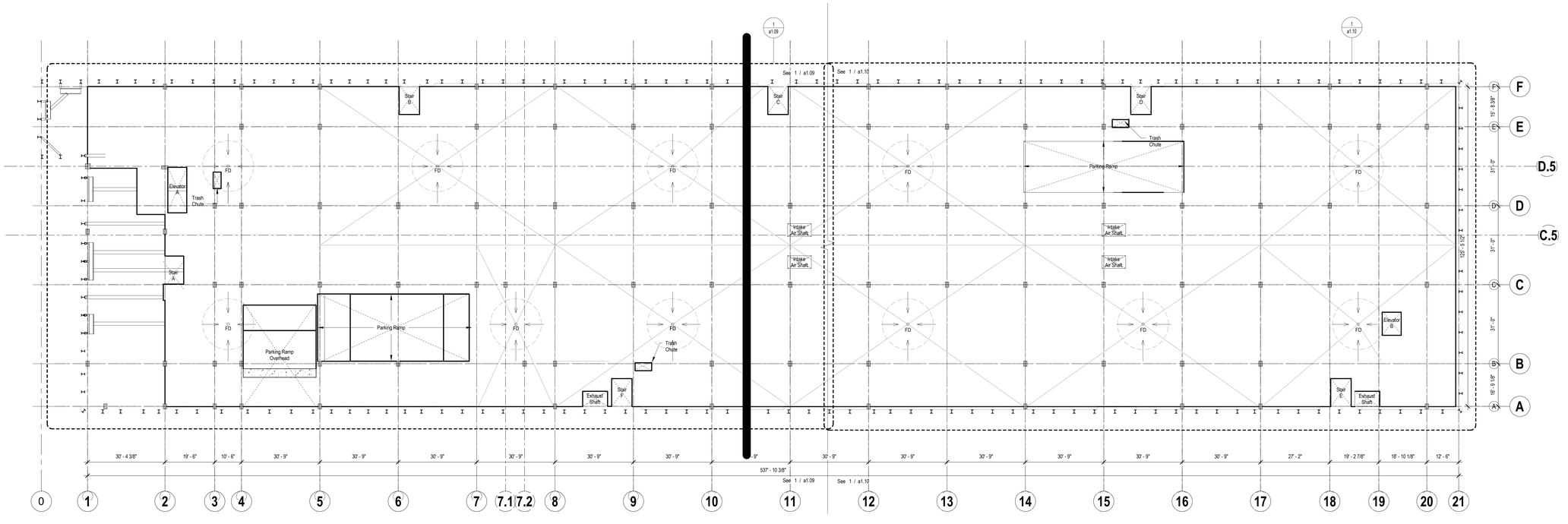
Slab Plan Overall - Parking Level P3 & Elevator Pit

a1.00



2 Overall Slab Plan - P2
1/16" = 1'-0"



1 Overall Slab Plan - P1
1/16" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
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3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
4. Reference Sheet g0.01 for Dimensioning Standards & Abbreviations.
5. Reference Sheet a0.01 & a0.02 for Wall Types.
6. Reference Sheet a0.03 & a0.04 for Floor & Ceiling Types.
7. Where Structural Slab will be Finished Floor in Interior Space, protect slabs during construction.
8. Reference Civil Drawings for door elevations, exterior slope information, & area drain locations. Notify Architect of any discrepancies.
9. Provide Radon Mitigation below Residential Slabs-On-Grade where required by local code.
10. Reference Structural Drawings for additional information.
11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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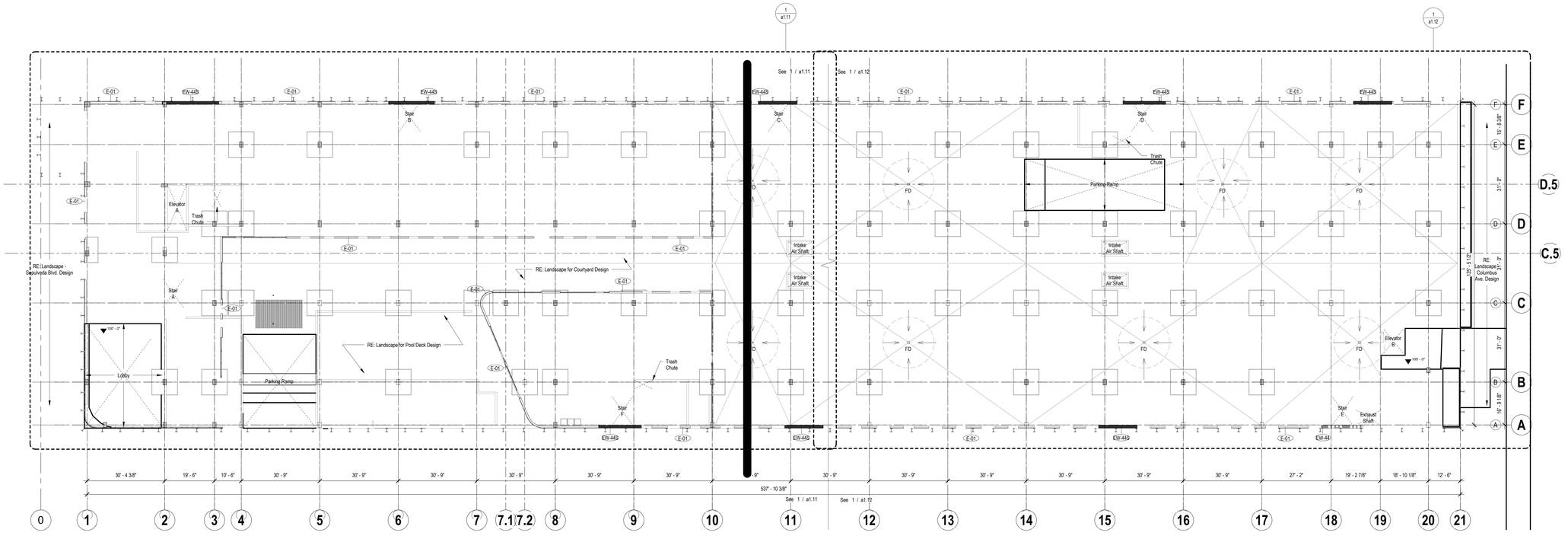
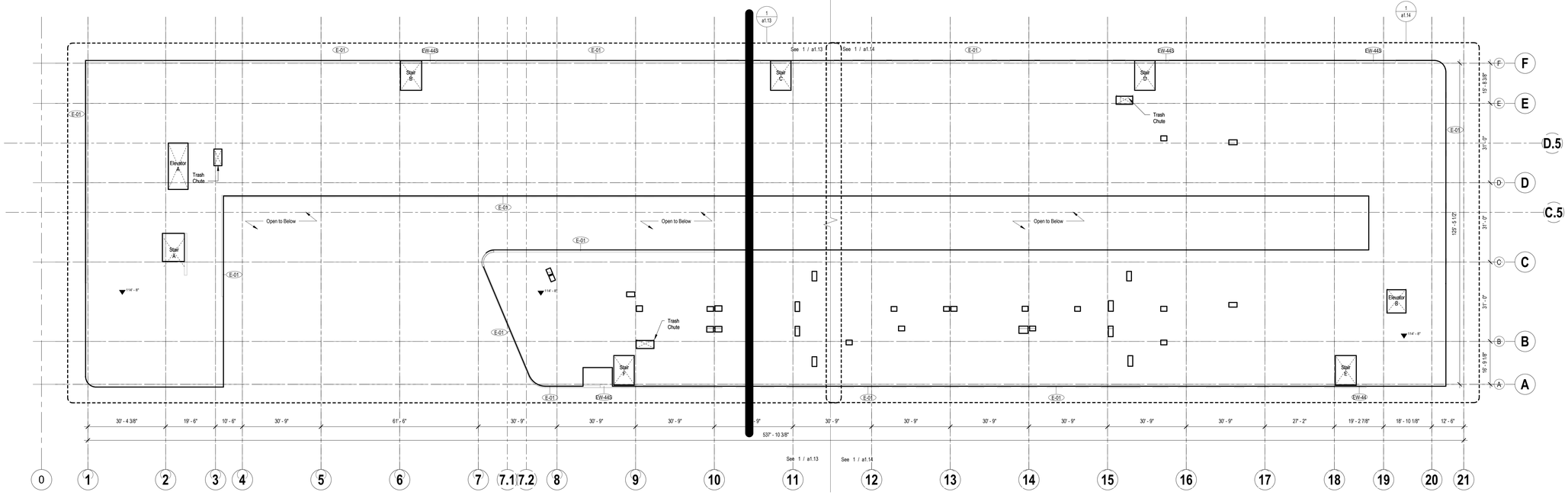
Slab Plan Overall - Parking Level P2 & P1

a1.01



2 Overall Slab Plan - L1
1/16" = 1'-0"



1 Overall Slab Plan - L2
1/16" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
4. Reference Sheet g0.01 for Dimensioning Standards & Abbreviations.
5. Reference Sheet a0.01 & a0.02 for Wall Types.
6. Reference Sheet a0.03 & a0.04 for Floor & Ceiling Types.
7. Where Structural Slab will be Finished Floor in Interior Space, protect slabs during construction.
8. Reference Civil Drawings for door elevations, exterior slope information, & area drain locations. Notify Architect of any discrepancies.
9. Provide Radon Mitigation below Residential Slabs-On-Grade where required by local code.
10. Reference Structural Drawings for additional information.
11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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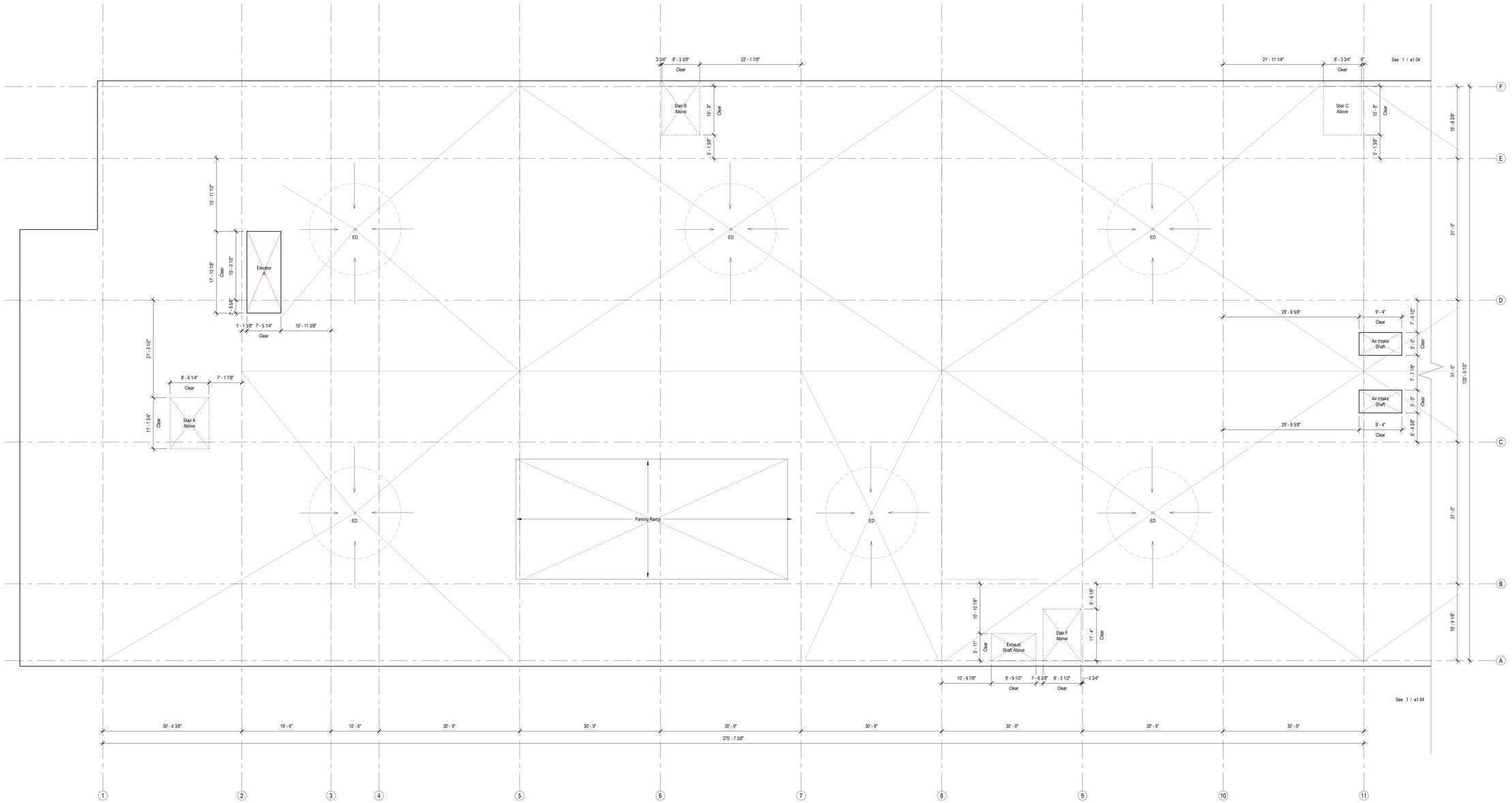
Slab Plan Overall - Level L1 & L2

a1.02



1 Enlarged Slab Plan - Elevator Pit West
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
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5. Reference Sheet a0.01 & a0.02 for Wall Types.
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11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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7	75% Design Development	06.03.2022			

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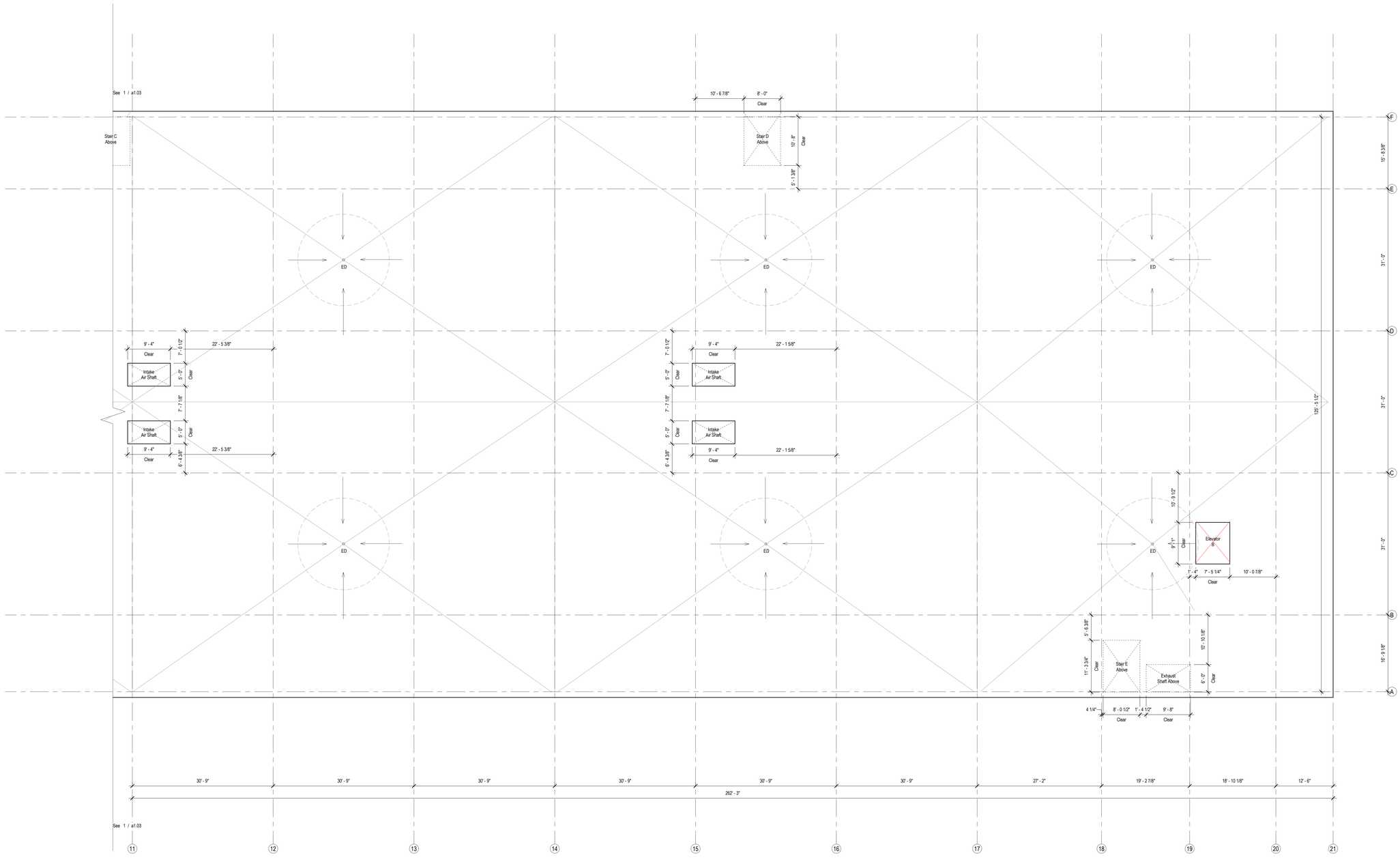
Slab Plan Enlarged
- Level P3 -
Elevator Pit West

a1.03



1 Enlarged Slab Plan - Elevator Pit East
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
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5. Reference Sheet a0.01 & a0.02 for Wall Types.
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7. Where Structural Slab will be Finished Floor in Interior Space, protect slabs during construction.
8. Reference Civil Drawings for door elevations, exterior slope information, & area drain locations. Notify Architect of any discrepancies.
9. Provide Radon Mitigation below Residential Slabs-On-Grade where required by local code.
10. Reference Structural Drawings for additional information.
11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical (Slope)
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical (Slope)
- Rigid Insulation o/ Structural Slab Sloped Drain Typical (Slope / Drain)
- Wood Framing
- Coordinate Embeds With Screen

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7	75% Design Development	06.03.2022			

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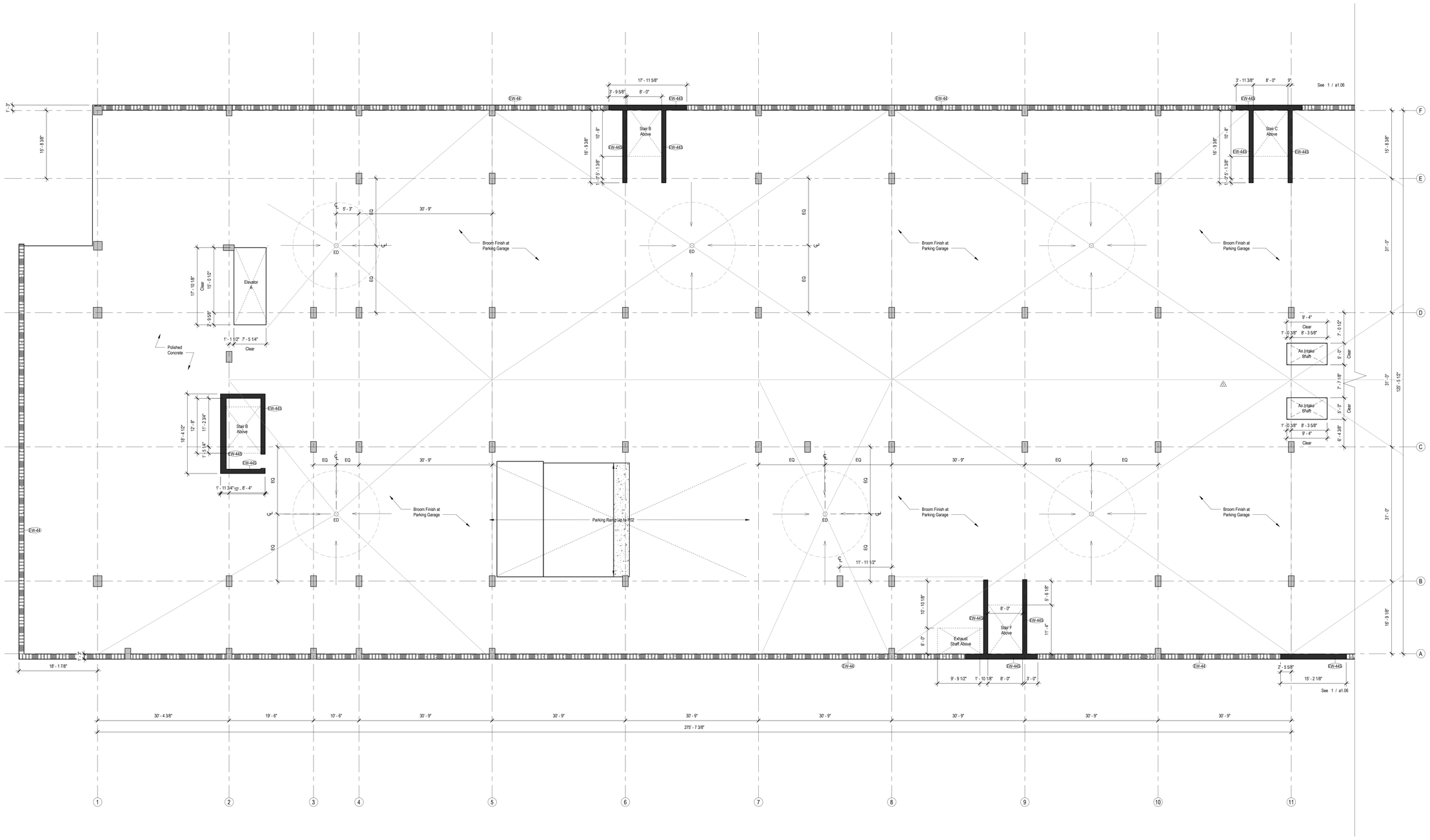
Slab Plan Enlarged
- Level P3 -
Elevator Pit East

a1.04



1 Enlarged Slab Plan - P3 West
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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11. Verify Switchyard Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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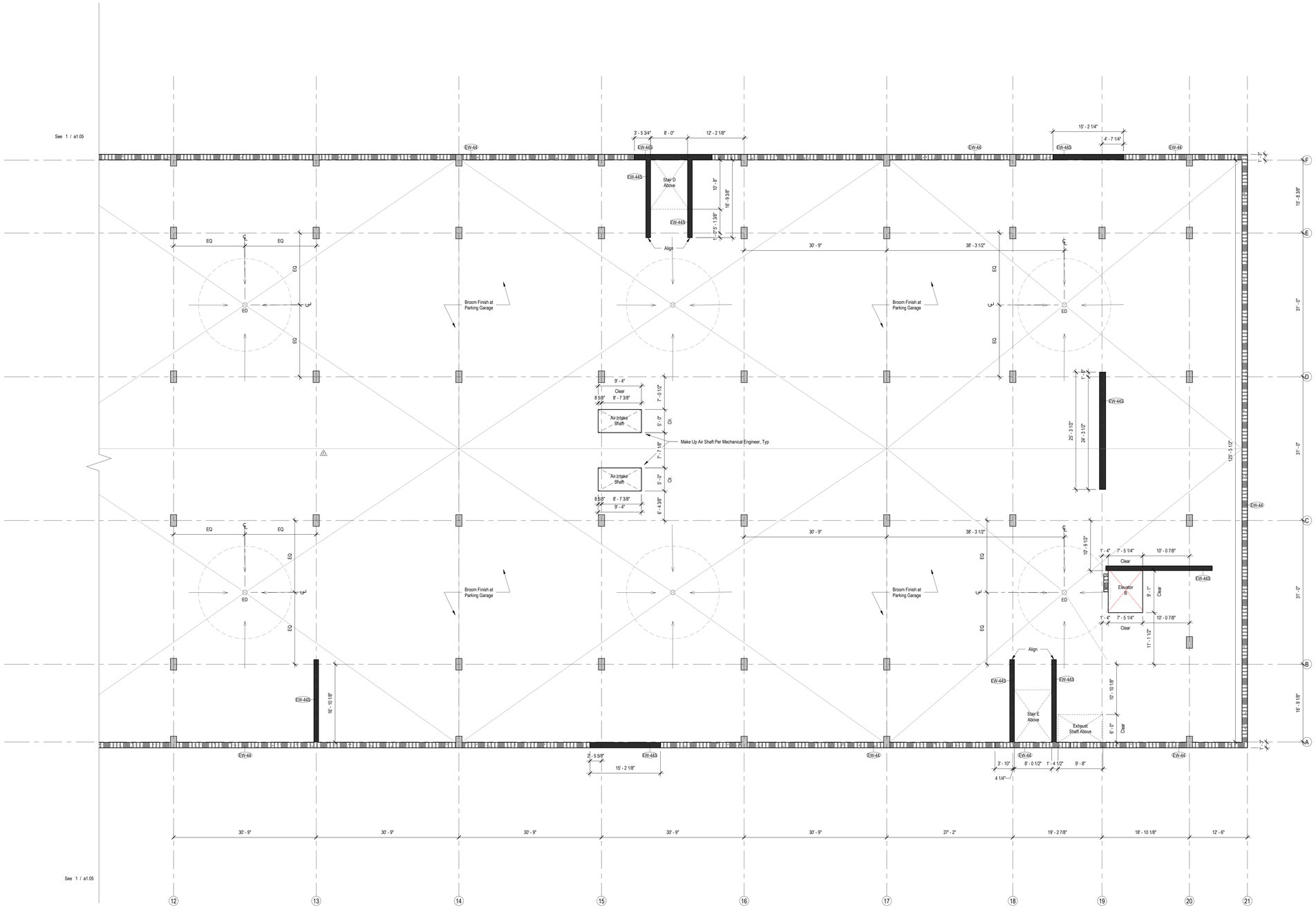
Slab Plan Enlarged - Parking Level P3 West

a1.05



1 Enlarged Slab Plan - P3 East
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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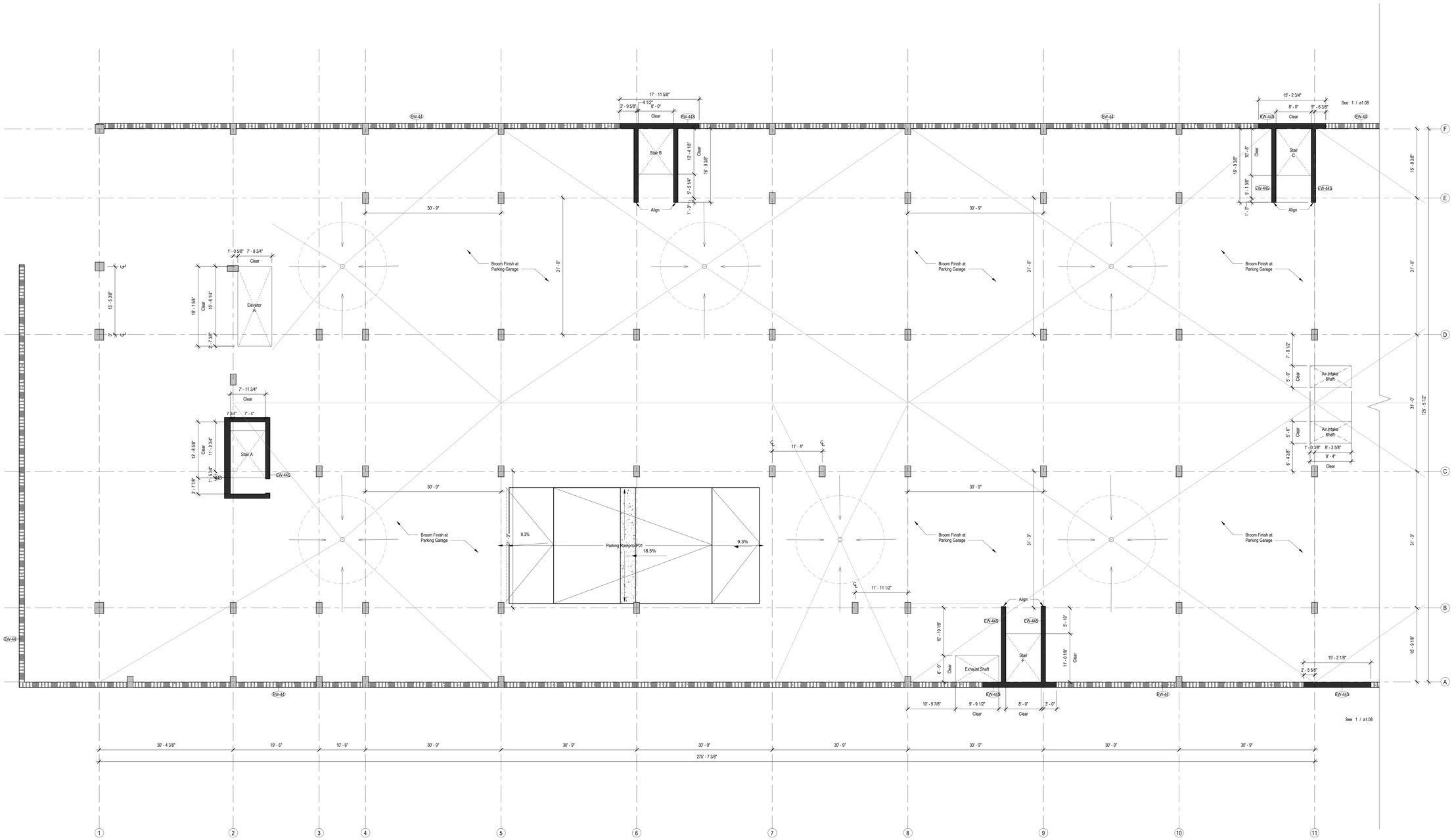
Slab Plan Enlarged - Parking Level P3 East

a1.06



1 Enlarged Slab Plan - P2 West
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
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5. Reference Sheet a0.01 & a0.02 for Wall Types.
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12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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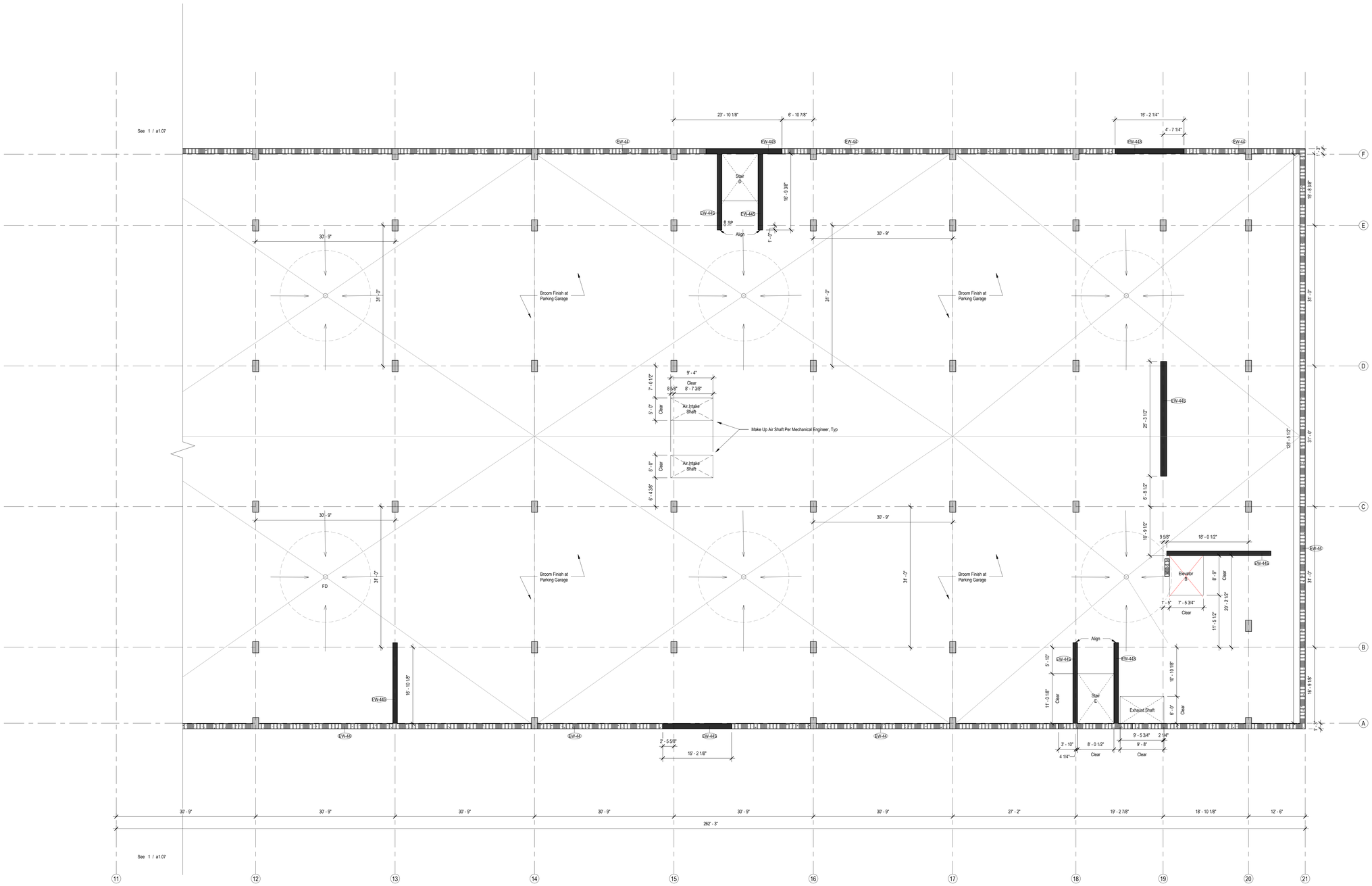
Slab Plan Enlarged - Parking Level P2 West

a1.07



1 Enlarged Slab Plan - P2 East
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contractor to notify Architect of any discrepancies.
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12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
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7	75% Design Development	06.03.2022			

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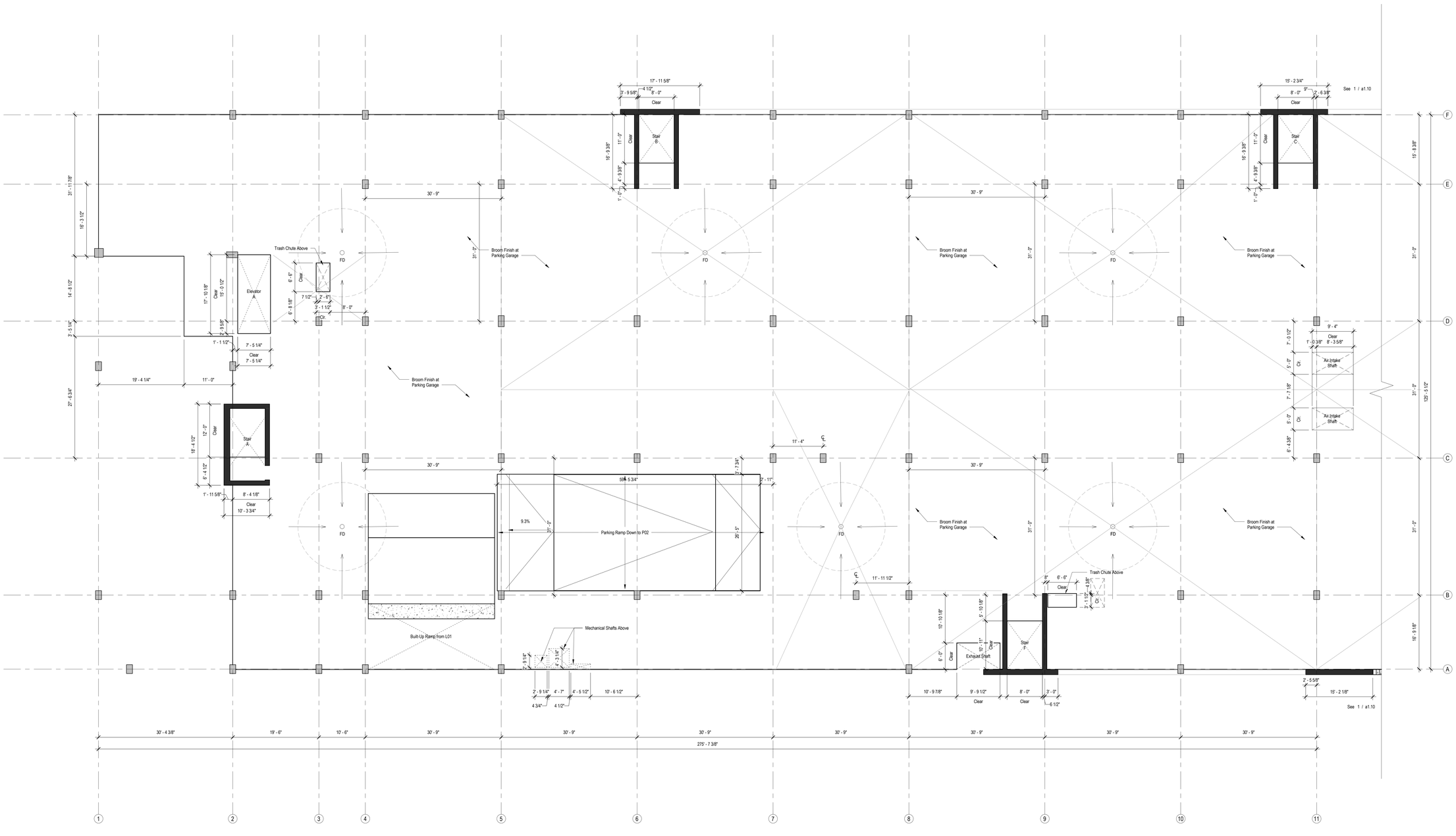
Slab Plan Enlarged - Parking Level P2 East

a1.08



1 Enlarged Slab Plan - P1 West
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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Legend

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9	25% PDPP Submission	08.19.2022

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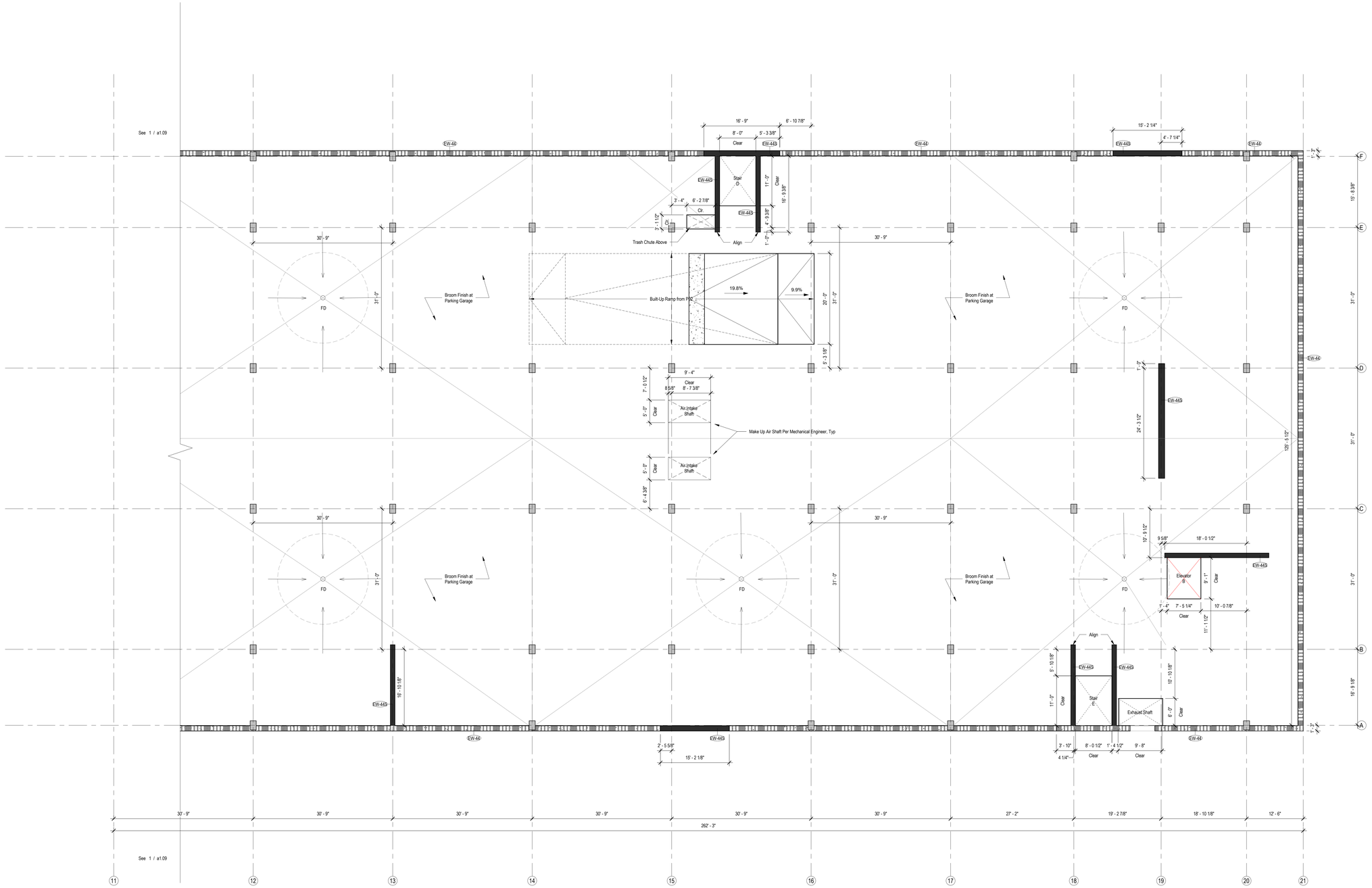
Slab Plan Enlarged - Parking Level P1 West

a1.09



1 Enlarged Slab Plan - P1 East
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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Legend

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- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
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7	75% Design Development	06.03.2022			

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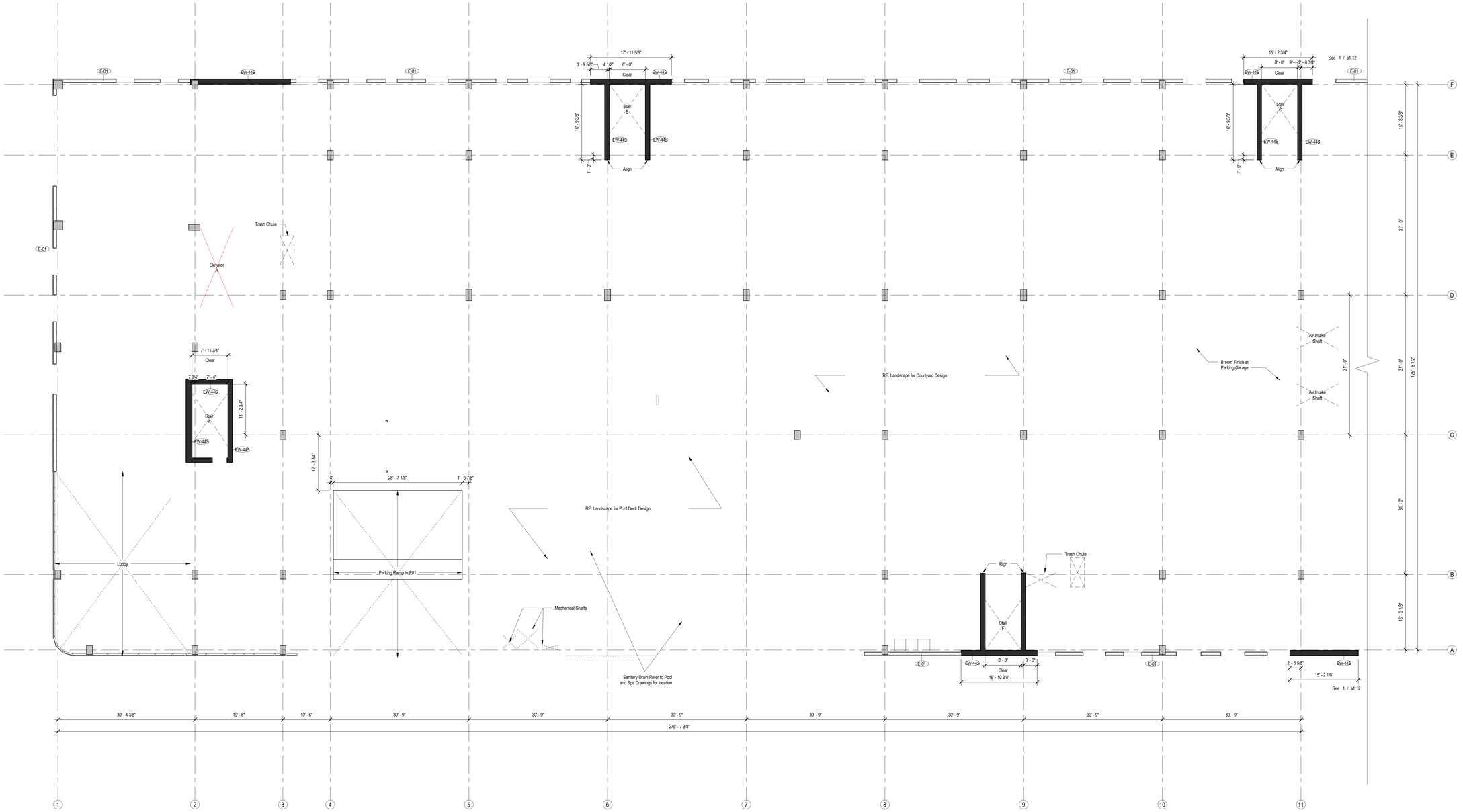
Slab Plan Enlarged - Parking Level P1 East

a1.10



1 Enlarged Slab Plan - L1 West
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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6. Reference Sheet a0.03 & a0.04 for Floor & Ceiling Types.
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8. Reference Civil Drawings for door elevations, exterior slope information, & area drain locations. Notify Architect of any discrepancies.
9. Provide Radon Mitigation below Residential Slabs-On-Grade where required by local code.
10. Reference Structural Drawings for additional information.
11. Verify Switchpad Foundation and Below Grade Services with LADWP and coordinate with Sewerline and Footings.
12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

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SET ISSUE

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

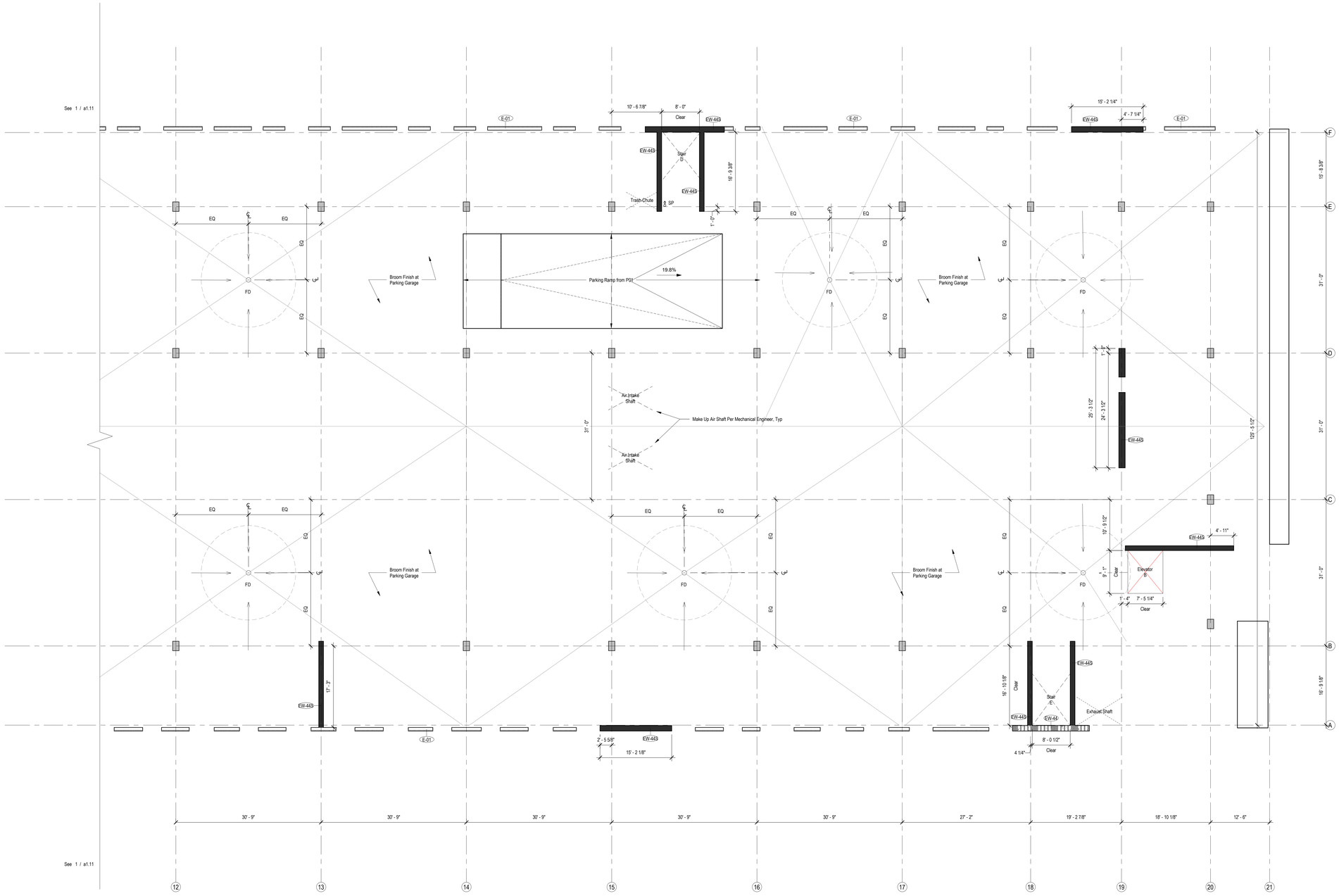
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Slab Plan Enlarged
- Level L1 West

a1.11



1 Enlarged Slab Plan - L1 East
1/8" = 1'-0"

General Notes - Slab

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Specs for Product Information and Installation Requirements.
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4. Reference Sheet g0.01 for Dimensioning Standards & Abbreviations.
5. Reference Sheet a0.01 & a0.02 for Wall Types.
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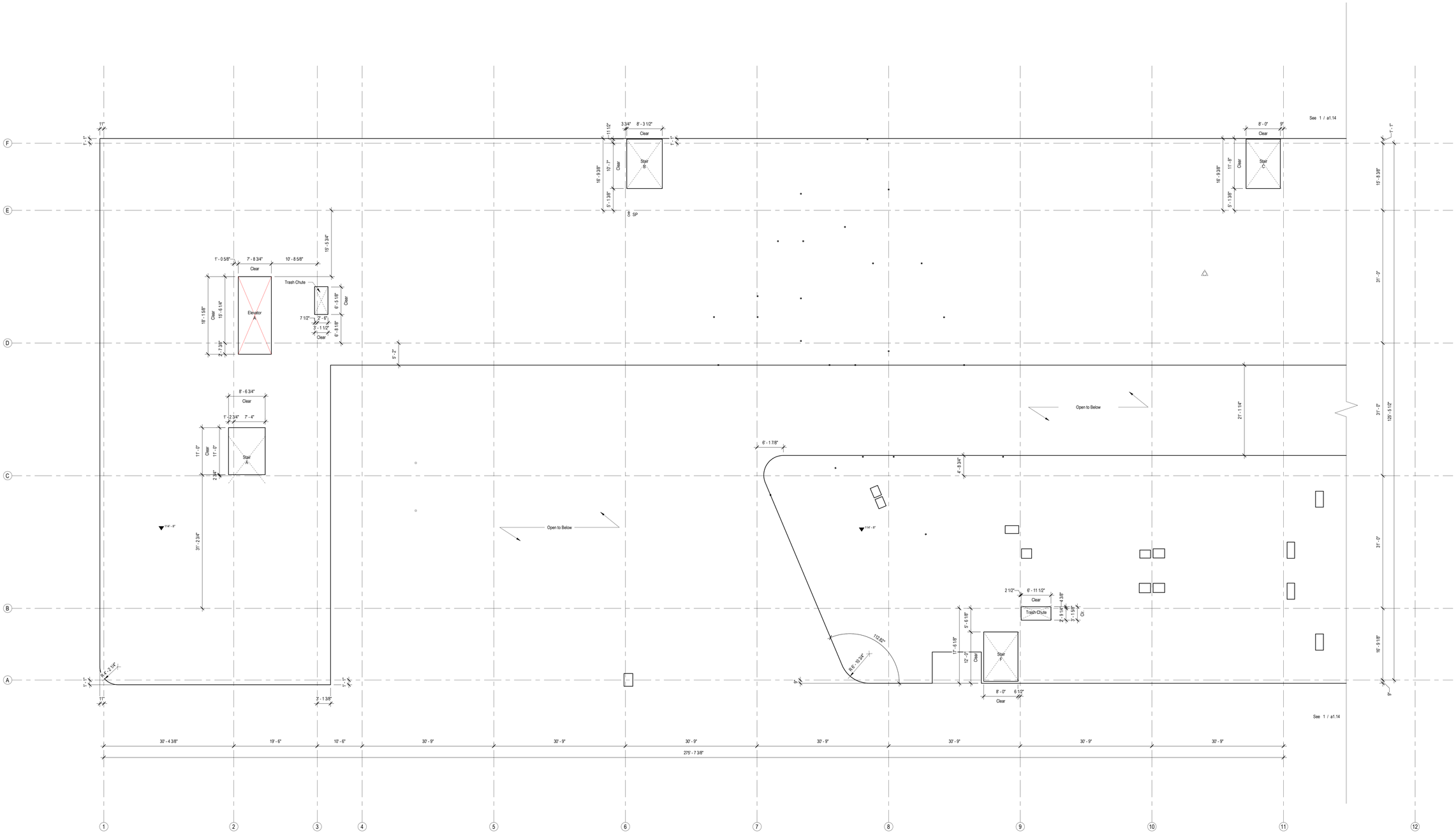
Slab Plan Enlarged
- Level L1 East

a1.12



General Notes - Slab

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Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical
- Rigid Insulation o/ Structural Slab Sloped Drain Typical
- Wood Framing
- Coordinate Embeds With Screen

1 Enlarged Slab Plan - L2 West
1/8" = 1'-0"

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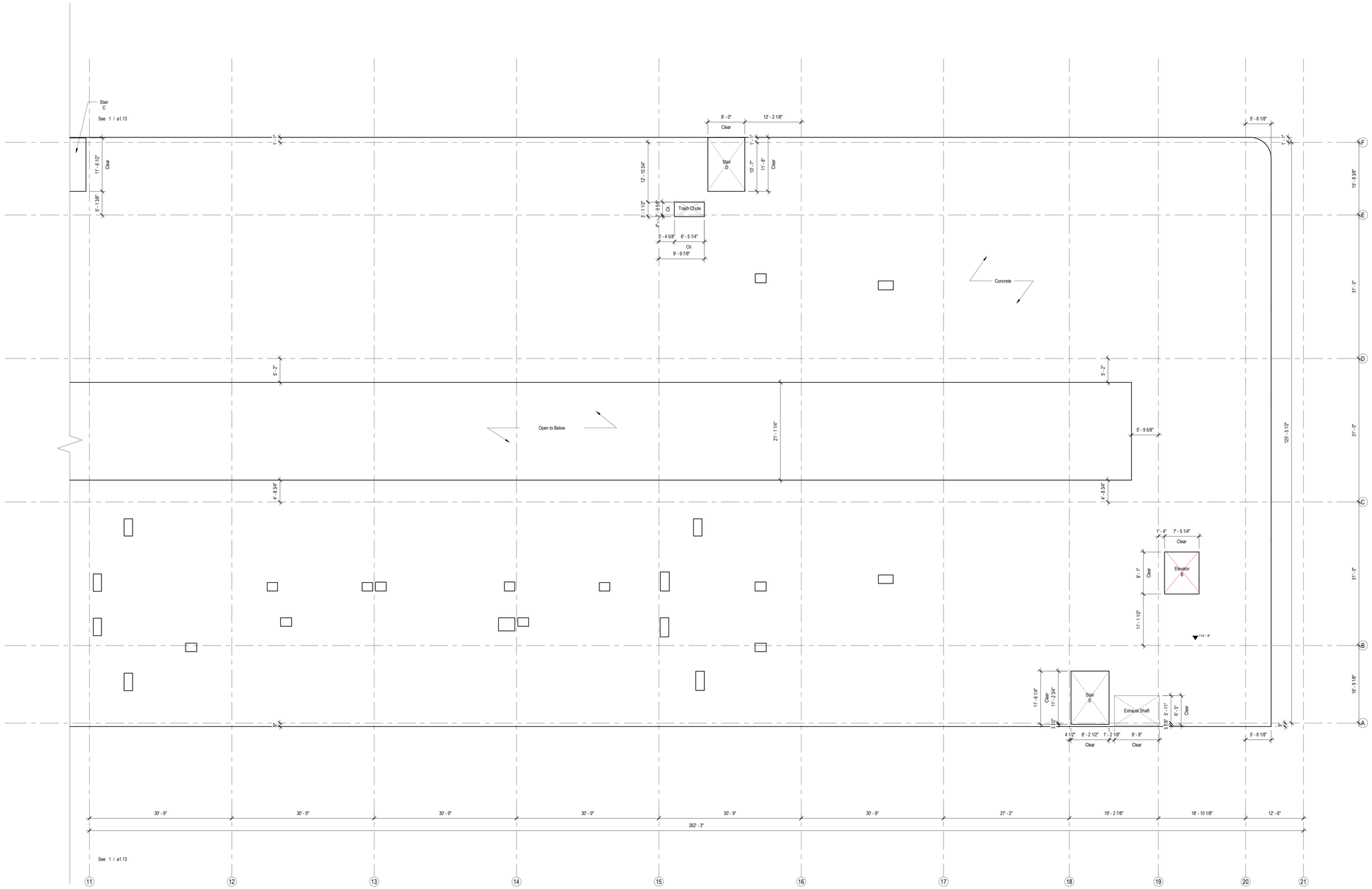
Slab Plan Enlarged
- Level L2 West

a1.13



1 Enlarged Slab Plan - L2 East
1/8" = 1'-0"

General Notes - Slab

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12. Where slab edges appear to fall along a grid line and there is no dimension called out, the slab can be assumed to fall along the grid.

Legend

- Structural Slab; Refer to Structure for Slab Depths
- Topping Slab Sloped Per Plan Typical (Slope)
- Topping Slab Walking Surface at Balconies Sloped to Edge Typical (Slope)
- Rigid Insulation o/ Structural Slab Sloped Drain Typical (Slope / Slope / Slope / Slope)
- Wood Framing
- Coordinate Embeds With Screen

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7	75% Design Development	06.03.2022			

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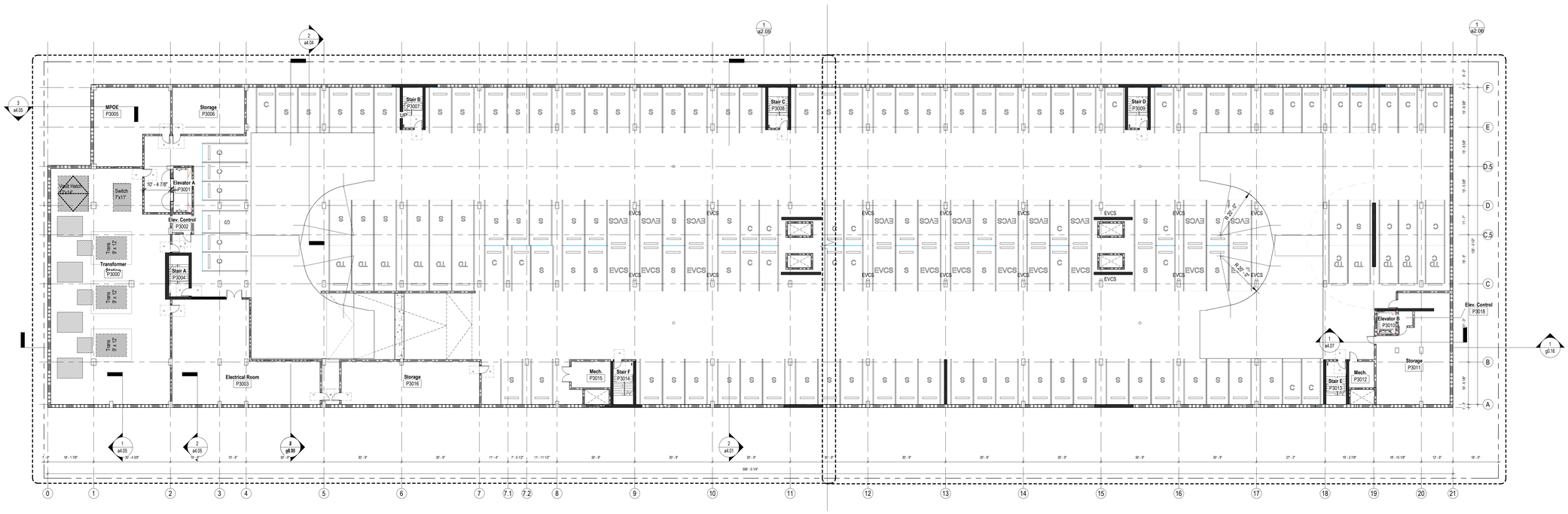
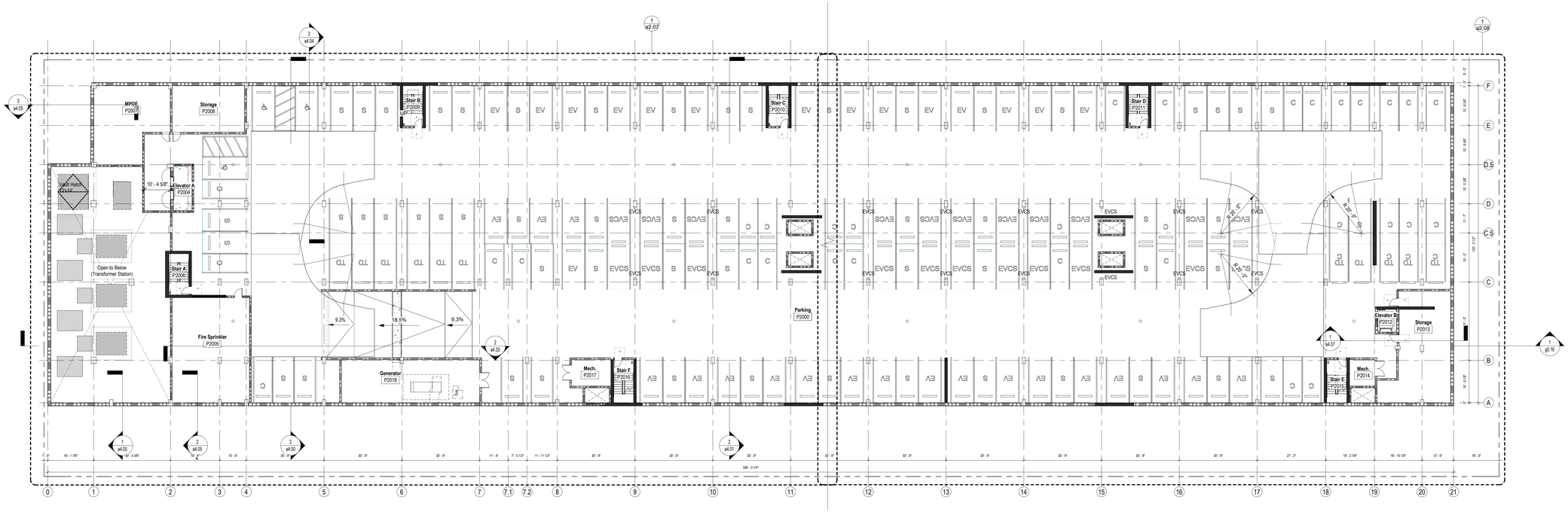
Slab Plan Enlarged - Level L2 East

a1.14



2 Level P3
1/16" = 1'-0"



1 Level P2
1/16" = 1'-0"

General Notes

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3. Reference Spec for Accessible Parking Stall Requirements
4. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Parking Schedule - Day One		
-	Mark	Comments
Level L1		ADA CAR
1		
Level L1		COMPACT
24		
Level L1		EV
44		
Level L1		EVCS ADA Aisle
1		
Level L1		STANDARD
6		
Level L1		TANDEM
3		
Level L1		TANDEM Compact
7		
Level L1: 86		
Level P1		ADA CAR
6		
Level P1		ADA VAN
1		
Level P1		COMPACT
28		
Level P1		EV
24		
Level P1		EVCS
12		
Level P1		EVCS ADA Aisle
2		
Level P1		EVCS VAN Aisle
1		
Level P1		STANDARD
45		
Level P1		TANDEM
9		
Level P1		TANDEM Compact
7		
Level P1: 135		
Level P2		ADA CAR
3		
Level P2		COMPACT
32		
Level P2		EV
34		
Level P2		EVCS
22		
Level P2		STANDARD
56		
Level P2		TANDEM
7		
Level P2		TANDEM Compact
4		
Level P2: 158		
Level P3		COMPACT
35		
Level P3		EVCS
22		
Level P3		STANDARD
89		
Level P3		TANDEM
7		
Level P3		TANDEM Compact
4		
Level P3: 157		
Grand total: 536		

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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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W.PA Job Number 1339

Overall Parking
Level P3 & P2

a2.00

General Notes

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4. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
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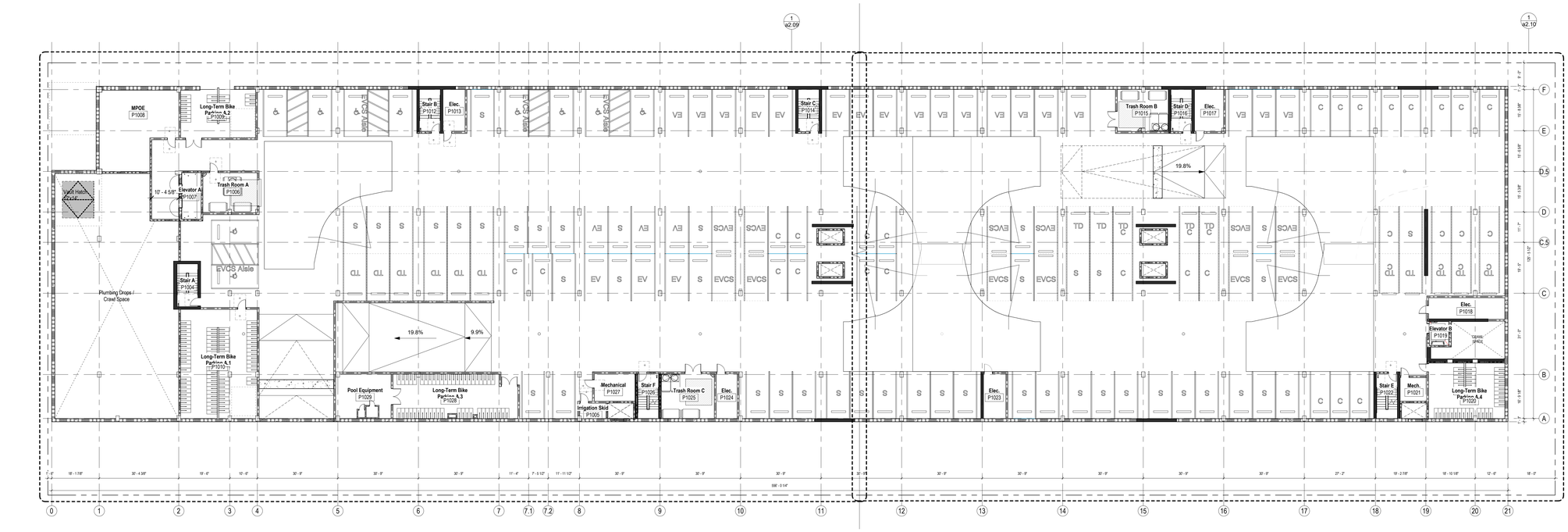
Legend

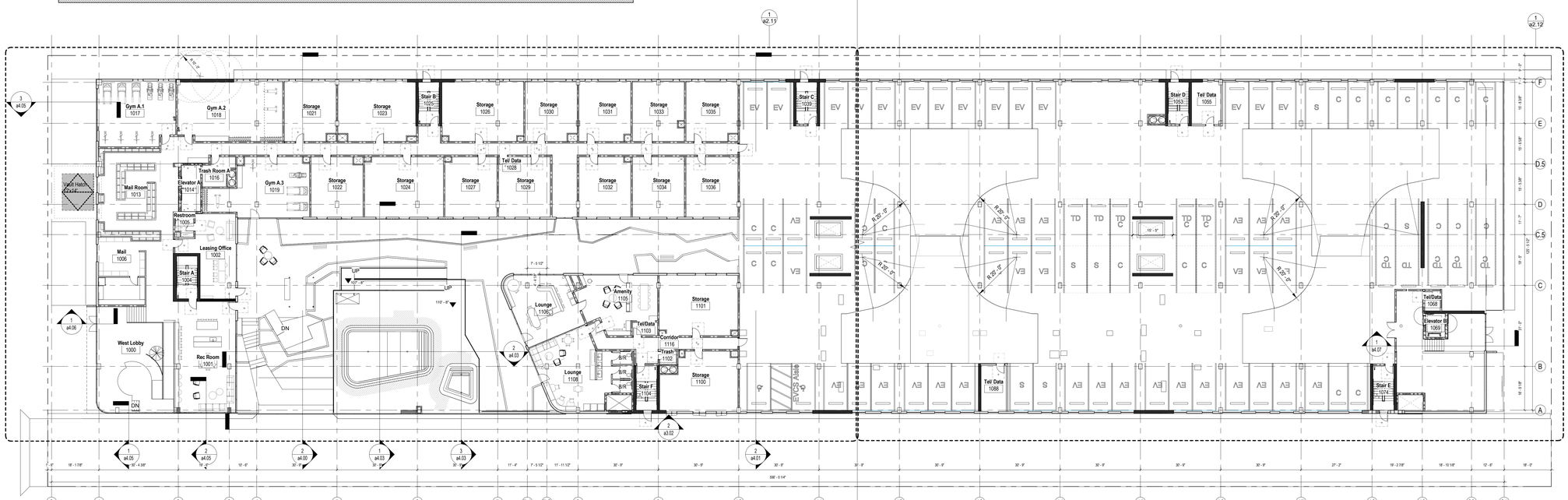
- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Bike Parking Schedule	
Level	Comments
Project Grade	Short Term Vertical Bike Stall
18	
Project Grade: 18	
Level P1	Long Term Vertical Bike Stall
189	
Level P1: 189	
Grand total: 207	



2 Level P1
1/16" = 1'-0"

EXISTING ONE-STORY
COMMERCIAL BUILDING



1 Level L1
1/16" = 1'-0"

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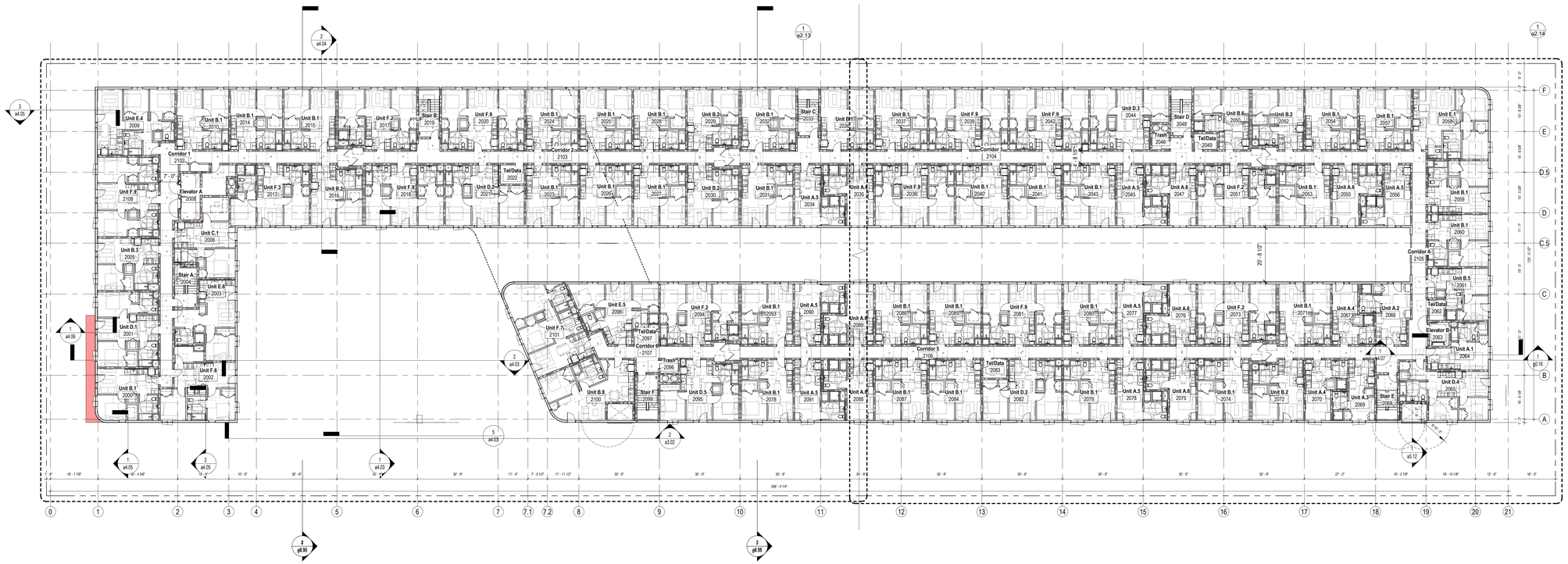
Van Nuys, CA 91411

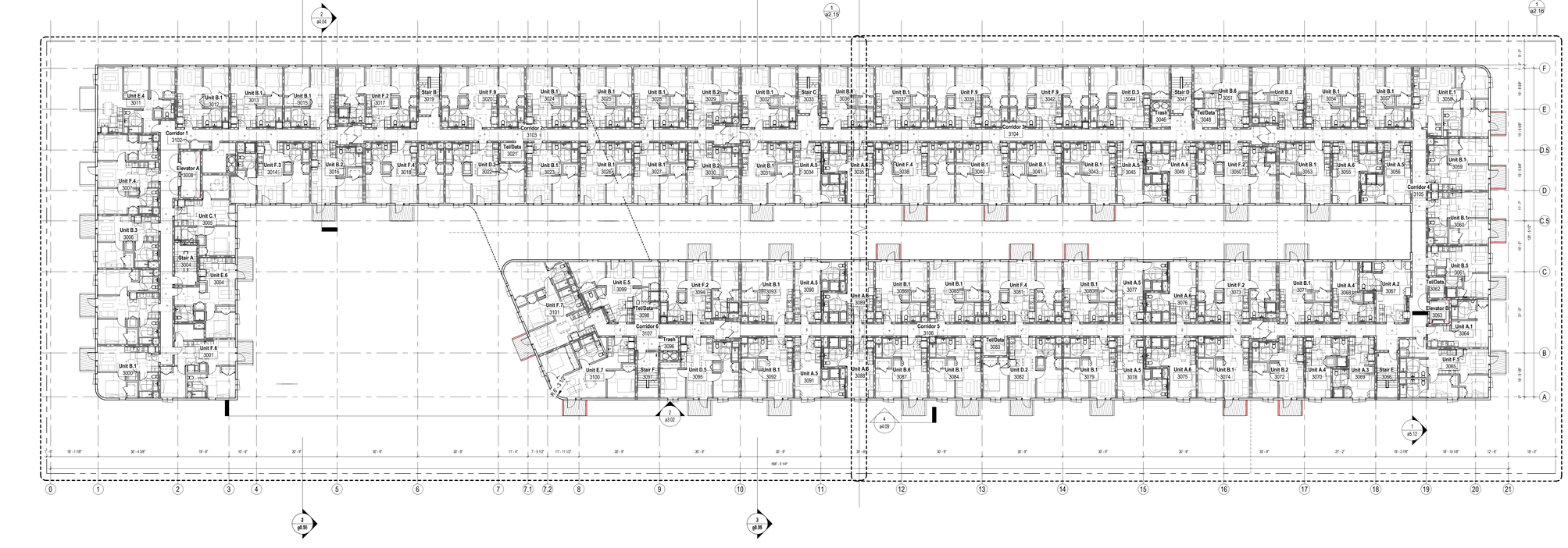
W.PA Job Number 1339

Overall Parking
Level P1 & Level L1

a2.01



1 Level L2
1/16" = 1'-0"



2 Level L3
1/16" = 1'-0"

General Notes

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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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9	25% PDPP Submission	08.19.2022

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Van Nuys, CA 91411

W.PA Job Number 1339

Overall Level L2 & L3

a2.02

1 Level L4
1/16" = 1'-0"

2 Level L5
1/16" = 1'-0"

General Notes

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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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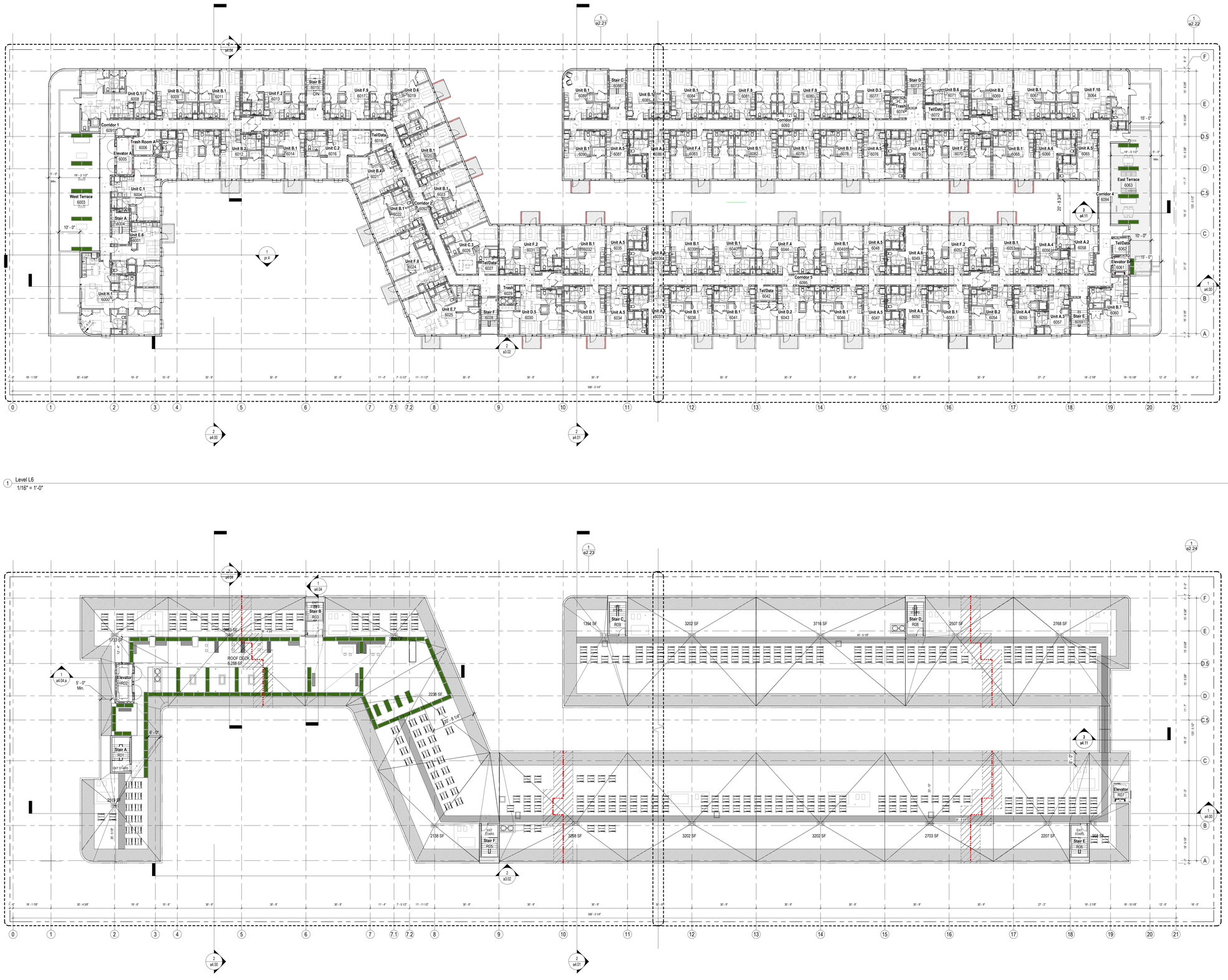
W.PA Job Number 1339

Overall Level L4 & L5

a2.03



1 Level L6
1/16" = 1'-0"

2 Roof Deck
1/16" = 1'-0"

General Notes

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3. Reference Spec for Accessible Parking Stall Requirements
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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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Van Nuys, CA 91411

W.PA Job Number 1339

Overall Level L6 & Roof

a2.04

General Notes

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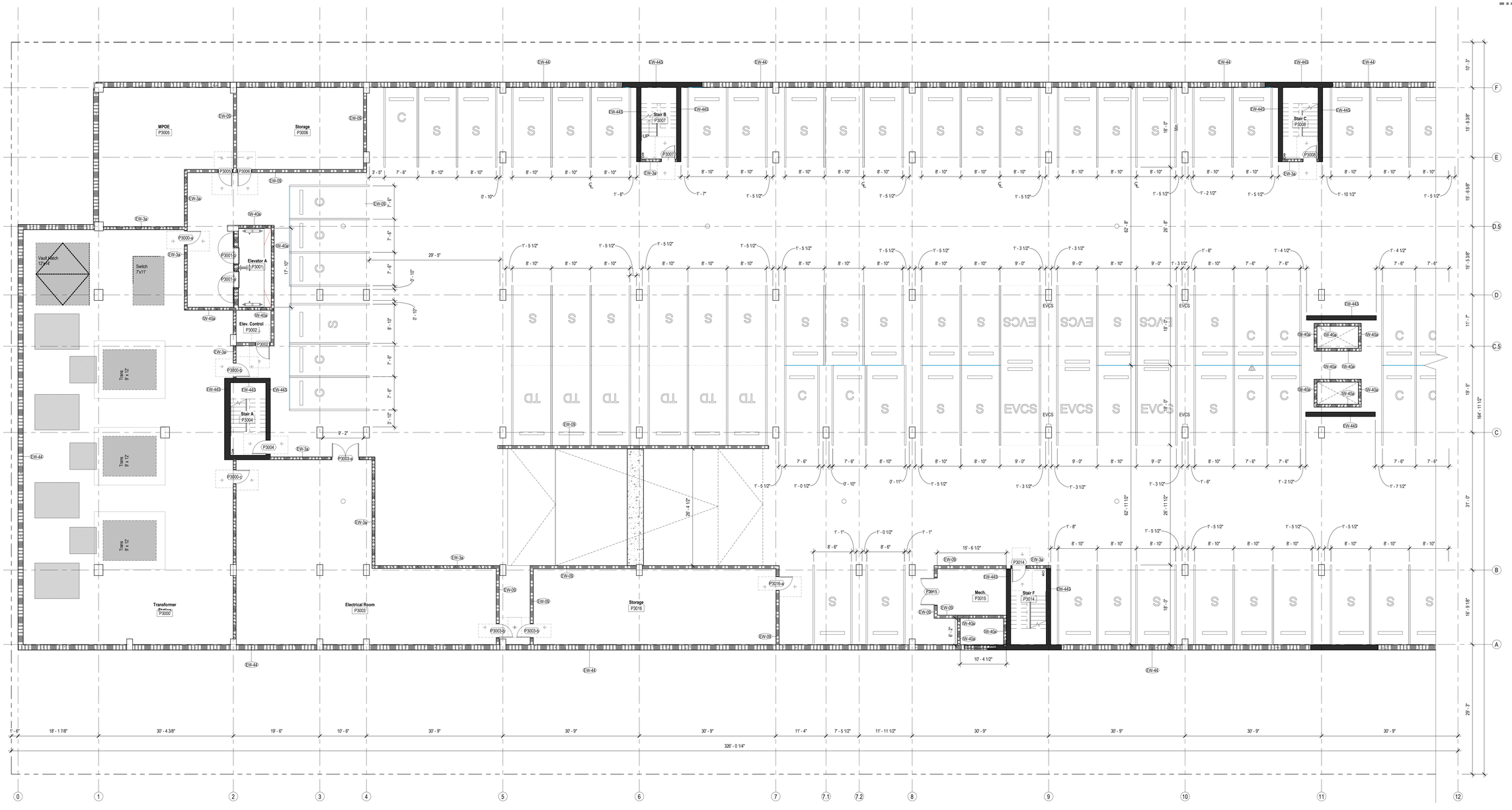
Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier



1 Level P3 West
1/8" = 1'-0"

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02/28/2023

SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Parking Level P3 - West

a2.05

General Notes

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Legend

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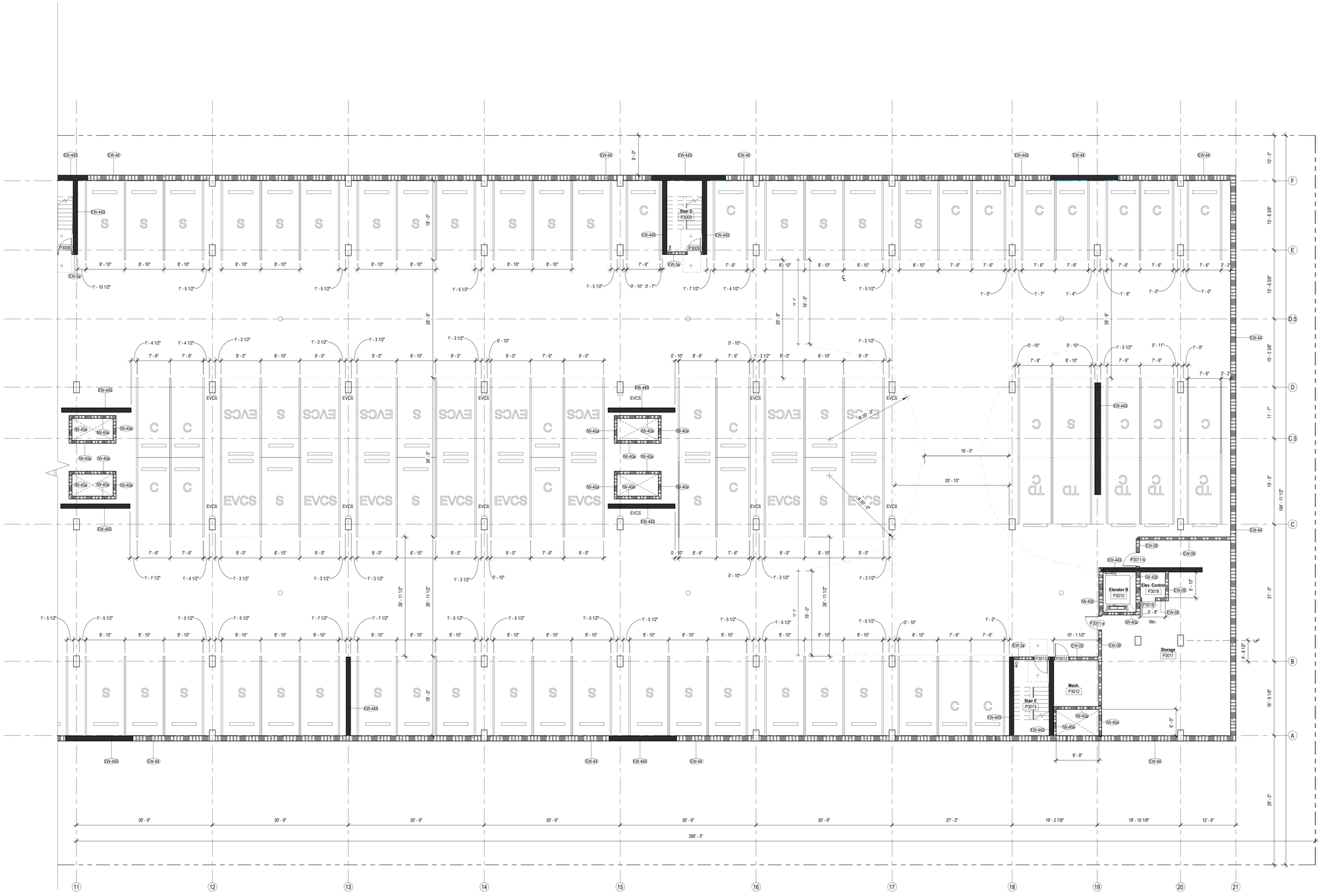

1 Level P3 East
1/8" = 1'-0"

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W.PA Job Number 1339

Parking Level P3 - East

a2.06

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Legend

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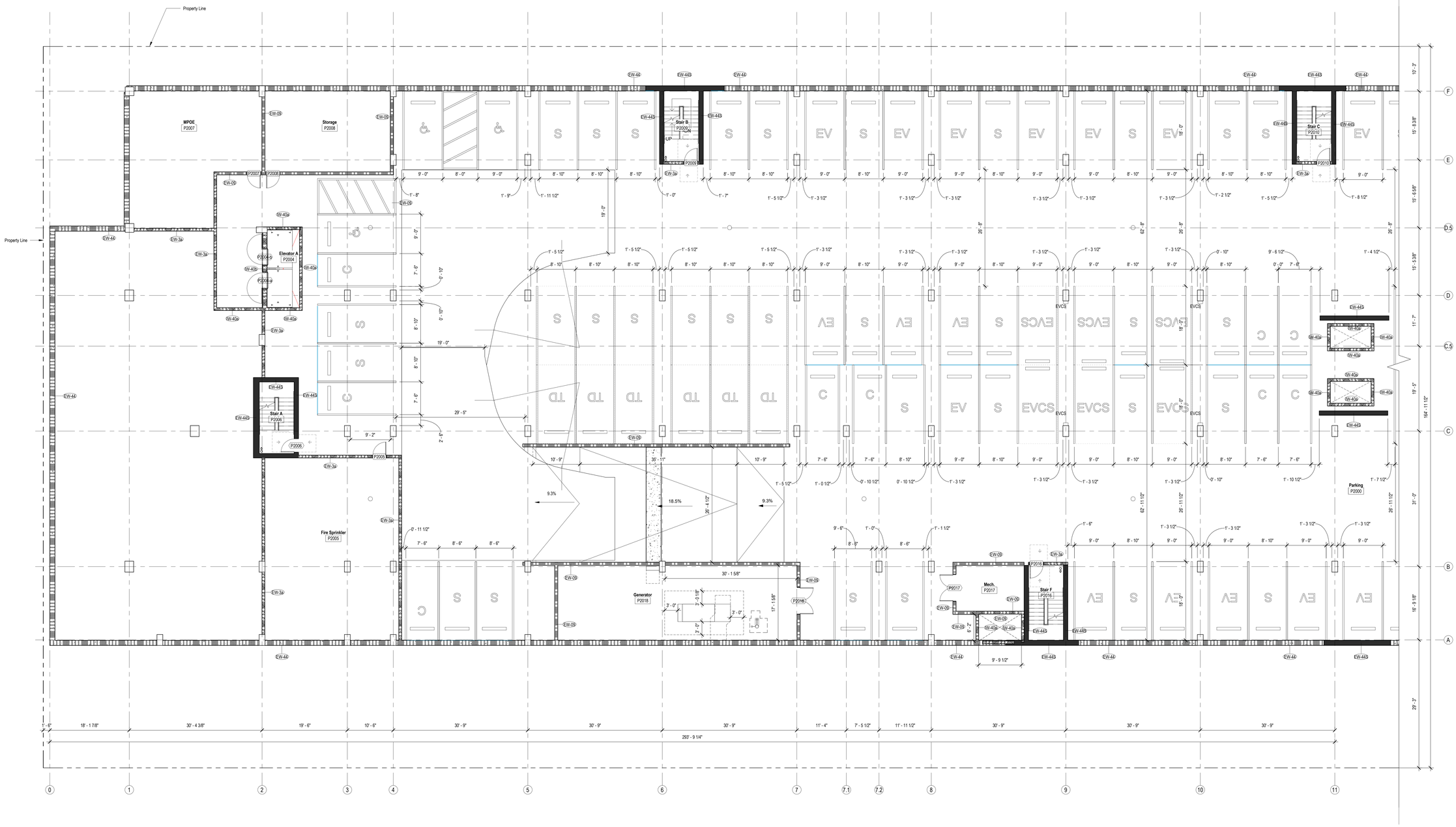

1 Level P2 West
1/8" = 1'-0"

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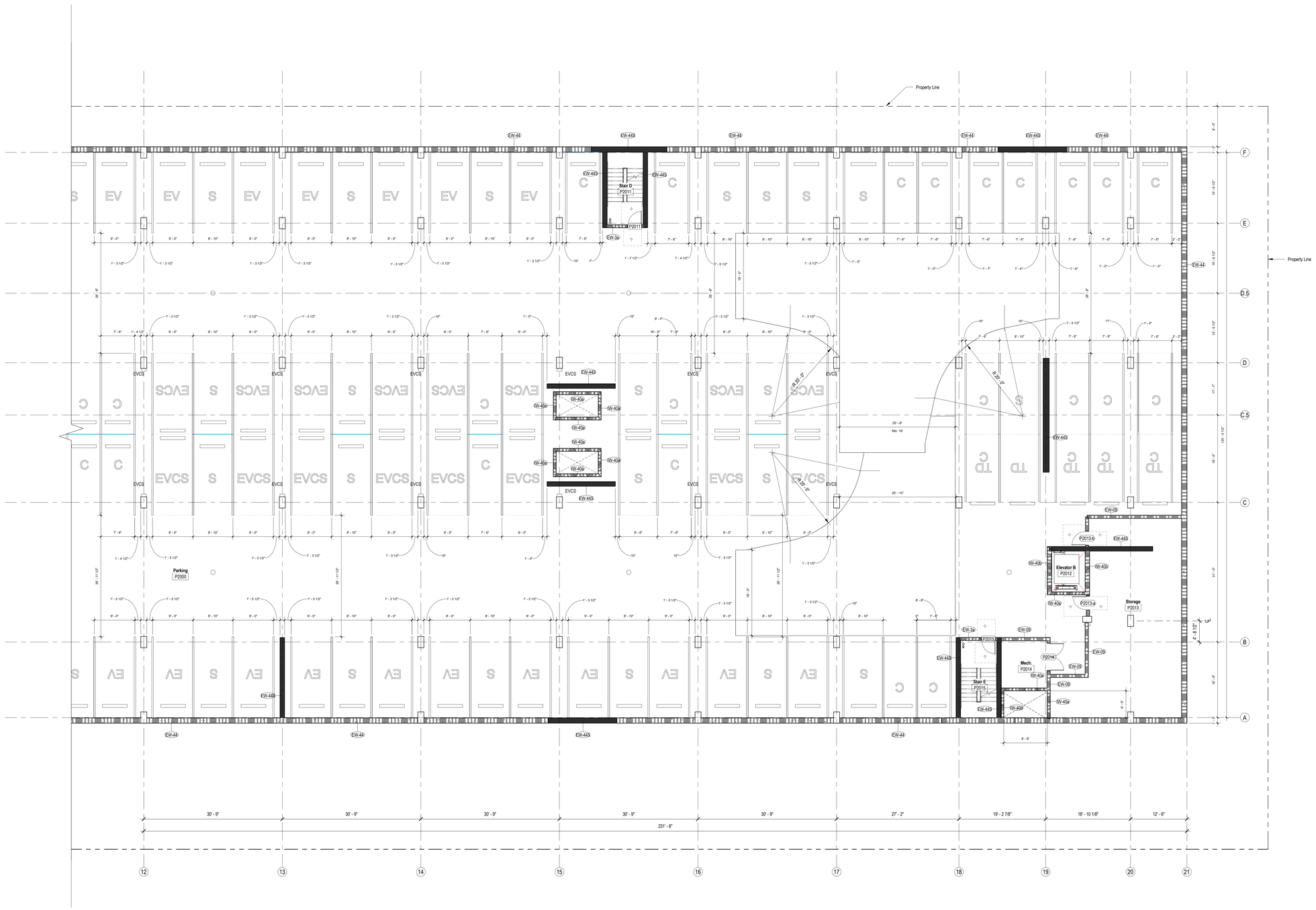
W.PA Job Number 1339

Parking Level P2 - West

a2.07



1 Level P2 East
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General Notes

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Legend

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W.PA Job Number 1339

Parking Level P2 - East

a2.08

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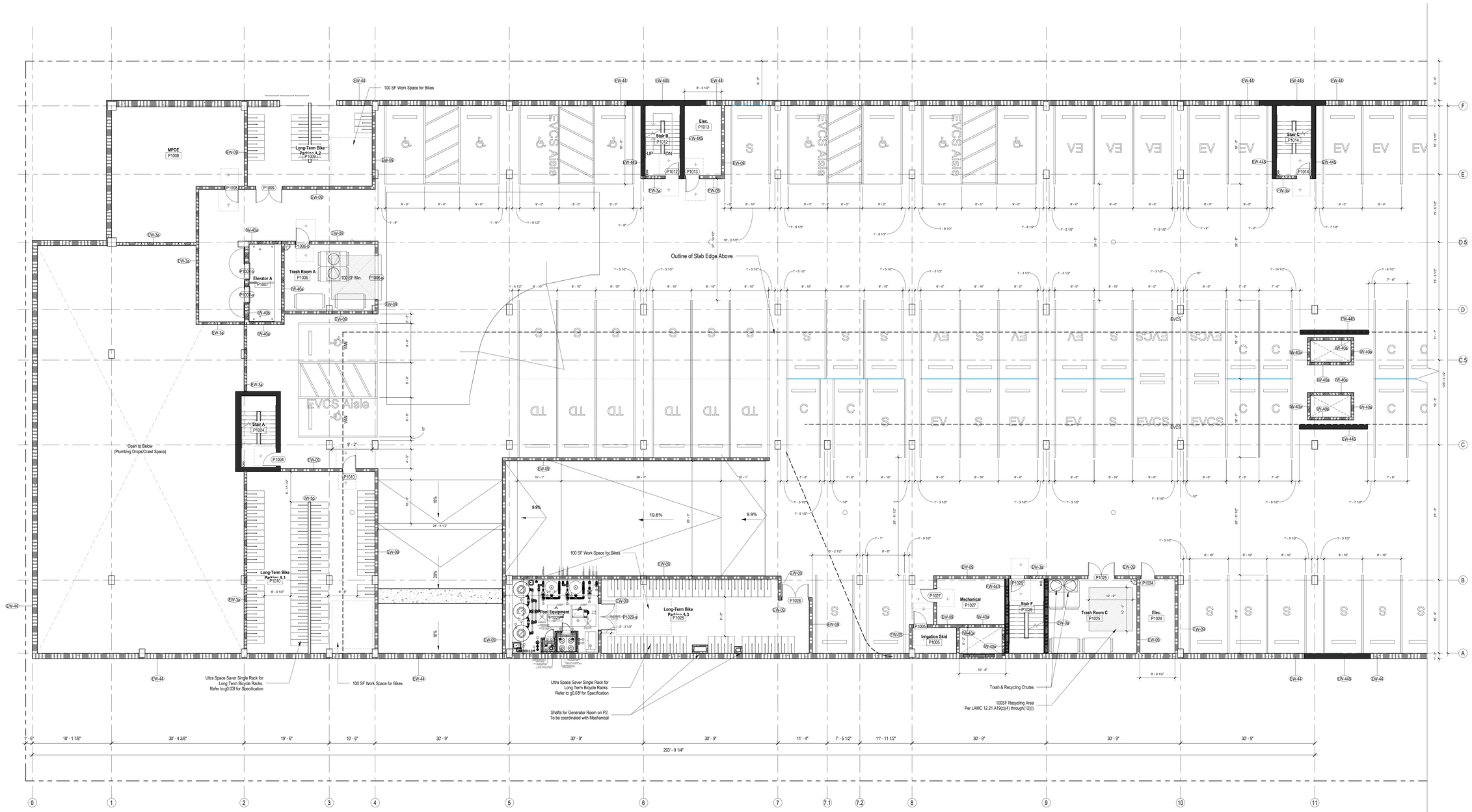

1 Level P1 West
1/8" = 1'-0"

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W.PA Job Number 1339

Parking Level P1 - West

a2.09

1 Level P1 East
1/8" = 1'-0"

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W.PA Job Number 1339

Parking Level P1 - East

a2.10

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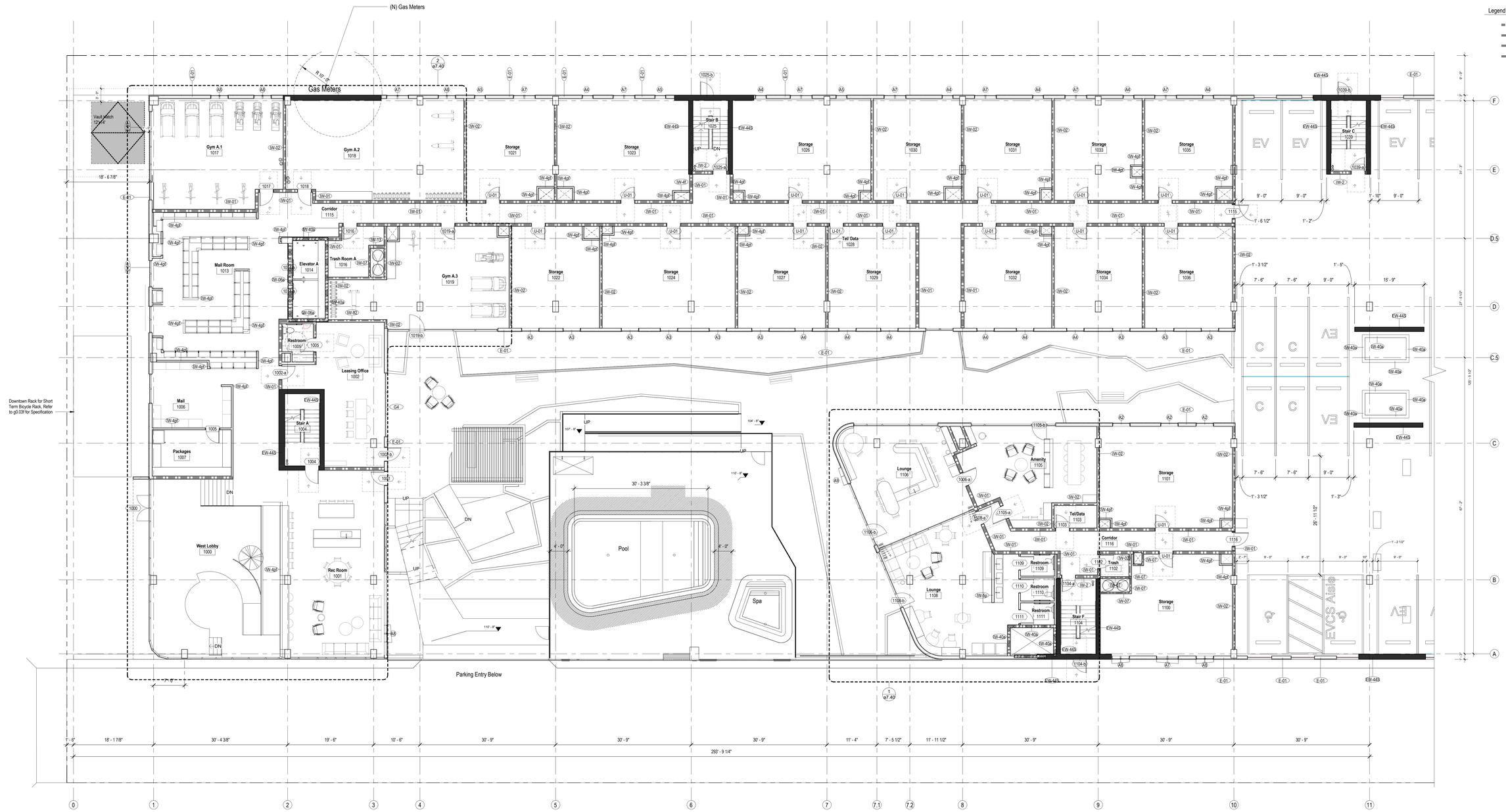
(N) Gas Meters
Gas Meters
R 57' - 0"
Vault Hatch
12'-0"
18' - 6 7/8"
Gym A.1
1017
Gym A.2
1018
Storage
1021
Storage
1023
Stair B
1025
Storage
1026
Storage
1030
Storage
1031
Storage
1033
Storage
1035
Stair C
1039
Corridor
1115
Tel/ Data
1028
Storage
1022
Storage
1024
Storage
1027
Storage
1029
Storage
1032
Storage
1034
Storage
1036
Mail Room
1013
Elevator A
1014
Trash Room A
1016
Gym A.3
1019
Restroom
1005
Leasing Office
1002
Mail
1006
Packages
1007
Stair A
1004
West Lobby
1000
Rec Room
1001
Pool
Spa
Parking Entry Below
Lounge
1106
Amenity
1105
Storage
1101
Tel/Data
1103
Corridor
1116
Restroom
1109
Restroom
1110
Restroom
1111
Stair F
1104
Trash
1102
Lounge
1108
Storage
1100
EV
EV
EV
C
C
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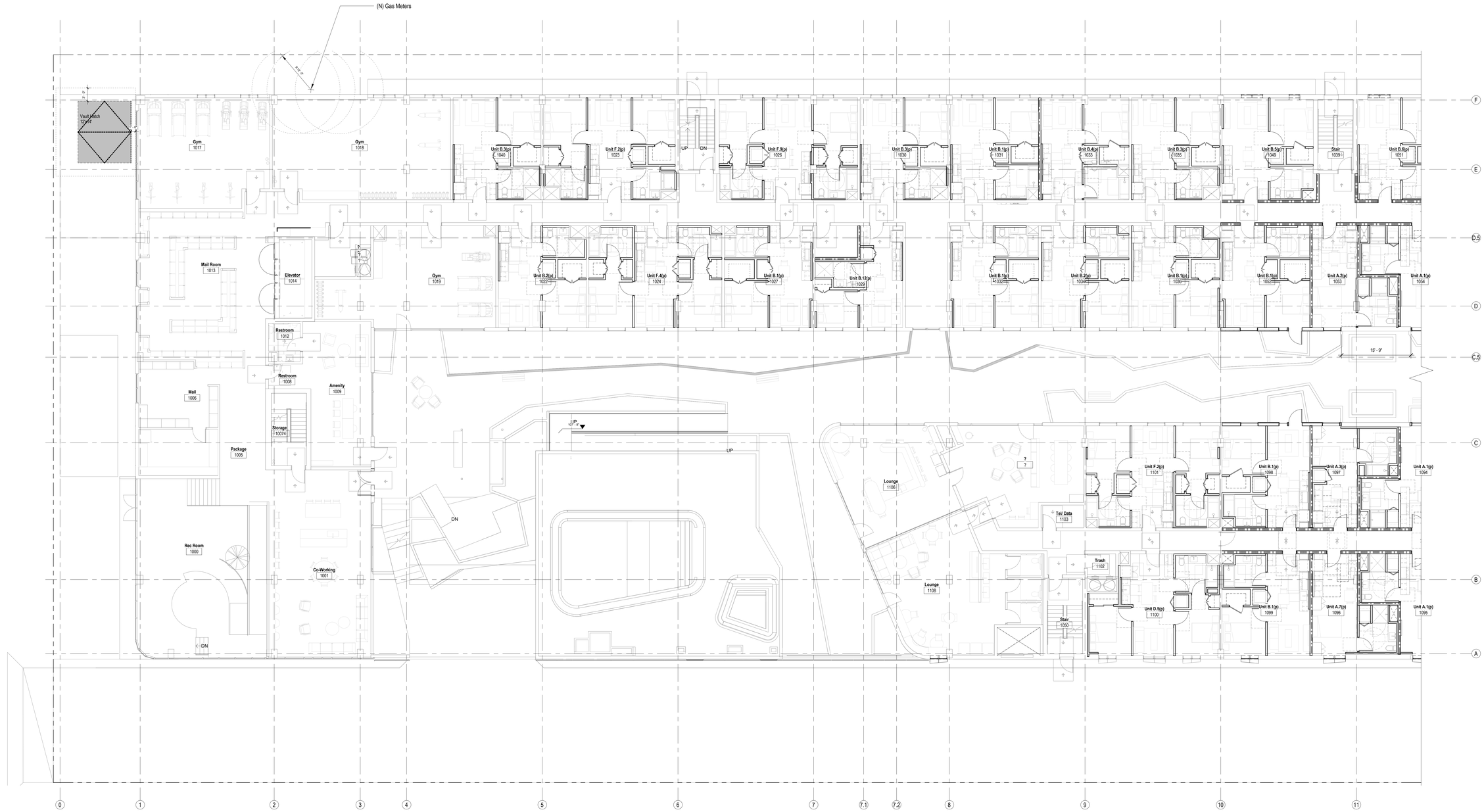
EV
EV
EV



1 Level L1 West
1/8" = 1'-0"

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Van Nuys, CA 91411

W.PA Job Number 1339

Level L1 - West

a2.11.A

General Notes

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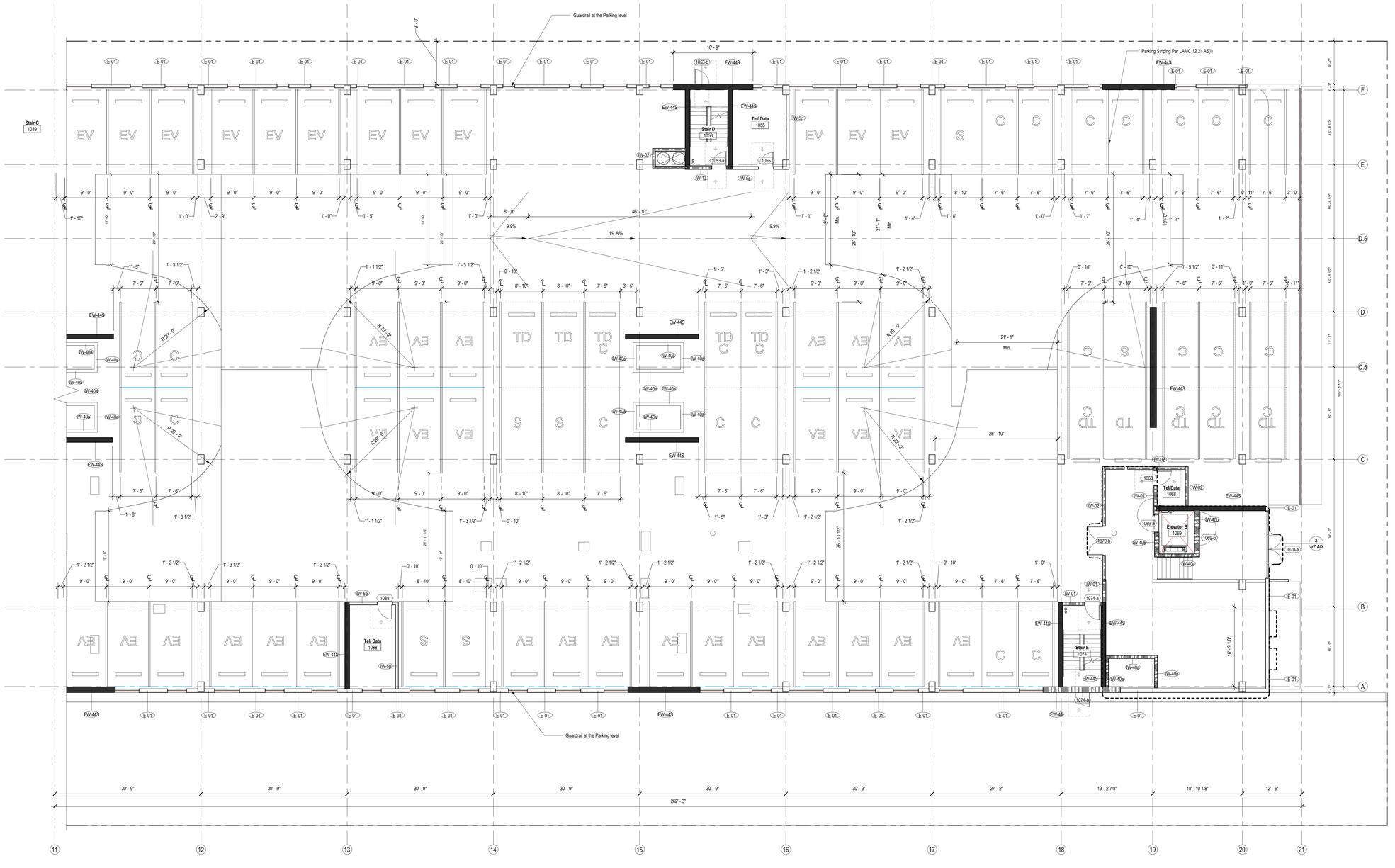

1 Level L1 East
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W.PA Job Number 1339

Level L1 - East

a2.12

1 Level L1 East
1/8" = 1'-0"

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W.PA Job Number 1339

Level L1 - East

a2.12.A

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Van Nuys, CA 91411

W.PA Job Number 1339

Level L2 - West

a2.13

General Notes

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1 Level L2 East
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Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

Level L2 - East

a2.14

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Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

1 Level L3 West
1/8" = 1'-0"

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SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

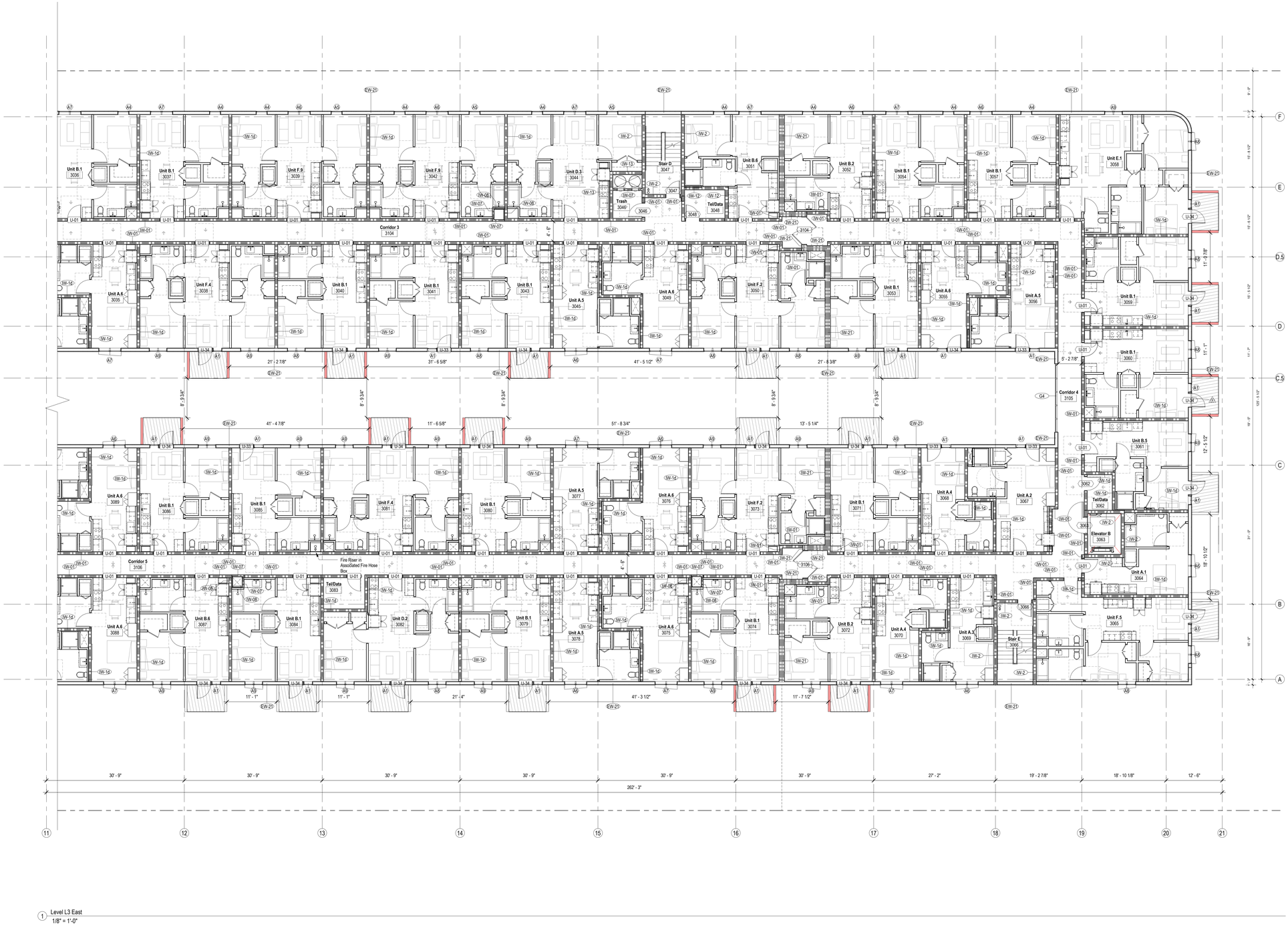
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Level L3 - West

a2.15



1 Level L3 East
1/8" = 1'-0"

General Notes

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W.PA Job Number 1339

Level L3 - East

a2.16

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1 Level L4 West
1/8" = 1'-0"

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Level L4 - West

a2.17

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1 Level L4 East
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W.PA Job Number 1339

Level L4 - East

a2.18

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1 Level L5 West
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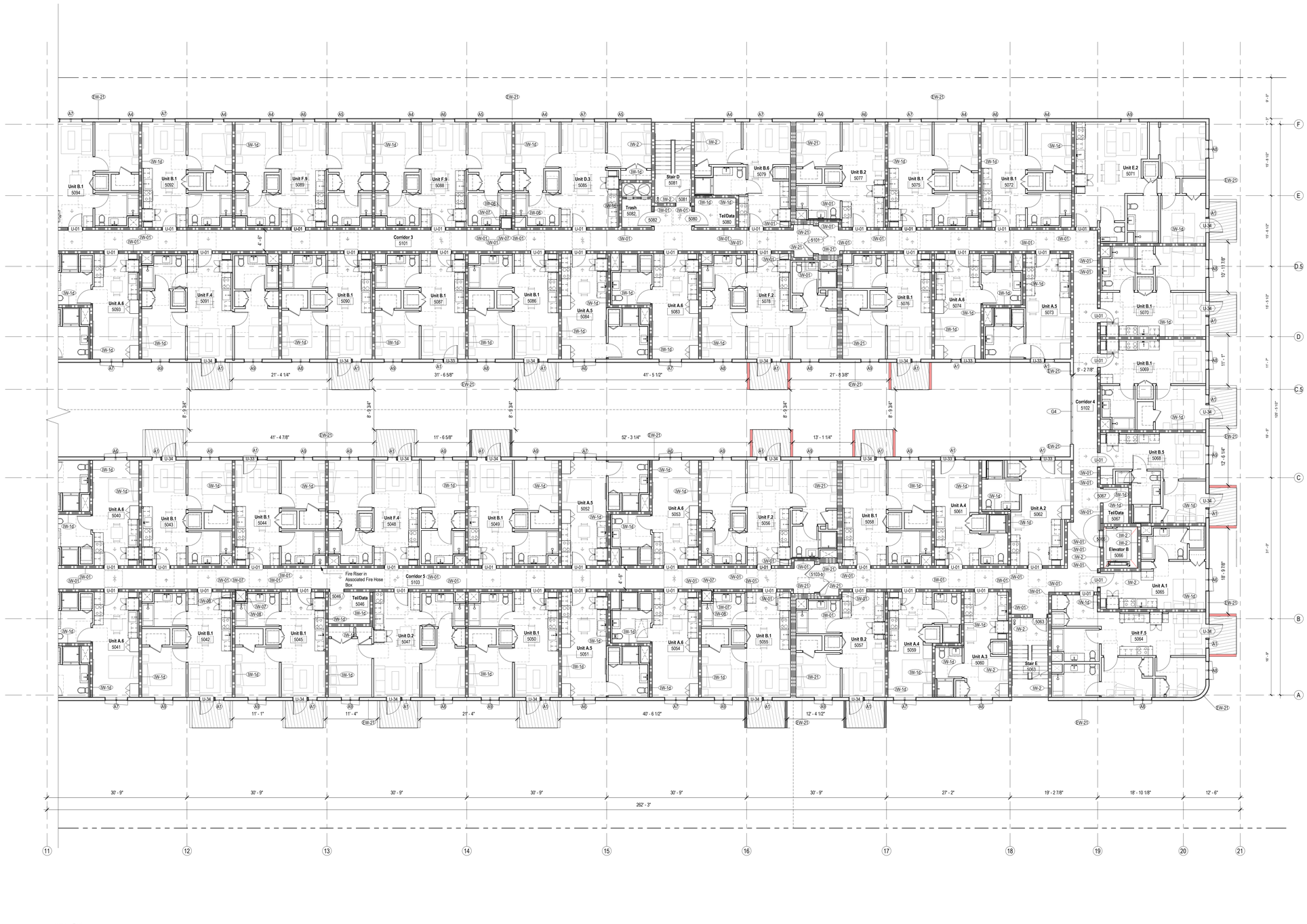
W.PA Job Number 1339

Level L5 - West

a2.19



1 Level L5 East
1/8" = 1'-0"

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Level L5 - East

a2.20

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1 Level L6 West
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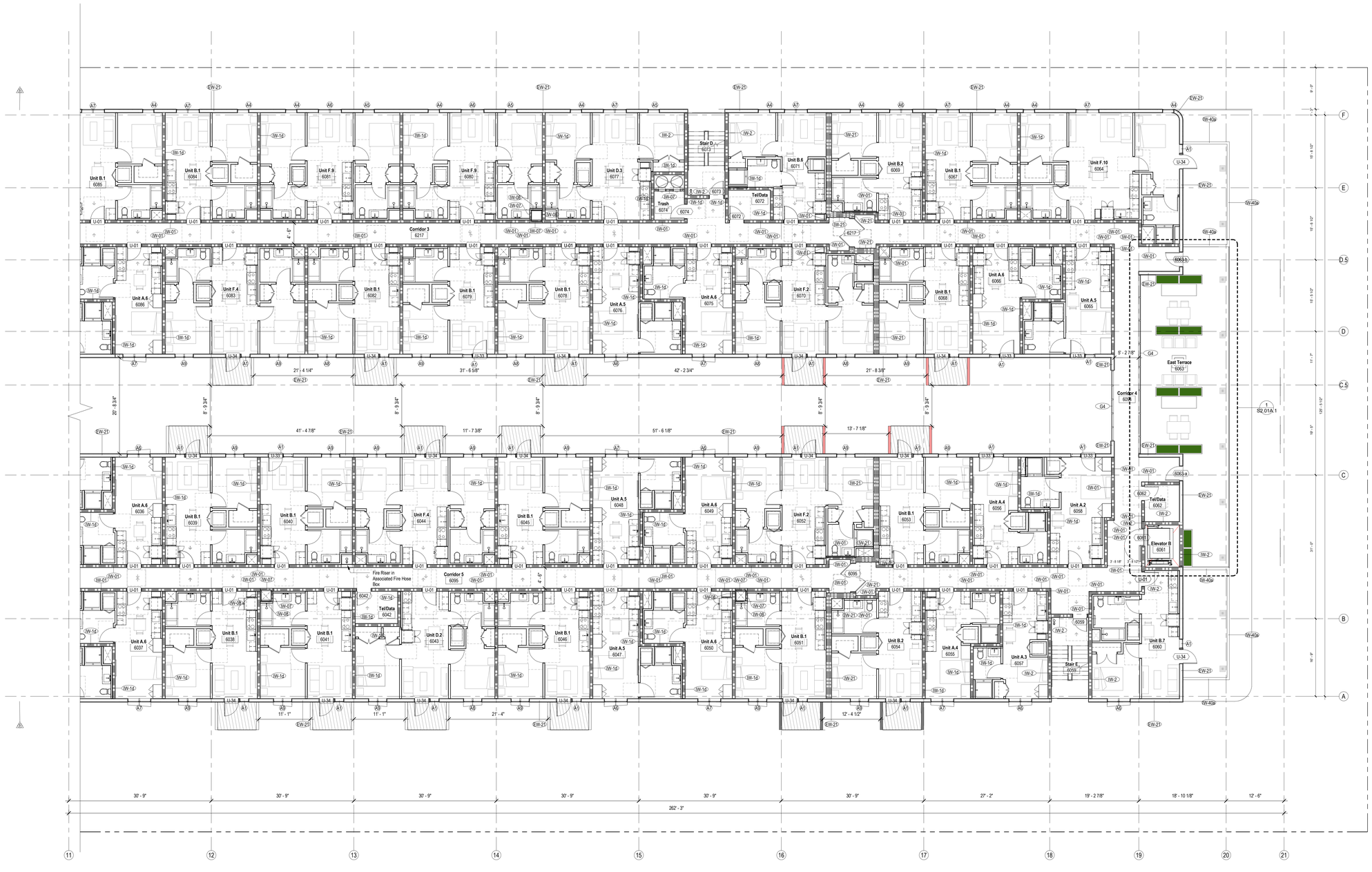
W.PA Job Number 1339

Level L6 - West

a2.21



1 Level L6 East
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Level L6 - East

a2.22

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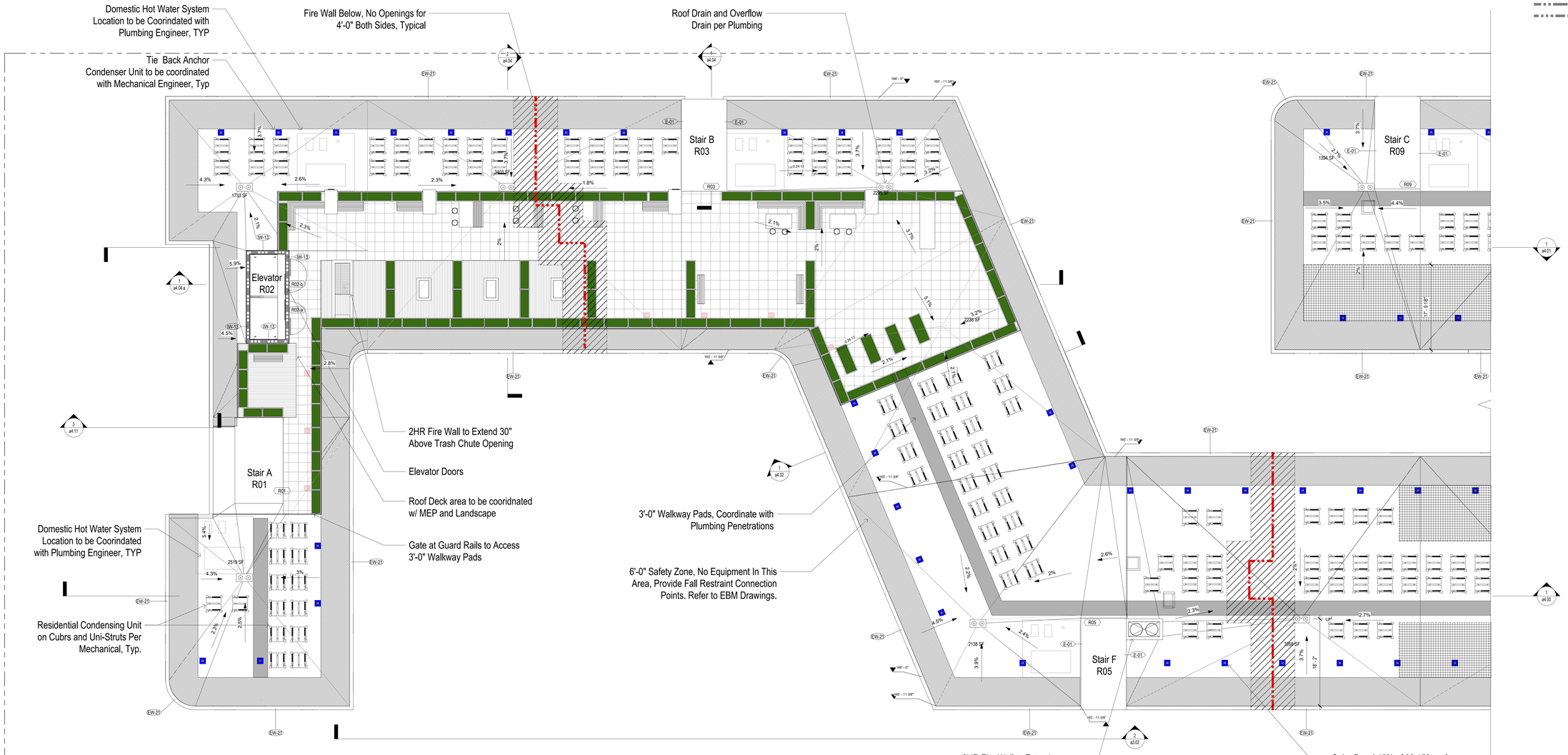

1 Roof Deck West
1/8" = 1'-0"

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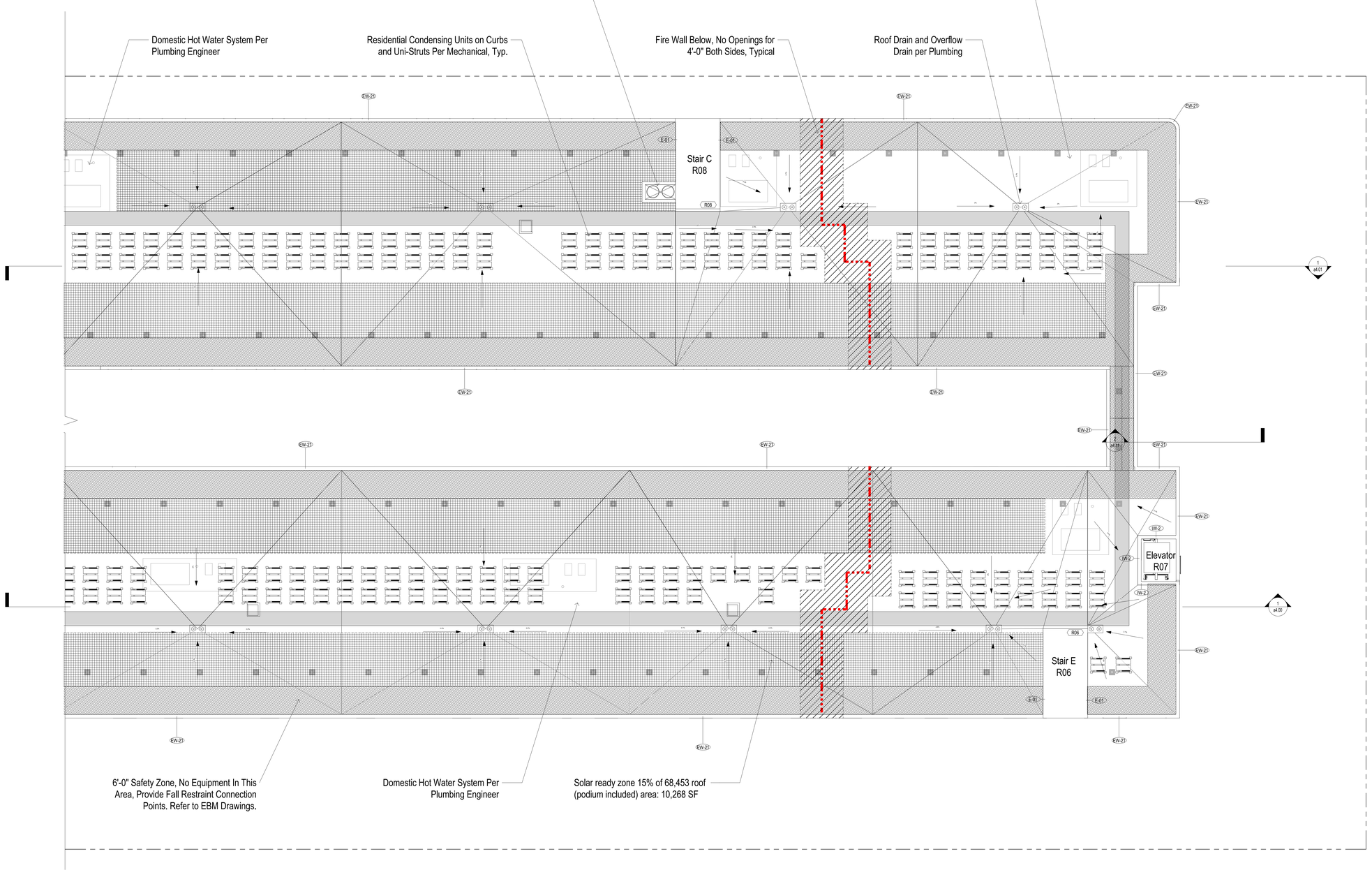
W.PA Job Number 1339

Roof - West

a2.23



1 Roof Deck East
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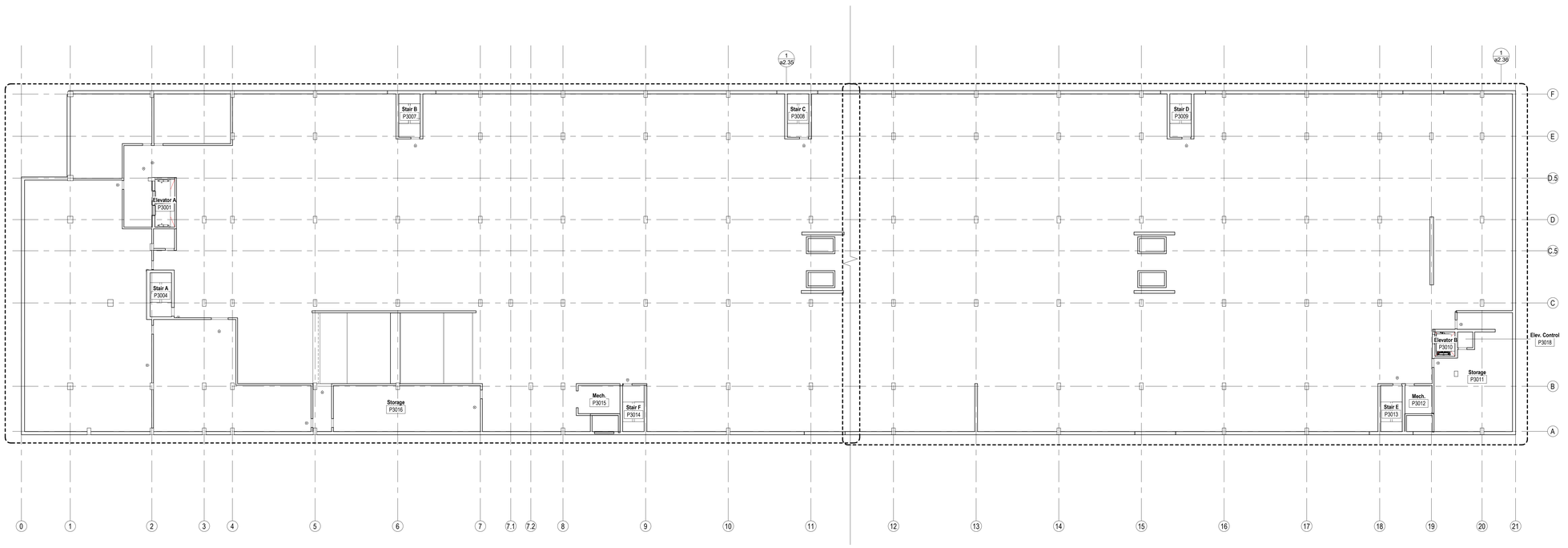
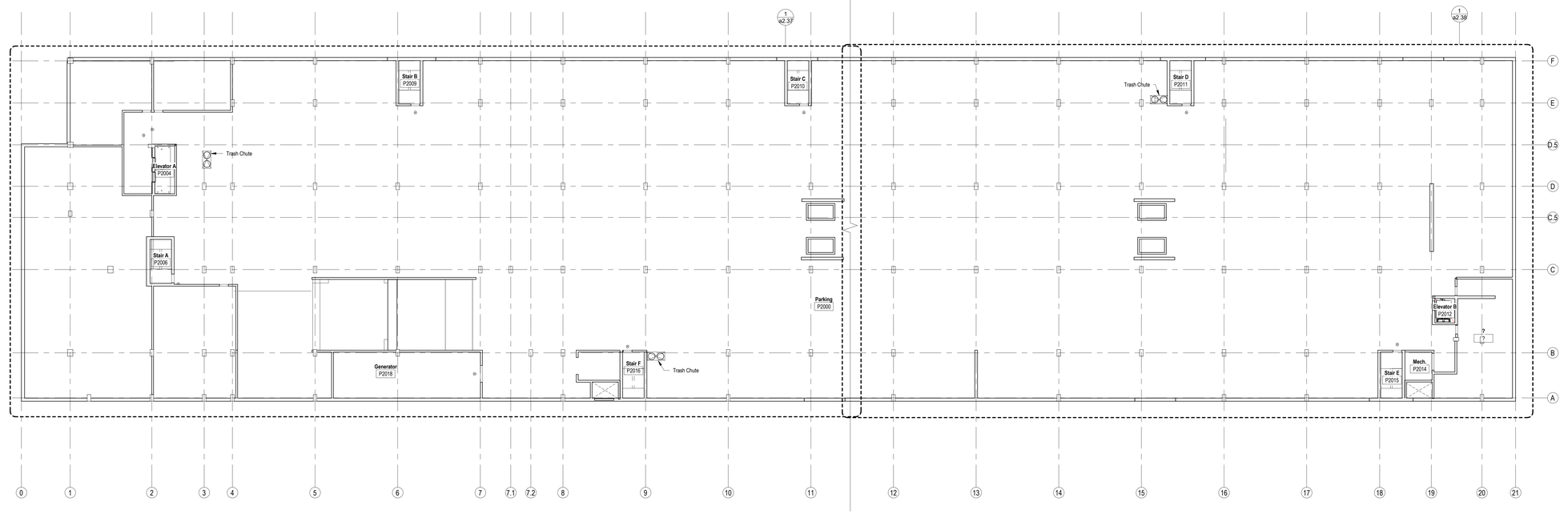
Roof - East

a2.24



2 Level P3
1/16" = 1'-0"



1 Level P2
1/16" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
2. All Lighting To Be Installed Under Separate Trade Permit
3. All Ceiling Mounted Conduit and Junction Boxes to Be Exposed at Exposed Structure and Concealed in Soffit Assemblies. Exposed Conduit and Equipment to be Run Cleanly and Coordinated with Architect and Other Trades Prior to Installation.
4. Center Fixtures in Structural Bays Unless Otherwise Noted
5. All Toilet Rooms, Locker Rooms, Storage & Utility Rooms To Have An Occupant Sensor Control Device That Automatically Turns Lighting Off Within 30 Minutes of All Occupants Leaving The Space.
6. Common Area Lighting To Be On Occupancy Sensor After Building Closing Hours.
7. Time Clock To Have Holiday & Astronomical Functions. Time Clock To Retain Programming For 10 Hours After Loss of Power. Locate Building Time Clock in Electrical Room.
8. Egress Illumination Controlled By A Combination Of Listed Emergency Relay & Occupancy Sensors To Shut Off During Periods That The Building Space Served By The Means Of Egress Is Unoccupied.
9. Recessed Light Fixtures Between Conditioned and Unconditioned Spaces are to be Sealed to Limit Air Leakage and be IC Rated and labeled per Specifications.
10. Outlet Distribution To Be Provided Throughout as Per NFC Requirements.
11. Install Electrical Outlets @ 60" AFF Where Noted. All Other Electrical Outlets To Be Installed Per g0.01.

Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

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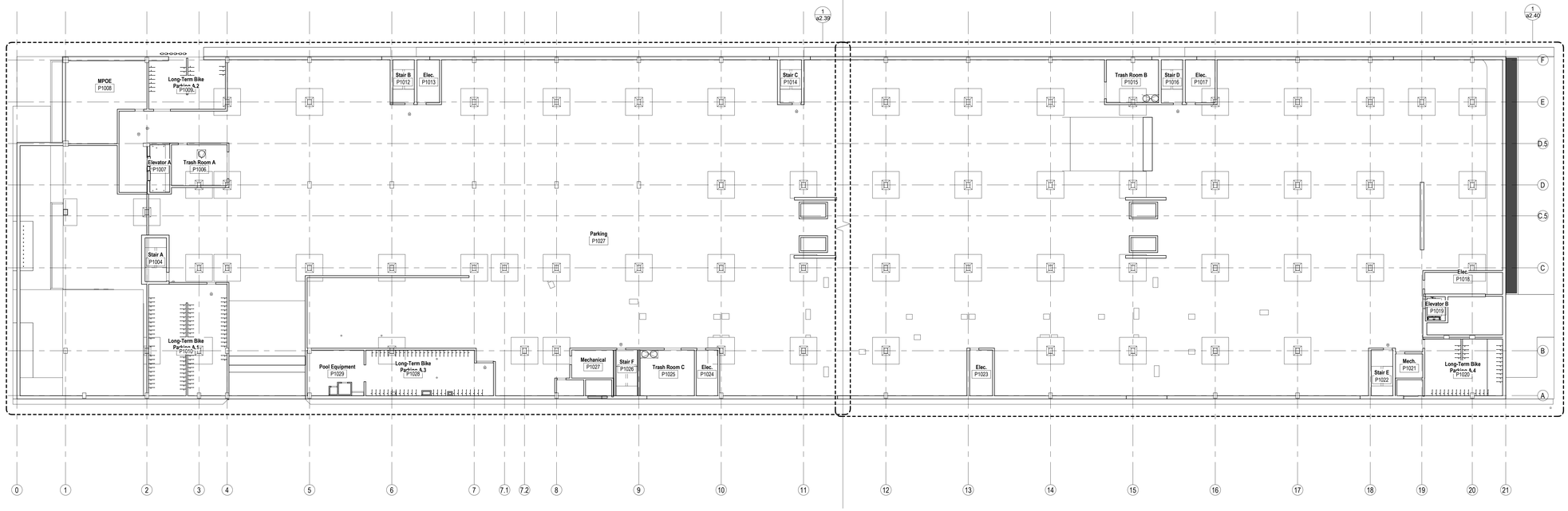
Van Nuys, CA 91411

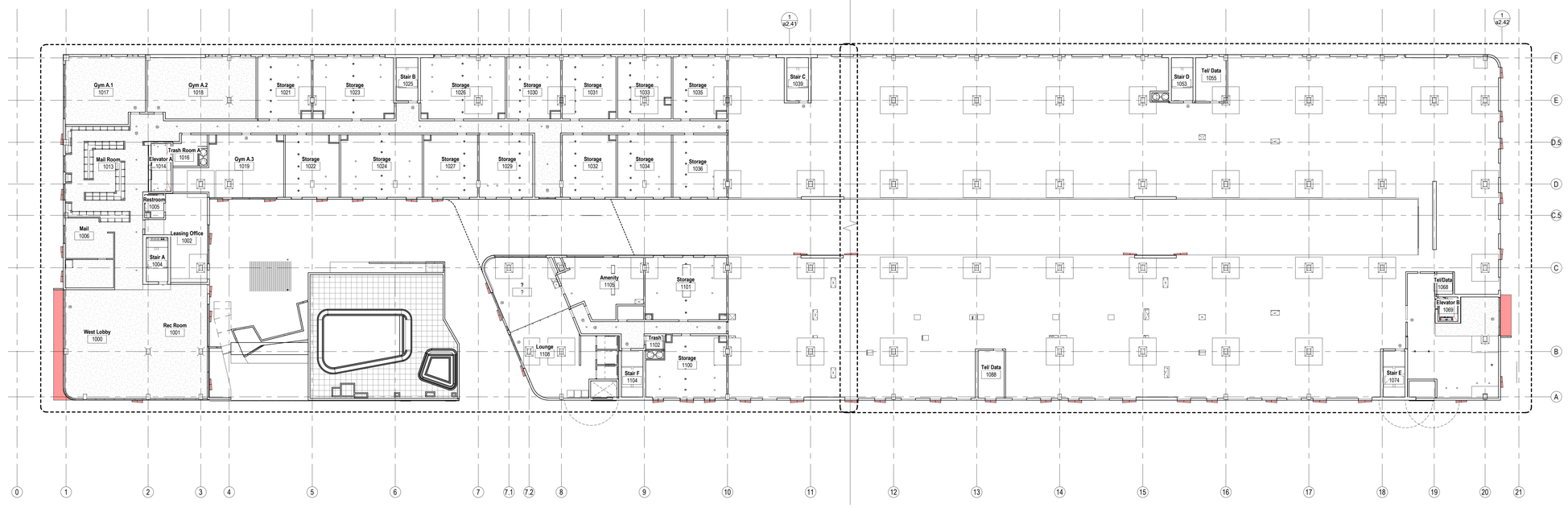
W.PA Job Number 1339

RCP - Overall Parking Level P3 & P2

a2.30



1 Level P1
1/16" = 1'-0"



2 Level L1
1/16" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
2. All Lighting To Be Installed Under Separate Trade Permit
3. All Ceiling Mounted Conduit and Junction Boxes to Be Exposed at Exposed Structure and Concealed in Soffit Assemblies. Exposed Conduit and Equipment to be Run Cleanly and Coordinated with Architect and Other Trades Prior to Installation.
4. Center Fixtures in Structural Bays Unless Otherwise Noted
5. All Toilet Rooms, Locker Rooms, Storage & Utility Rooms To Have An Occupant Sensor Control Device That Automatically Turns Lighting Off Within 30 Minutes of All Occupants Leaving The Space.
6. Common Area Lighting To Be On Occupancy Sensor After Building Closing Hours.
7. Time Clock To Have Holiday & Astronomical Functions. Time Clock To Retain Programming For 10 Hours After Loss of Power. Locate Building Time Clock in Electrical Room.
8. Egress Illumination Controlled By A Combination Of Listed Emergency Relay & Occupancy Sensors To Shut Off During Periods That The Building Space Served By The Means Of Egress Is Unoccupied.
9. Recessed Light Fixtures Between Conditioned and Unconditioned Spaces are to be Sealed to Limit Air Leakage and be IC Rated and labeled per Specifications.
10. Outlet Distribution To Be Provided Throughout as Per NFC Requirements.
11. Install Electrical Outlets @ 60" AFF Where Noted. All Other Electrical Outlets To Be Installed Per g0.01.

Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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SET ISSUE

Number	Issue	Date
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9	25% PDPP Submission	08.19.2022

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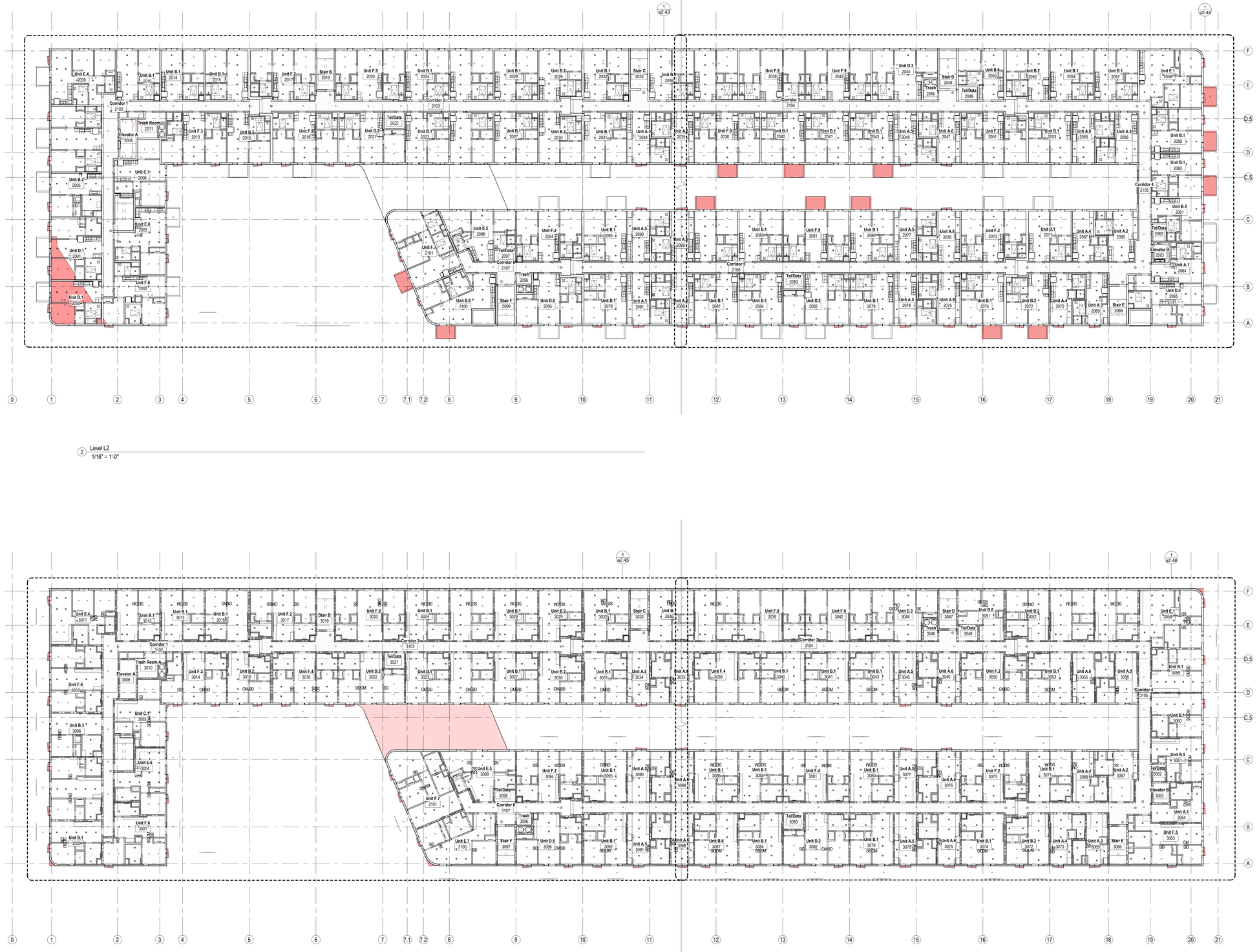
W.PA Job Number 1339

RCP - Overall
Parking Level P1 &
Level L1

a2.31



2 Level L2
1/16" = 1'-0"

1 Level L3
1/16" = 1'-0"

General Notes

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11. Install Electrical Outlets @ 60" AFF Where Noted. All Other Electrical Outlets To Be Installed Per g0.01.

Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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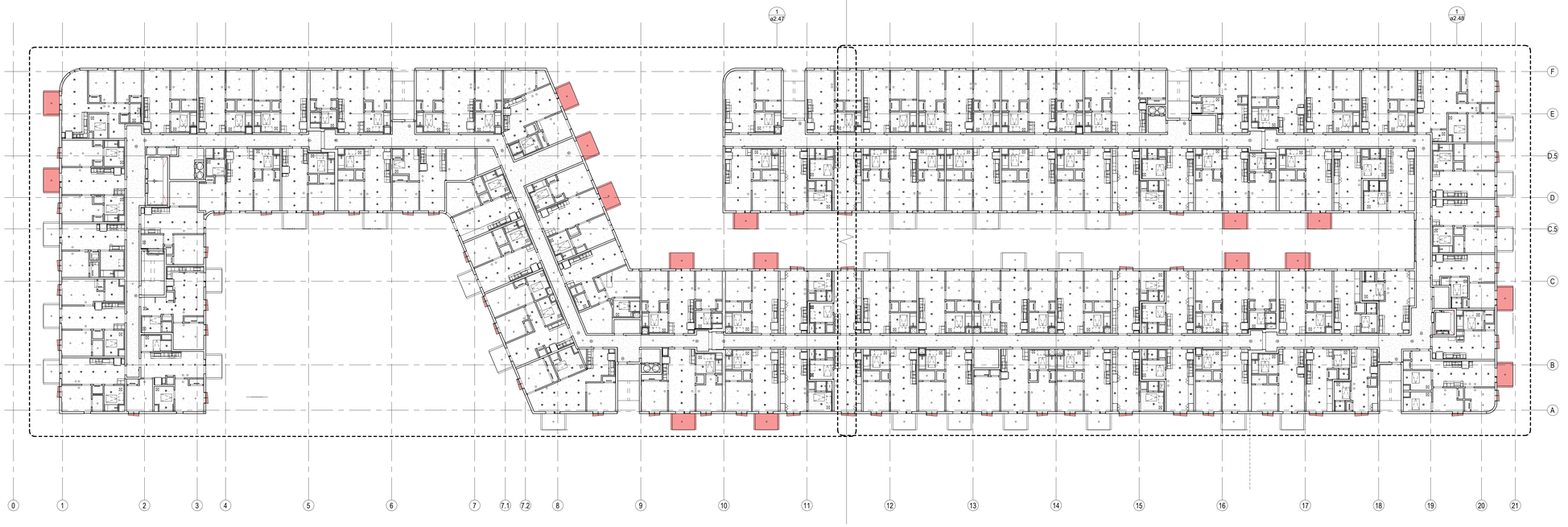
RCP - Overall
Level L2 & L3

a2.32



1 Level L4
1/16" = 1'-0"

2 Level L5
1/16" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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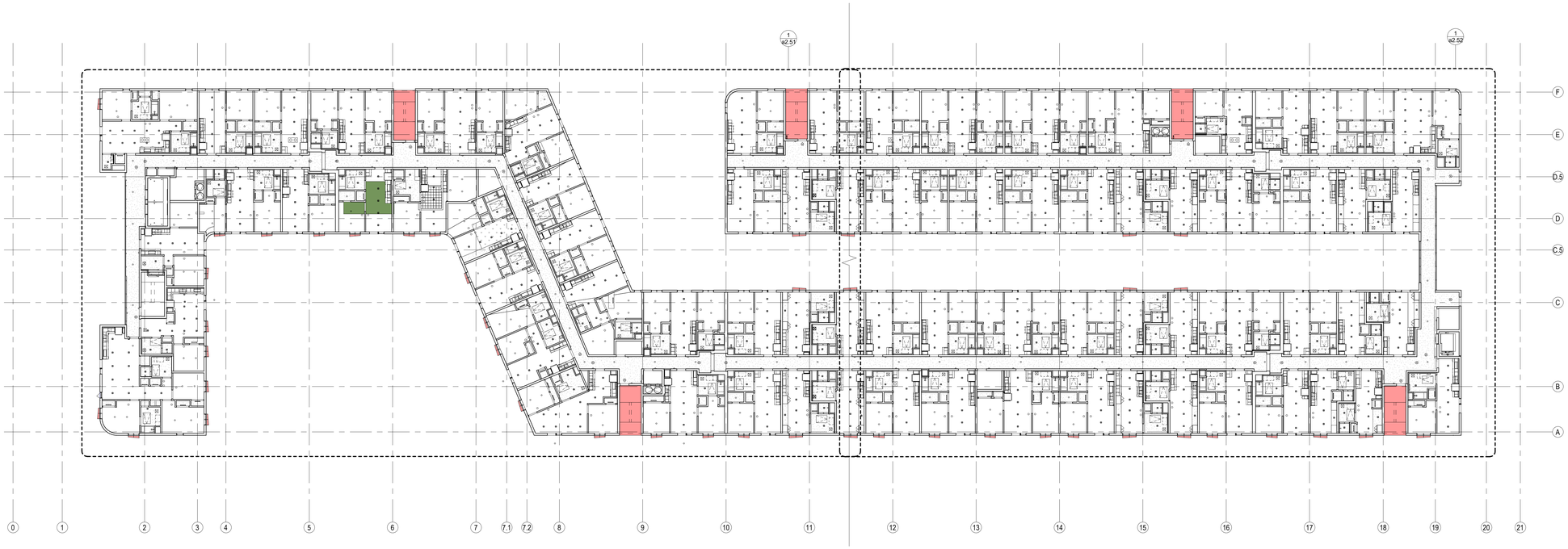
W.PA Job Number 1339

RCP - Overall
Level L4 & L5

a2.33



1 Level L6
1/16" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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7	75% Design Development	06.03.2022			

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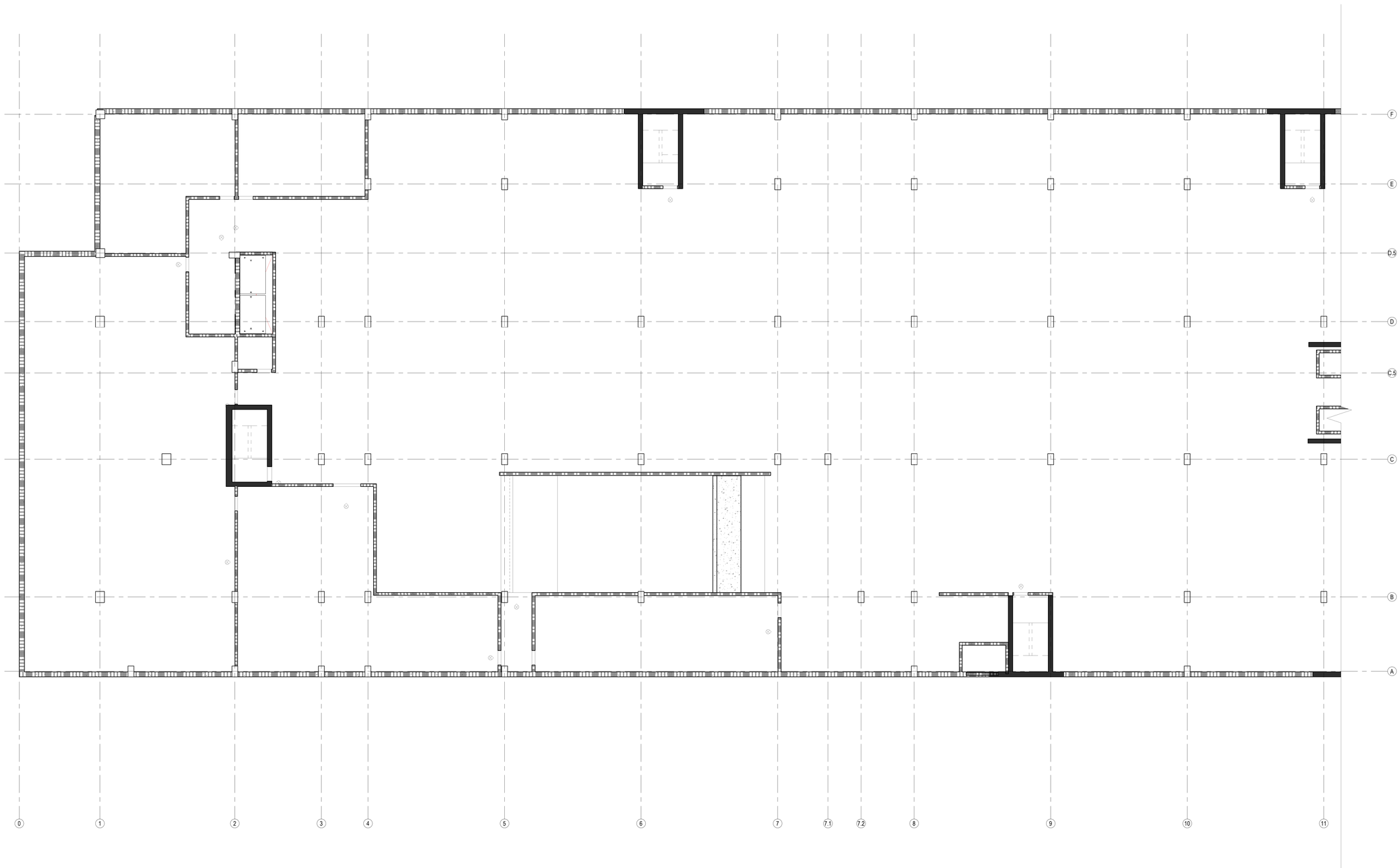
W.PA Job Number 1339

RCP - Overall
Level L6

a2.34



1 P3 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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7	75% Design Development	06.03.2022			

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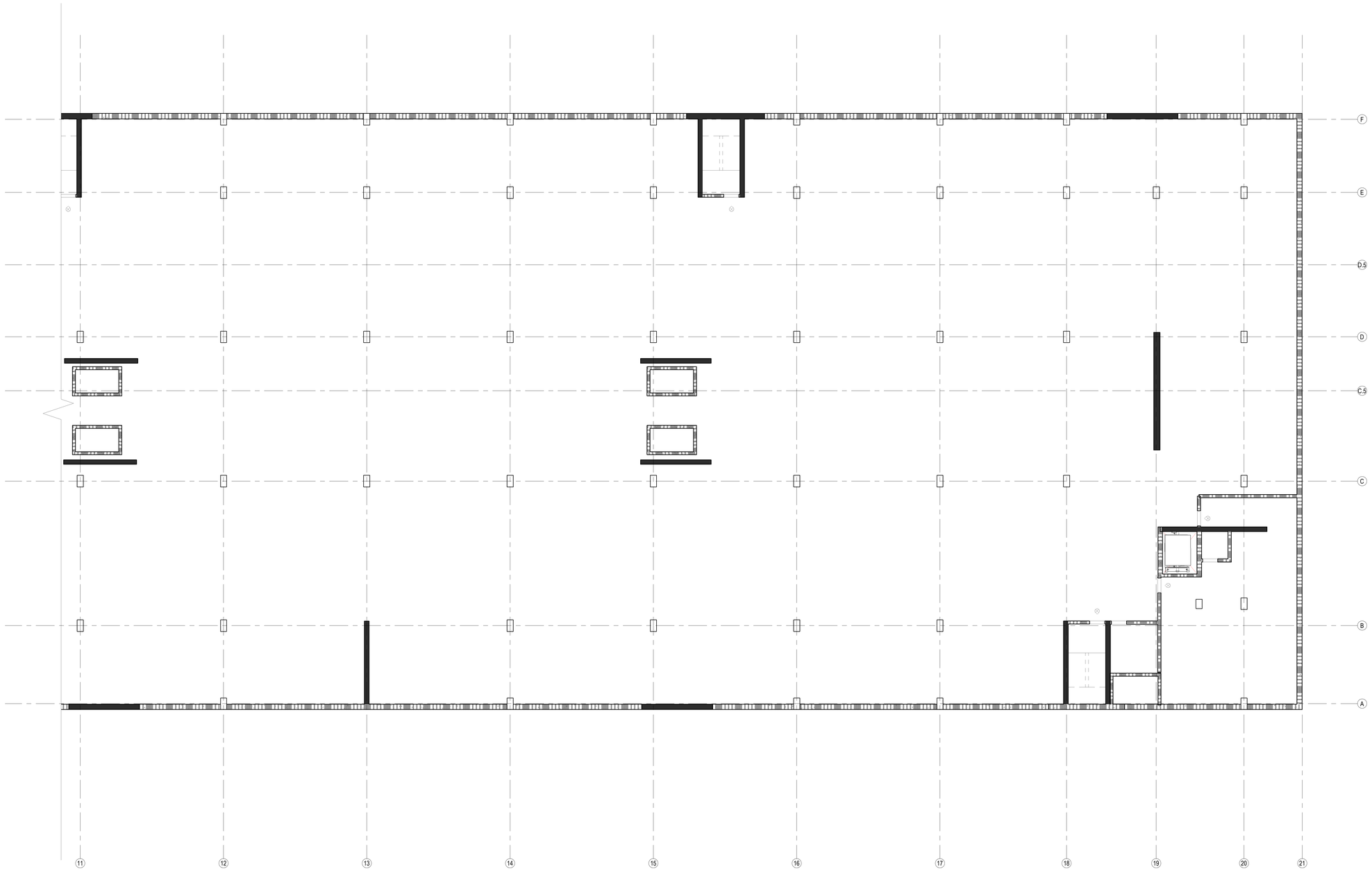
W.PA Job Number 1339

Plan Legend - West Parking
1" = 100'-0"

RCP - Parking
Level P3 West

a2.35



1 P3 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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9	25% PDPP Submission	08.19.2022

Sepulveda

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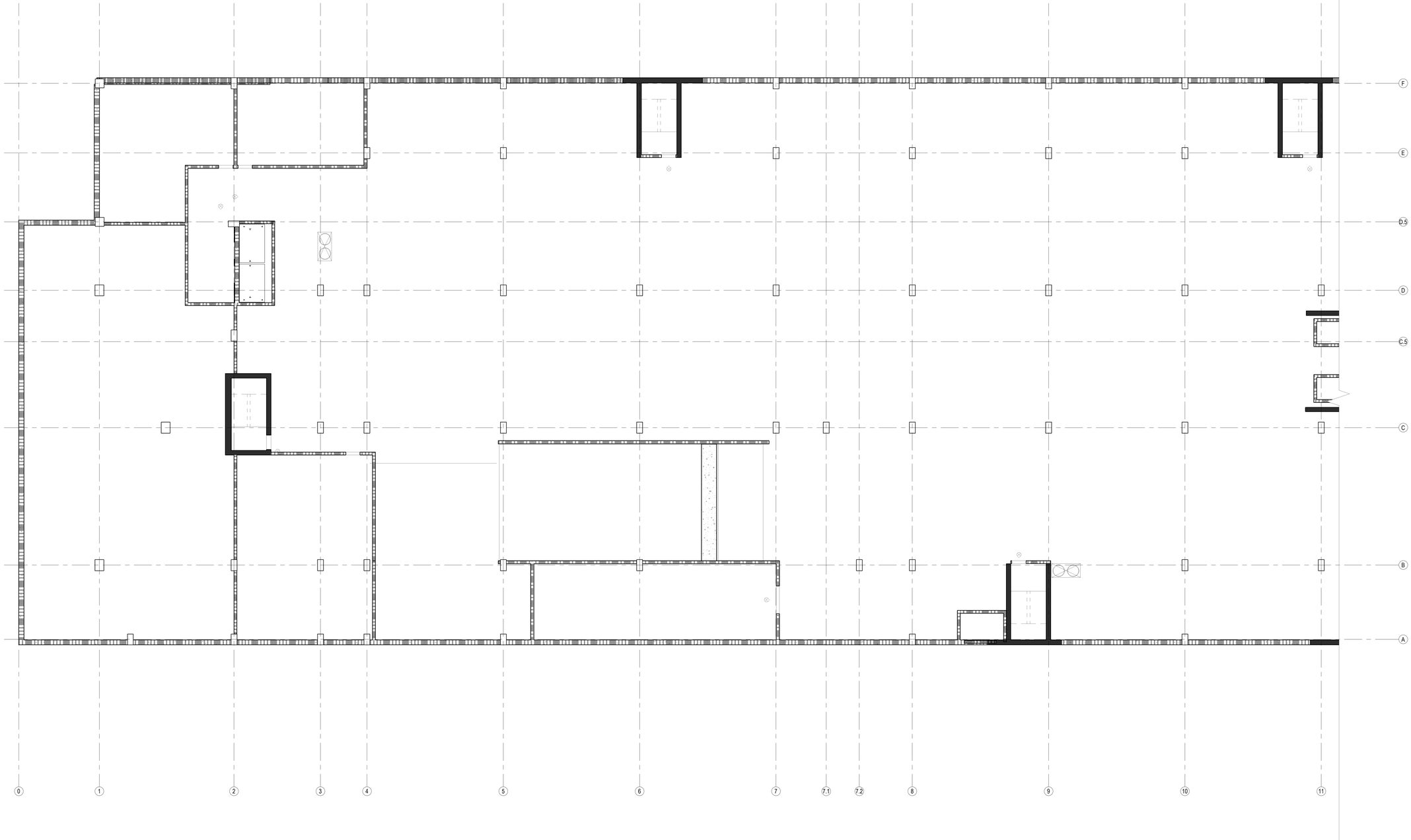
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West Parking
1" = 100'-0"

RCP - Parking
Level P3 East

a2.36



1 P2 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

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- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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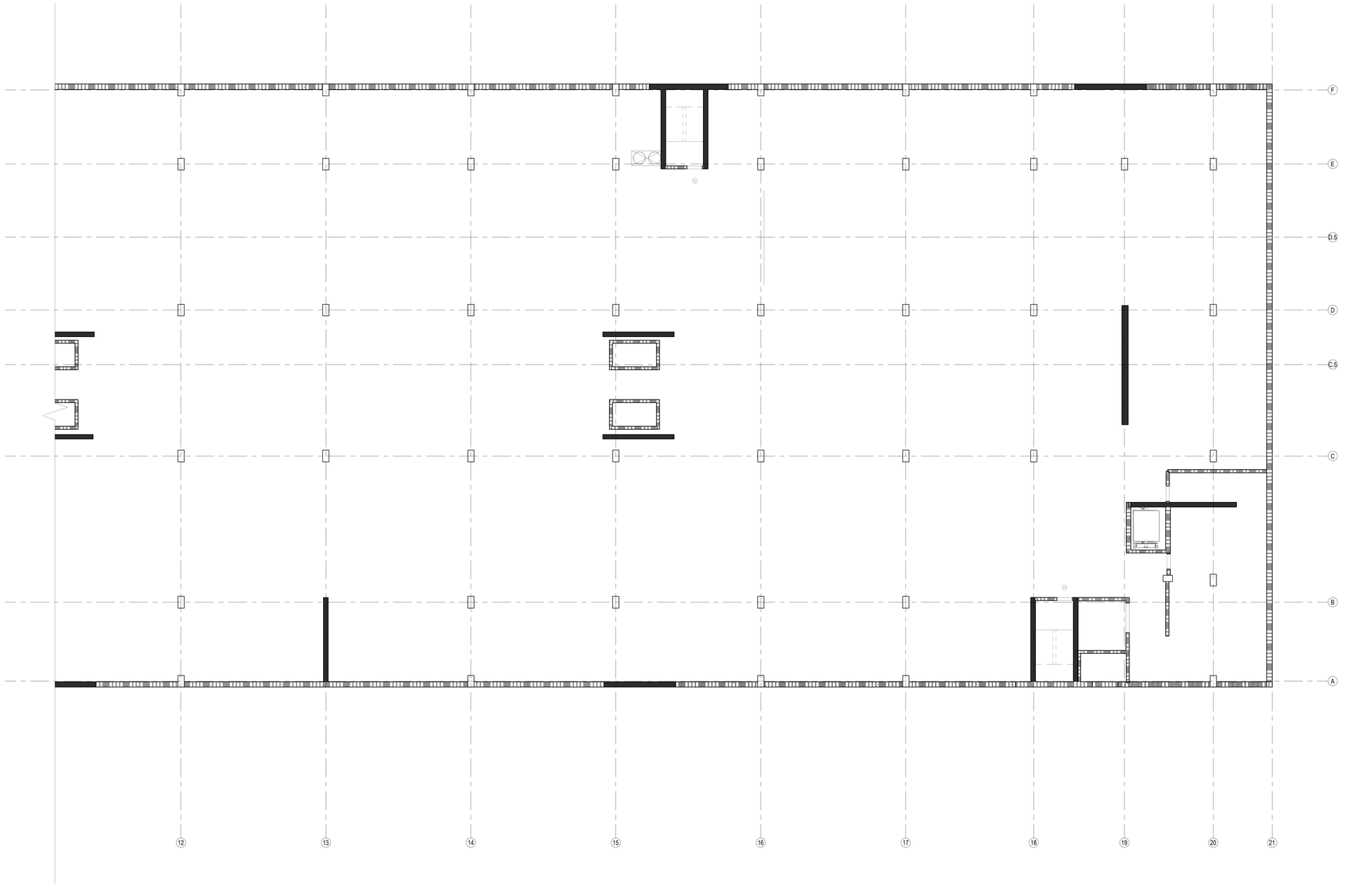
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West Parking
1" = 100'-0"

RCP - Parking
Level P2 West

a2.37



1 P2 East - RCP
1/8" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
2. All Lighting To Be Installed Under Separate Trade Permit
3. All Ceiling Mounted Conduit and Junction Boxes to Be Exposed at Exposed Structure and Concealed in Soffit Assemblies. Exposed Conduit and Equipment to be Run Cleanly and Coordinated with Architect and Other Trades Prior to Installation.
4. Center Fixtures in Structural Bays Unless Otherwise Noted
5. All Toilet Rooms, Locker Rooms, Storage & Utility Rooms To Have An Occupant Sensor Control Device That Automatically Turns Lighting Off Within 30 Minutes of All Occupants Leaving The Space.
6. Common Area Lighting To Be On Occupancy Sensor After Building Closing Hours.
7. Time Clock To Have Holiday & Astronomical Functions. Time Clock To Retain Programming For 10 Hours After Loss of Power. Locate Building Time Clock in Electrical Room.
8. Egress Illumination Controlled By A Combination Of Listed Emergency Relay & Occupancy Sensors To Shut Off During Periods That The Building Space Served By The Means Of Egress Is Unoccupied.
9. Recessed Light Fixtures Between Conditioned and Unconditioned Spaces are to be Sealed to Limit Air Leakage and be IC Rated and labeled per Specifications.
10. Outlet Distribution To Be Provided Throughout as Per NFC Requirements.
11. Install Electrical Outlets @ 60" AFF Where Noted. All Other Electrical Outlets To Be Installed Per g0.01.

Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

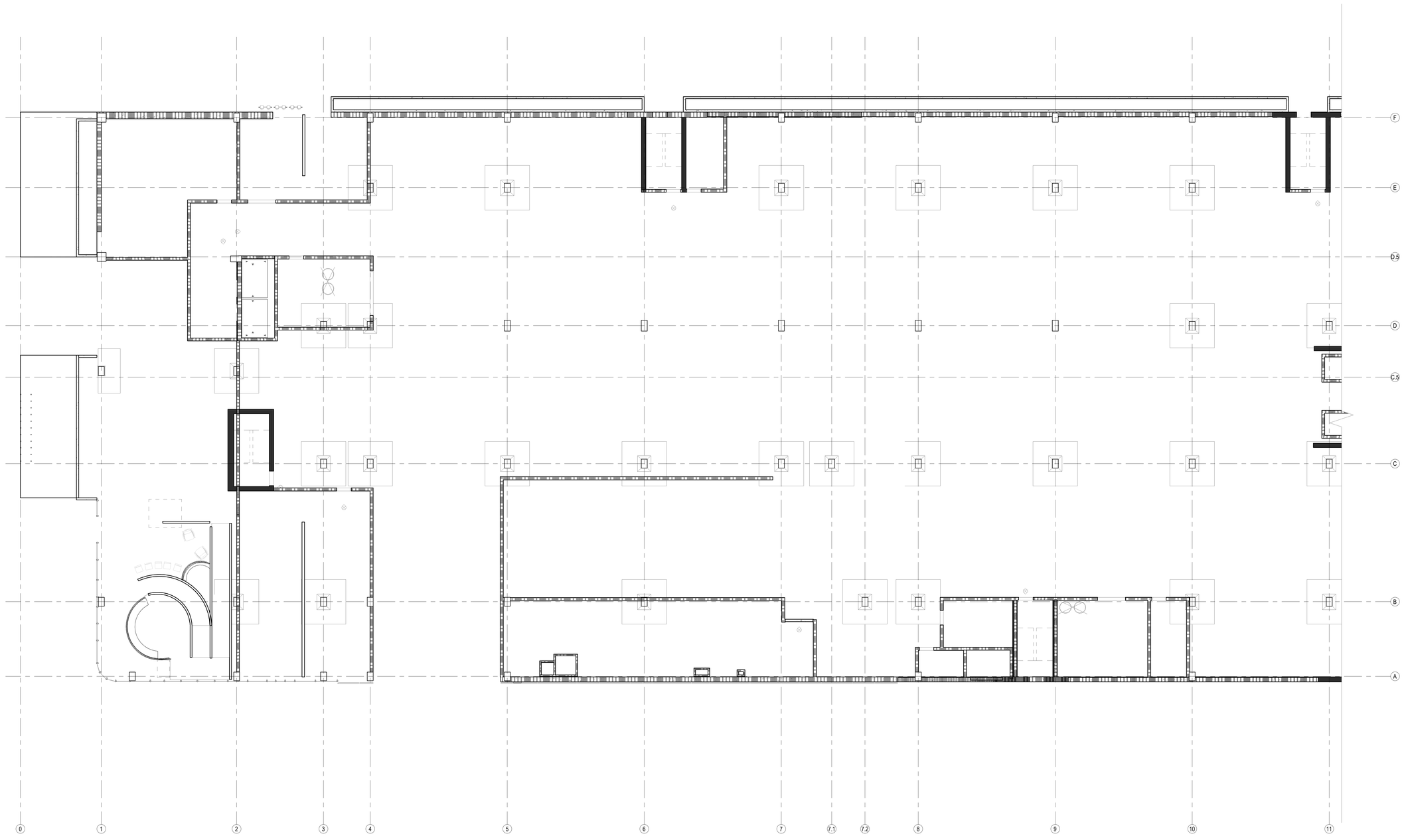
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East Parking
1" = 100'-0"

RCP - Parking
Level P2 East

a2.38



1 P1 West - RCP
1/8" = 1'-0"

General Notes

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2. All Lighting To Be Installed Under Separate Trade Permit
3. All Ceiling Mounted Conduit and Junction Boxes to Be Exposed at Exposed Structure and Concealed in Soffit Assemblies. Exposed Conduit and Equipment to be Run Cleanly and Coordinated with Architect and Other Trades Prior to Installation.
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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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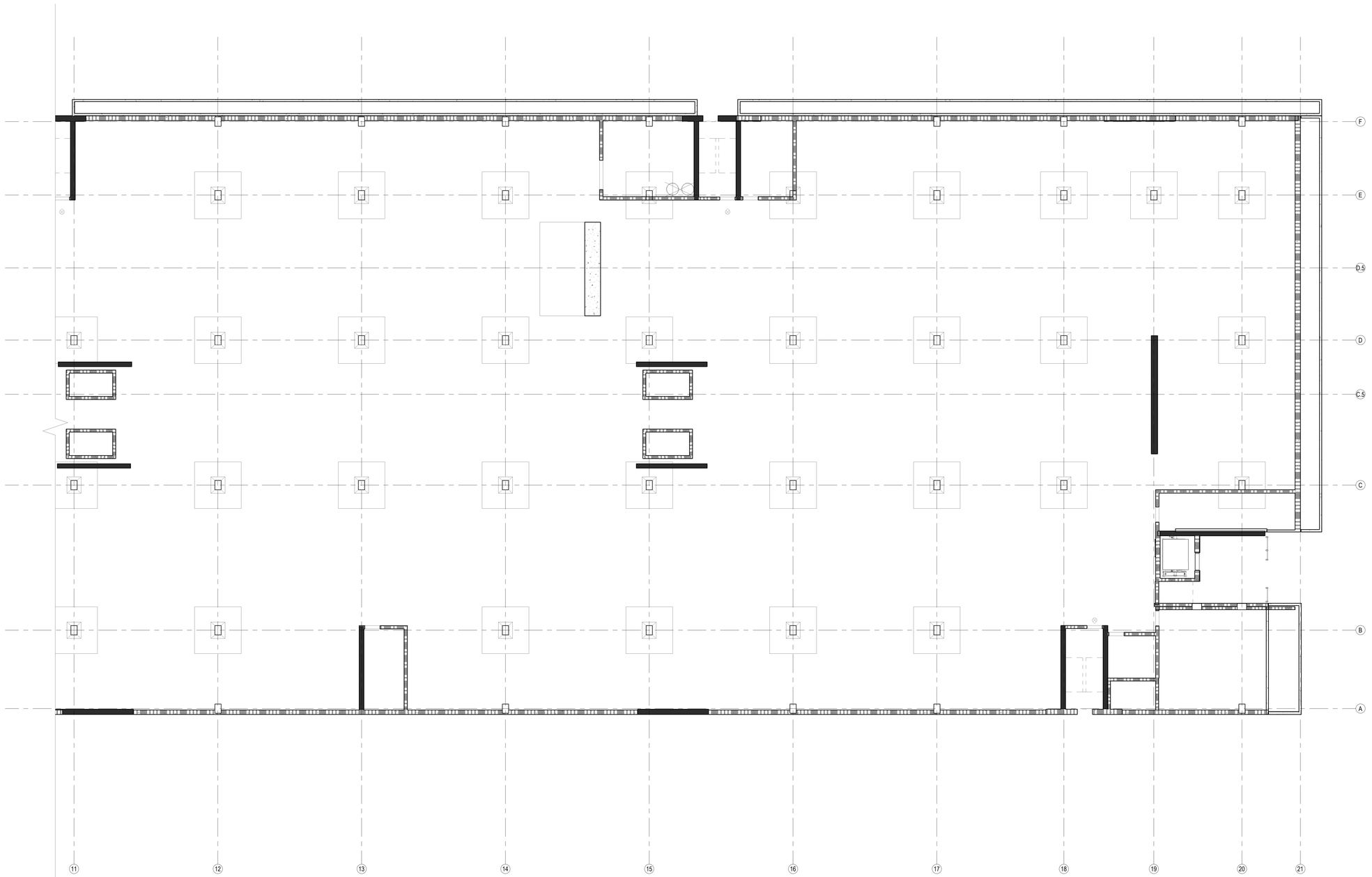
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West Parking
1" = 100'-0"

RCP - Parking
Level P1 West

a2.39



1 P1 East
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- □FA Fire Alarm / Strobe
- □FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East Parking
1" = 100'-0"

RCP - Parking
Level P1 East

a2.40

1 L1 West - RCP
1/8" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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9	25% PDPP Submission	08.19.2022

Sepulveda

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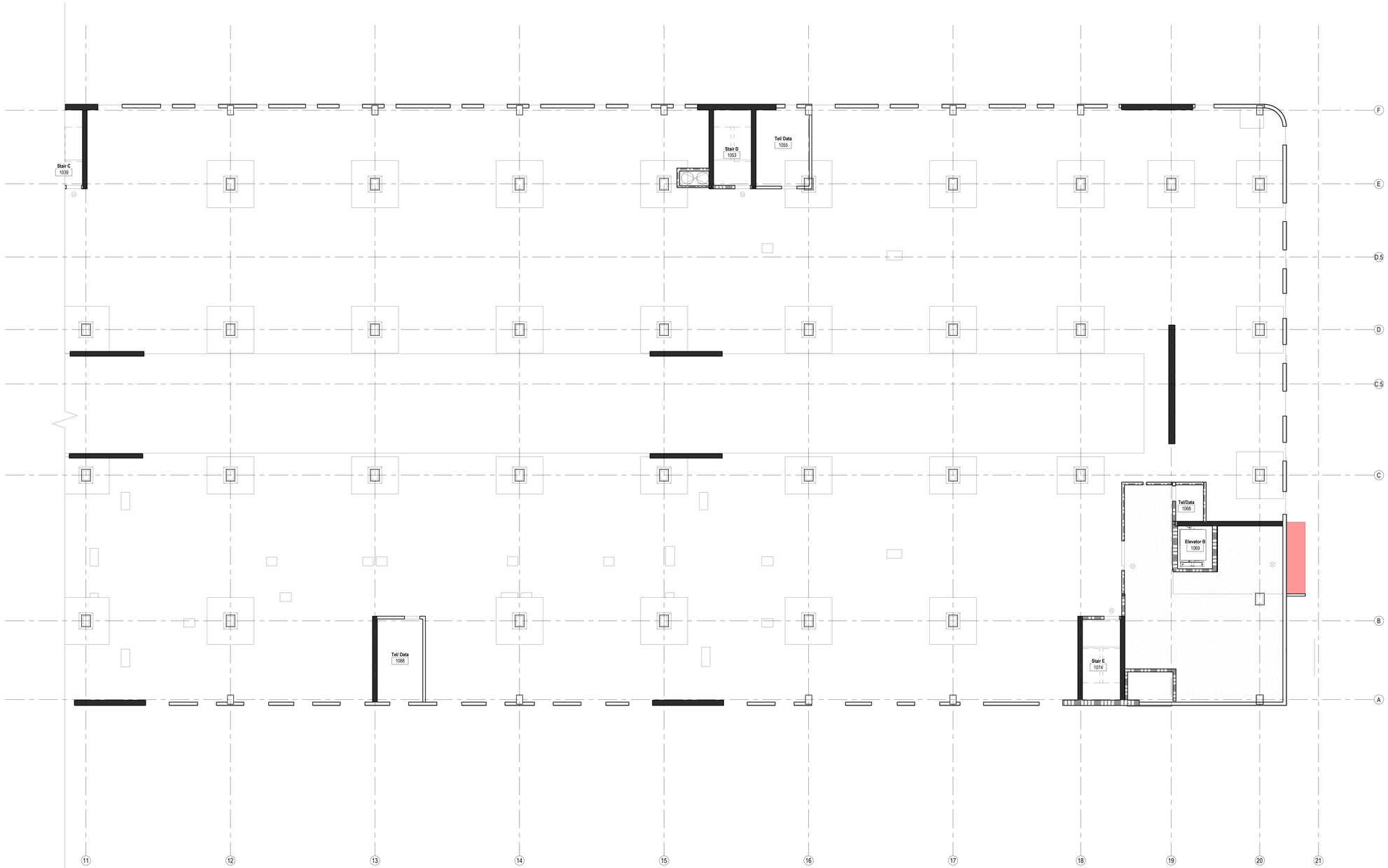
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West L1-L2
1" = 100'-0"

RCP - Level L1
West

a2.41



1 L1 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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7	75% Design Development	06.03.2022			

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W.PA Job Number 1339

Plan Legend - East L1-L2
1" = 100'-0"

RCP - Level L1
East

a2.42

1 L2 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West L1-L2
1" = 100'-0"

RCP - Level L2
West

a2.43

1 L2 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- CO Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East L1-L2
1" = 100'-0"

RCP - Level L2
East

a2.44

1 L3 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

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- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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W.PA Job Number 1339

Plan Legend - West L3-L6
1" = 100'-0"

RCP - Level L3
West

a2.45

1 L3 East - RCP
1/8" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
2. All Lighting To Be Installed Under Separate Trade Permit
3. All Ceiling Mounted Conduit and Junction Boxes to Be Exposed at Exposed Structure and Concealed in Soffit Assemblies. Exposed Conduit and Equipment to be Run Cleanly and Coordinated with Architect and Other Trades Prior to Installation.
4. Center Fixtures in Structural Bays Unless Otherwise Noted
5. All Toilet Rooms, Locker Rooms, Storage & Utility Rooms To Have An Occupant Sensor Control Device That Automatically Turns Lighting Off Within 30 Minutes of All Occupants Leaving The Space.
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7. Time Clock To Have Holiday & Astronomical Functions. Time Clock To Retain Programming For 10 Hours After Loss of Power. Locate Building Time Clock in Electrical Room.
8. Egress Illumination Controlled By A Combination Of Listed Emergency Relay & Occupancy Sensors To Shut Off During Periods That The Building Space Served By The Means Of Egress Is Unoccupied.
9. Recessed Light Fixtures Between Conditioned and Unconditioned Spaces are to be Sealed to Limit Air Leakage and be IC Rated and labeled per Specifications.
10. Outlet Distribution To Be Provided Throughout as Per NFC Requirements.
11. Install Electrical Outlets @ 60" AFF Where Noted. All Other Electrical Outlets To Be Installed Per g0.01.

Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East L3-L6
1" = 100'-0"

RCP - Level L3
East

a2.46

1 L4 West - RCP
1/8" = 1'-0"

General Notes

1. All Lighting Along Path of Egress to Maintain 1 Footcandle Minimum with Battery Back-Up Power. Reference Egress Plans for Path of Egress Location
2. All Lighting To Be Installed Under Separate Trade Permit
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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

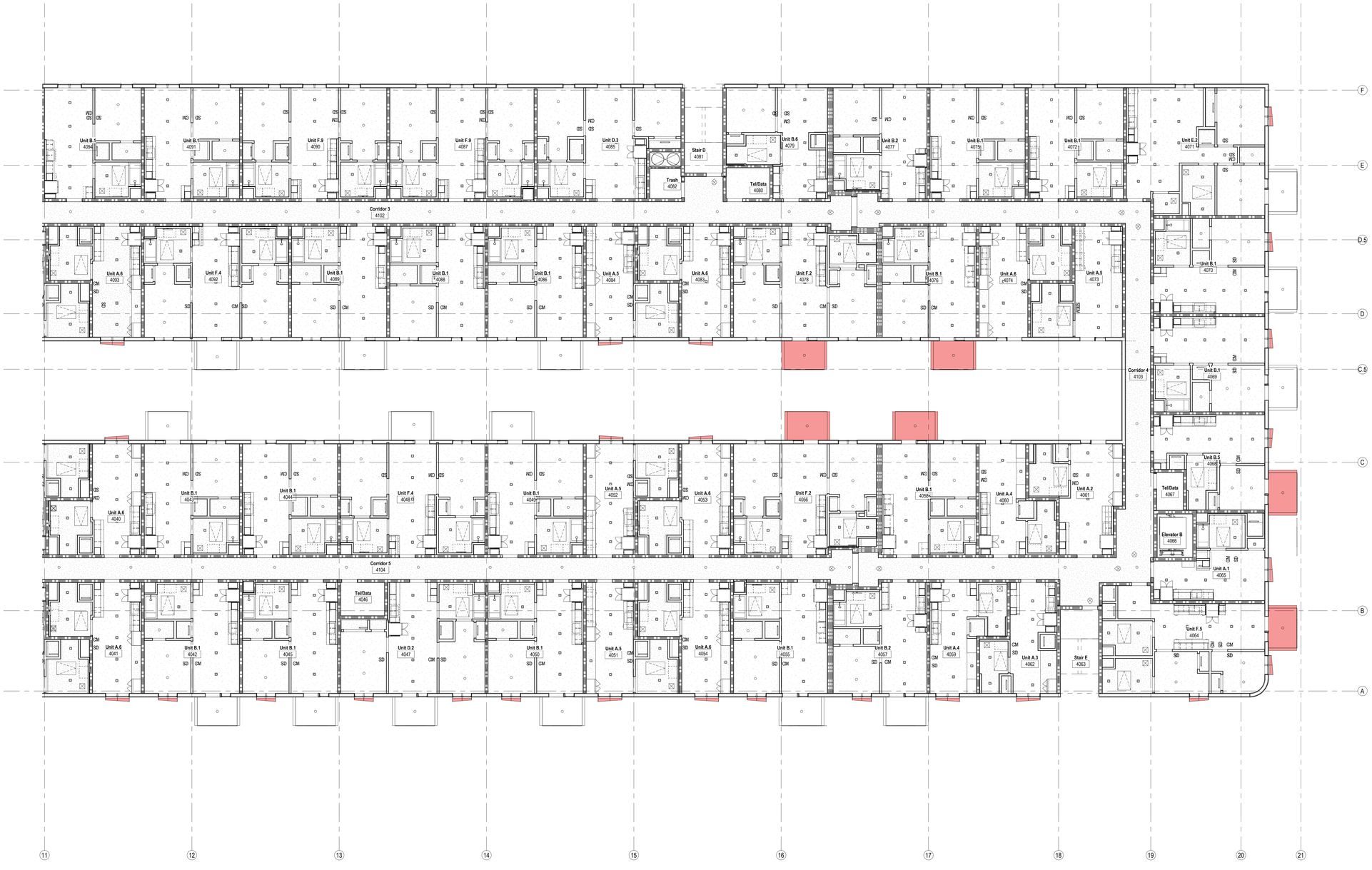
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West L3-L6
1" = 100'-0"

RCP - Level L4
West

a2.47



1 L4 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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7	75% Design Development	06.03.2022			

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East L3-L6
1" = 100'-0"

RCP - Level L4
East

a2.48

1 L5 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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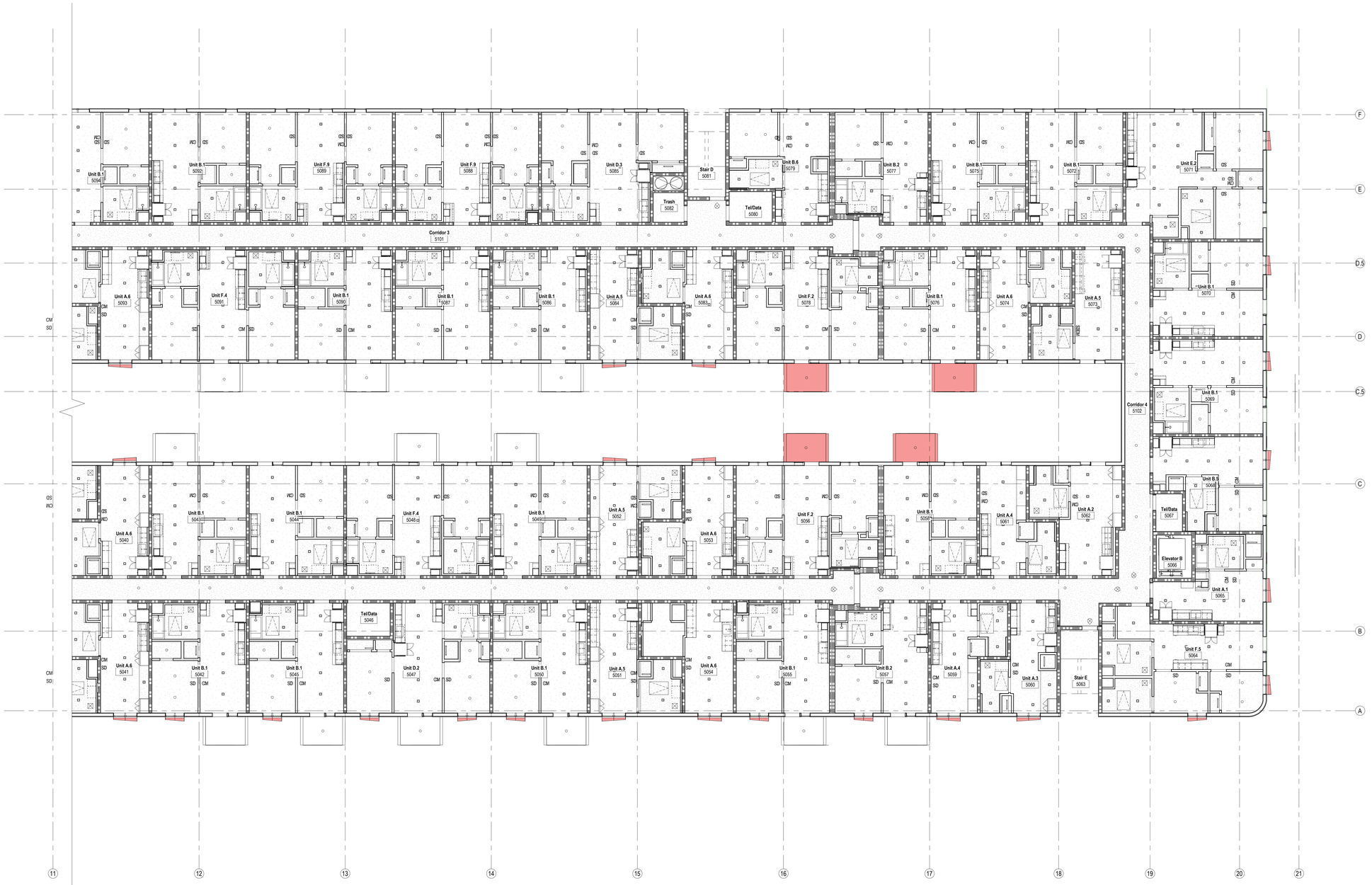
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West L3-L6
1" = 100'-0"

RCP - Level L5
West

a2.49



1 L5 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- CM Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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9	25% PDPP Submission	08.19.2022

Sepulveda

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East L3-L6
1" = 100'-0"

RCP - Level L5
East

a2.50

1 L6 West - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA Fire Alarm / Strobe
- FP Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - West L3-L6
1" = 100'-0"

RCP - Level L6
West

a2.51

1 L6 East - RCP
1/8" = 1'-0"

General Notes

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Device Legend

Devices

- Speaker Surface Mounted
- Speaker Recessed Mounted
- FA — Fire Alarm / Strobe
- FP — Fire Alarm Pull Station
- Smoke Detector
- Carbon Monoxide Detector
- FE — Fire Extinguisher

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

Ceiling Legend

Materials

- Gypsum Ceiling Board
- Dropped Gypsum Soffit

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Sepulveda

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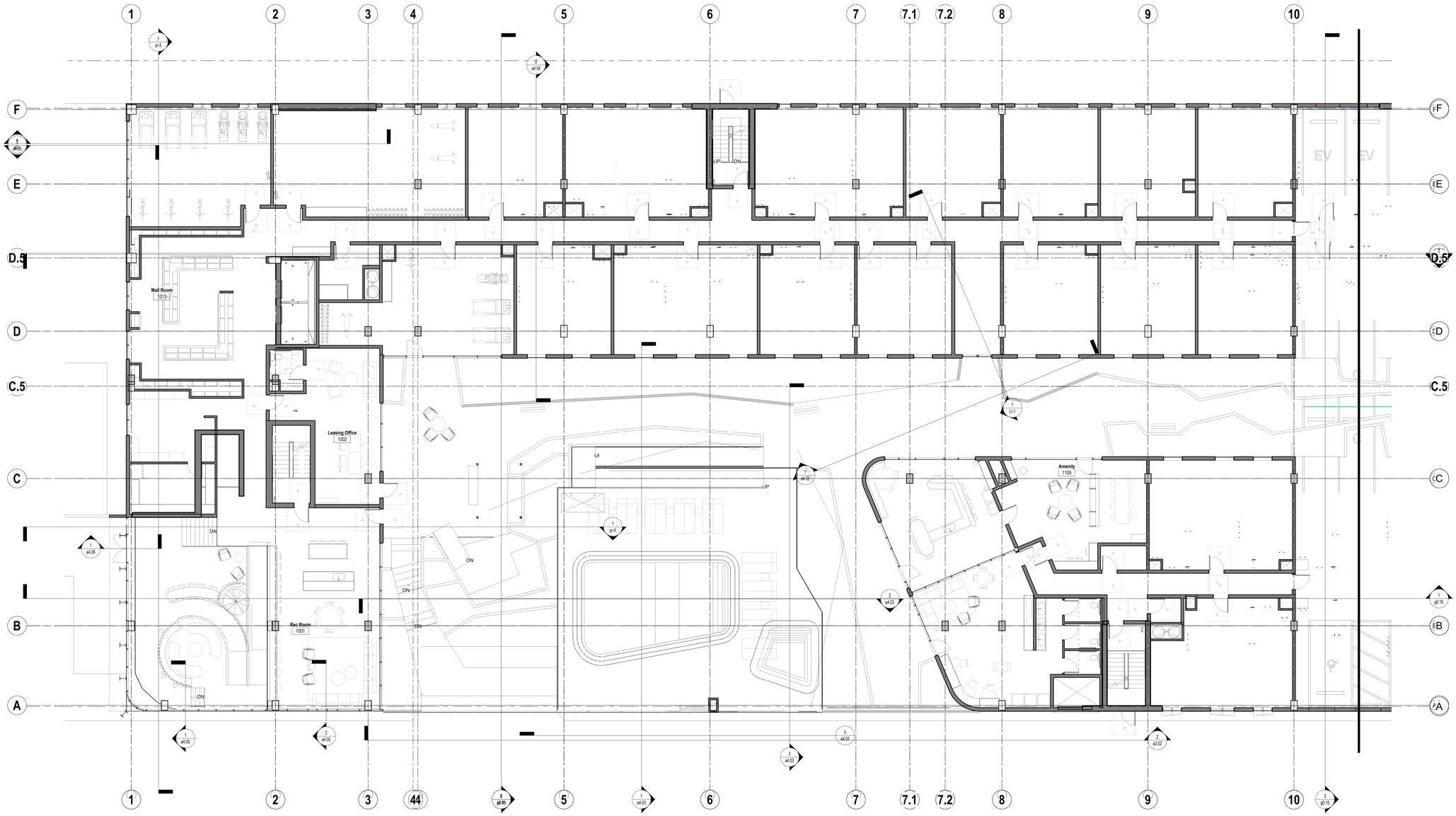
Van Nuys, CA 91411

W.PA Job Number 1339

Plan Legend - East L3-L6
1" = 100'-0"

RCP - Level L6
East

a2.52



2 Enlarged Amenity Plan Copy 1
1/8" = 1'-0"

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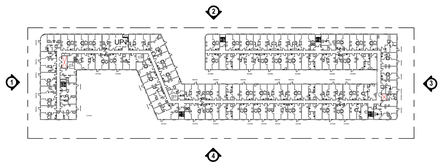
Van Nuys, CA 91411

W.PA Job Number 1339

Enlarged Amenity Plan

a2.73

Exterior Key Plan 1
1" = 80'-0"



Materials, Textures and Colors

Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Matte Black. Smooth texture.

Tint Glass Panel in Salmon Pink & Light Salmon Pink Color

Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants

Webnet Mesh Guardrail at Balcony

Cast in-place concrete with Smooth Stucco to Match Exterior Facade

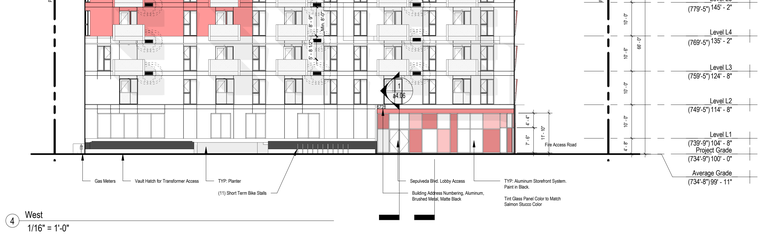
Balcony Door & Window, Vinyl, White to match Exterior facade

General Notes

1. New buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background and be a minimum of 4 inches high with a minimum stroke width of 0.5 inches.

3 South
1/16" = 1'-0"

4 West
1/16" = 1'-0"



1 East
1/16" = 1'-0"

2 North
1/16" = 1'-0"

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4	25% Design Development	04.15.2022			
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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

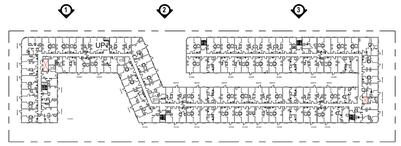
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Overall Exterior Elevations

a3.00

Exterior Key Plan 2
1" = 80'-0"



Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
- Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants
- Webnet Mesh Guardrail at Balcony
- Cast in-place concrete with Smooth Stucco to Match Exterior Facade
- Balcony Door & Window, Vinyl, White to match Exterior facade

General Notes

1. New buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background and be a minimum of 4 inches high with a minimum stroke width of 0.5 inches.

3 Partial North Elevation 1
1/8" = 1'-0"

2 Partial North Elevation 2
1/8" = 1'-0"

1 Partial North Elevation 3
1/8" = 1'-0"

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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Van Nuys, CA 91411

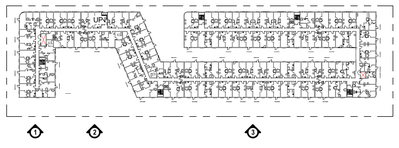
W.PA Job Number 1339

Partial Enlarged Exterior Elevations

a3.01

Exterior Key Plan 3

1" = 80'-0"



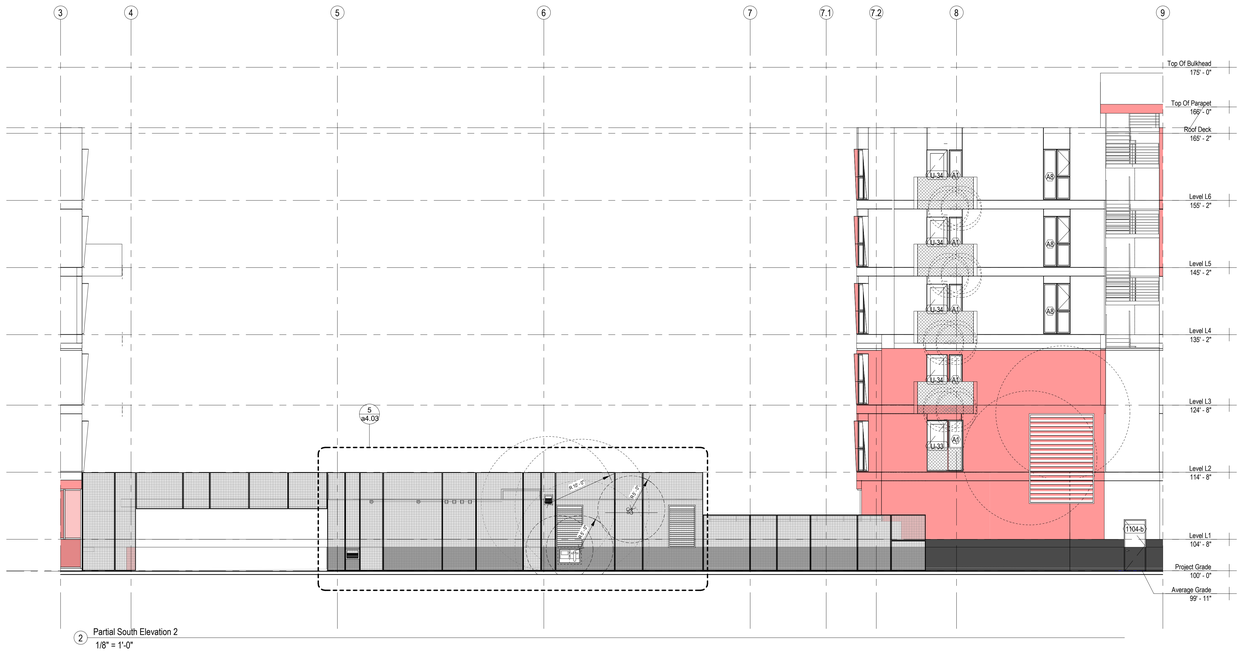
Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
- Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants
- Webnet Mesh Guardrail at Balcony
- Cast in-place concrete with Smooth Stucco to Match Exterior Facade
- Balcony Door & Window, Vinyl, White to match Exterior facade

General Notes

1. New buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background and be a minimum of 4 inches high with a minimum stroke width of 0.5 inches.

1 Partial South Elevation 1
1/8" = 1'-0"



2 Partial South Elevation 2
1/8" = 1'-0"

3 Partial South Elevation 3
1/8" = 1'-0"

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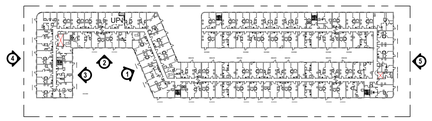
Partial Enlarged
Exterior Elevations

a3.02

Exterior Key Plan 4
1" = 80'-0"



Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
- Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants
- Webnet Mesh Guardrail at Balcony
- Cast in-place concrete with Smooth Stucco to Match Exterior Facade
- Balcony Door & Window, Vinyl, White to match Exterior facade

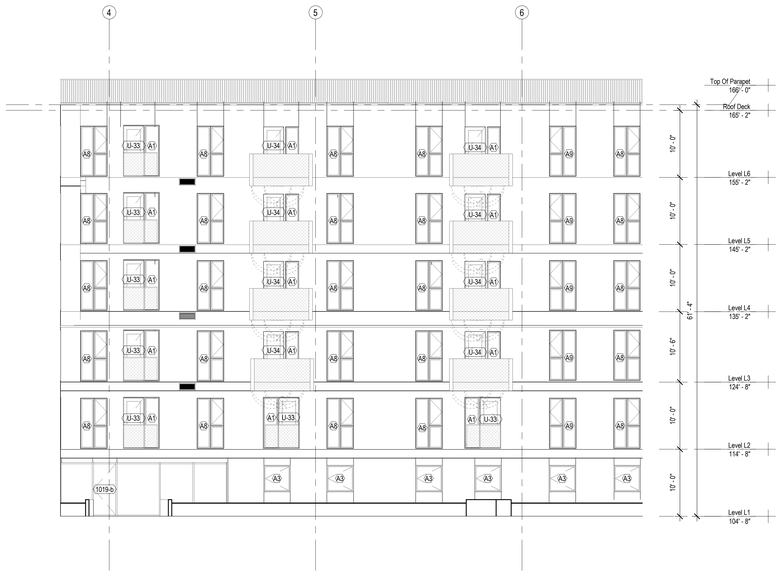
General Notes

1. New buildings shall have approved address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background and be a minimum of 4 inches high with a minimum stroke width of 0.5 inches.

5 Columbus Front - East Elevation
1/8" = 1'-0"

4 Sepulveda Front - West Elevation
1/8" = 1'-0"

3 Pool Deck - West Elevation
1/8" = 1'-0"



2 Pool Deck - North Elevation
1/8" = 1'-0"

1 Pool Deck - East Elevation
1/8" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

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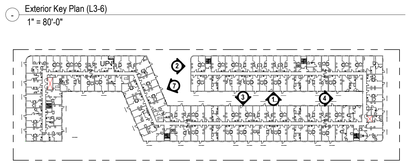
Van Nuys, CA 91411

W.PA Job Number 1339

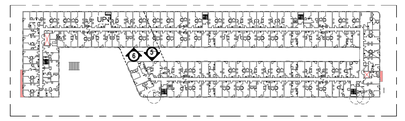
Partial Enlarged
Exterior Elevations

a3.03

7 Canyon - West Elevation
1/8" = 1'-0"



Exterior Key Plan (L3-6)
1" = 80'-0"



Exterior Key Plan (L1-3)
1" = 80'-0"

Materials, Textures and Colors

Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation

Stucco - Color: Matte Black. Smooth texture.

Tint Glass Panel in Salmon Pink & Light Salmon Pink Color

Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants

Webnet Mesh Guardrail at Balcony

Cast in-place concrete with Smooth Stucco to Match Exterior Facade

Balcony Door & Window, Vinyl, White to match Exterior facade

General Notes

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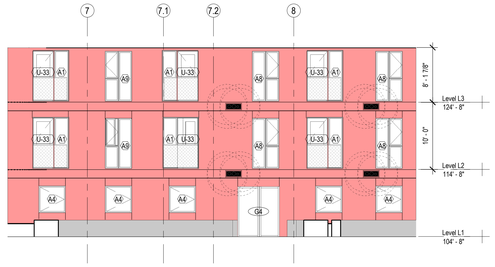
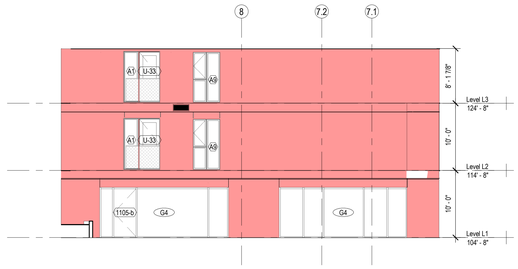
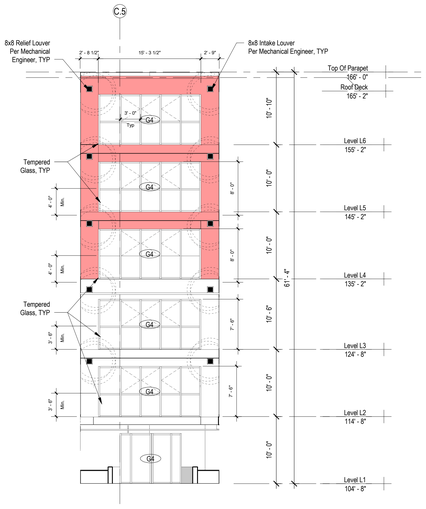


5 Bridge - North Elevation
1/8" = 1'-0"

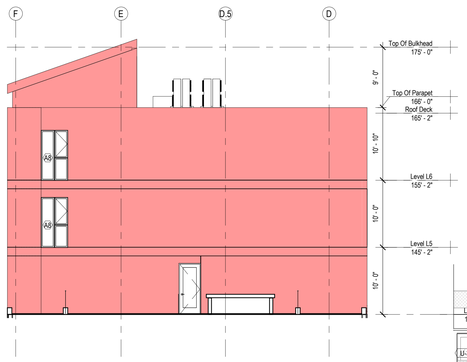


6 Bridge - South Elevation
1/8" = 1'-0"



1 Canyon - East Elevation
1/8" = 1'-0"

2 Canyon - North Elevation
1/8" = 1'-0"



4 Upper Deck - East Elevation
1/8" = 1'-0"

3 Canyon - South Elevation
1/8" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

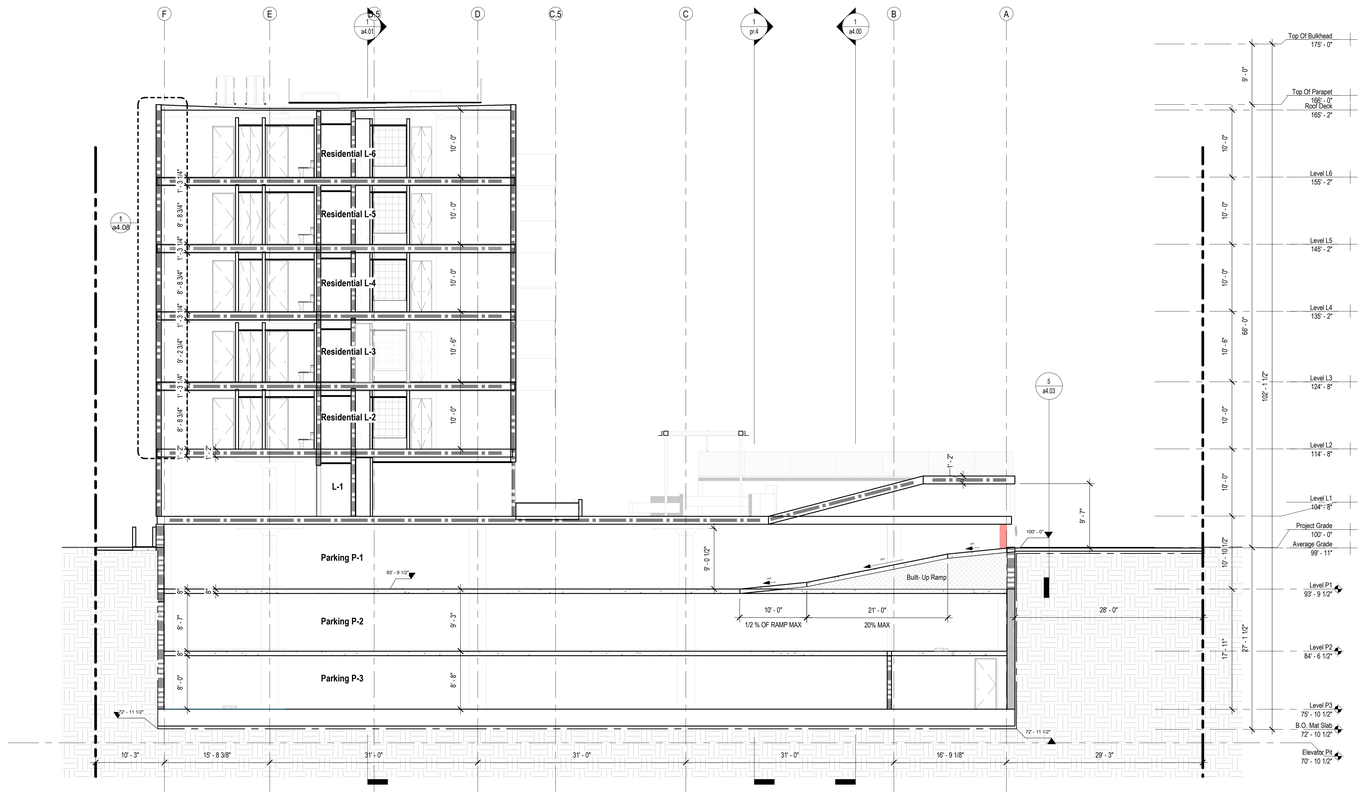
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

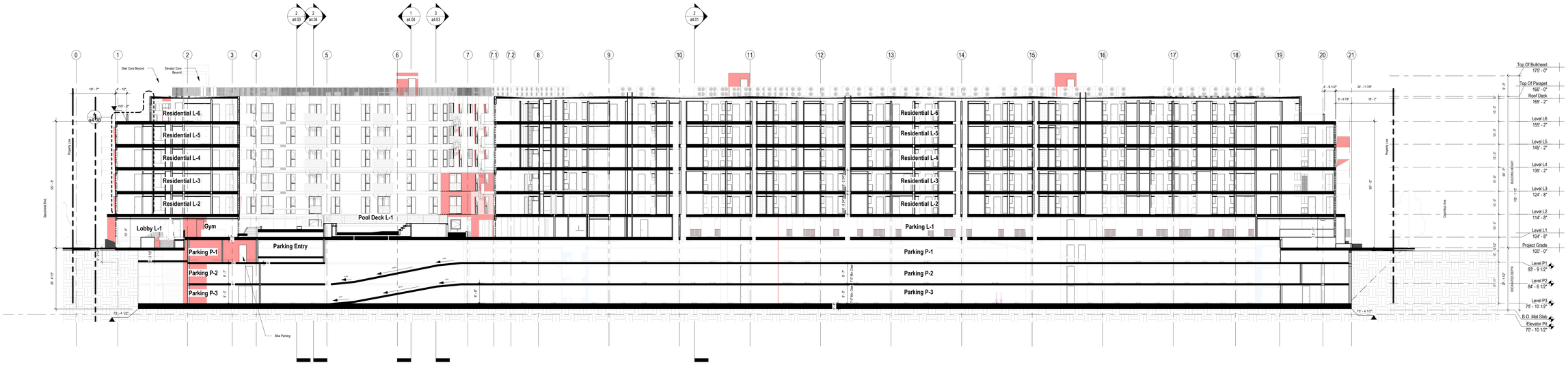
W.PA Job Number 1339

Partial Enlarged
Exterior Elevations

a3.04



2 Building Section N/S - Pool Deck
1/8" = 1'-0"



1 Building Section E/W 01
1/16" = 1'-0"

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
- Cast in-place concrete with Smooth Stucco to Match Exterior Facade
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Wire Mesh Vine Panel with Mesh Inset For Vertical Growing Plants
- Balcony Door & Window. Vinyl, White to match Exterior facade
- Stucco - Color: Matte Black. Smooth texture.
- Webnet Mesh Guardrail at Balcony

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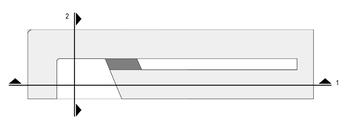
W.PA Job Number 1339



Overall Building Sections

a4.00

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
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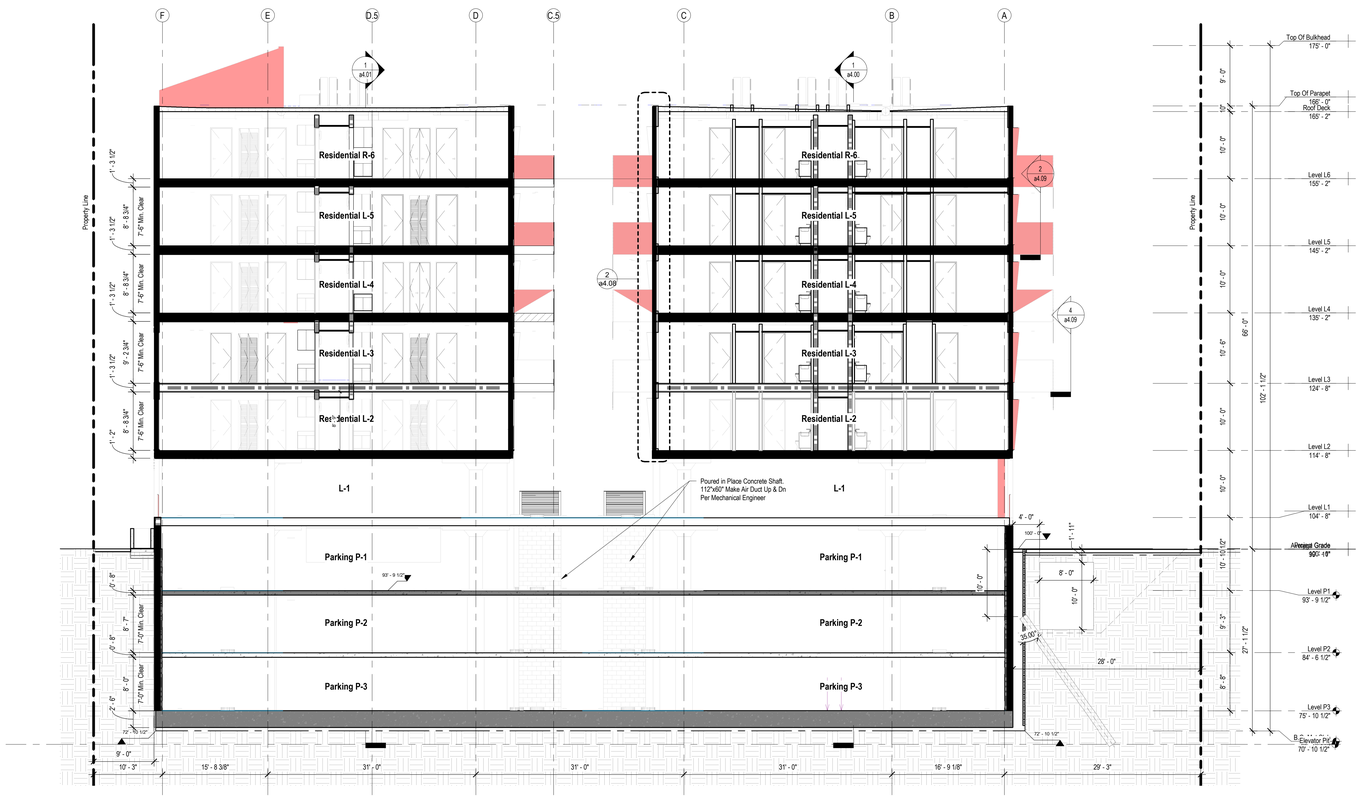

2 Building Section N/S
1/8" = 1'-0"

1 Building Section E/W
1/16" = 1'-0"

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Van Nuys, CA 91411

W.PA Job Number 1339

Overall Building Sections

a4.01

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

Materials, Textures and Colors

- Stucco - Color: White. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Salmon Pink. Smooth texture. Pattern Joints spacing per Elevation
- Stucco - Color: Matte Black. Smooth texture.
- Tint Glass Panel in Salmon Pink & Light Salmon Pink Color
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- Webnet Mesh Guardrail at Balcony
- Cast in-place concrete with Smooth Stucco to Match Exterior Facade
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1 Enlarged Building Section at Bridge
1/4" = 1'-0"

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7	75% Design Development	06.03.2022			

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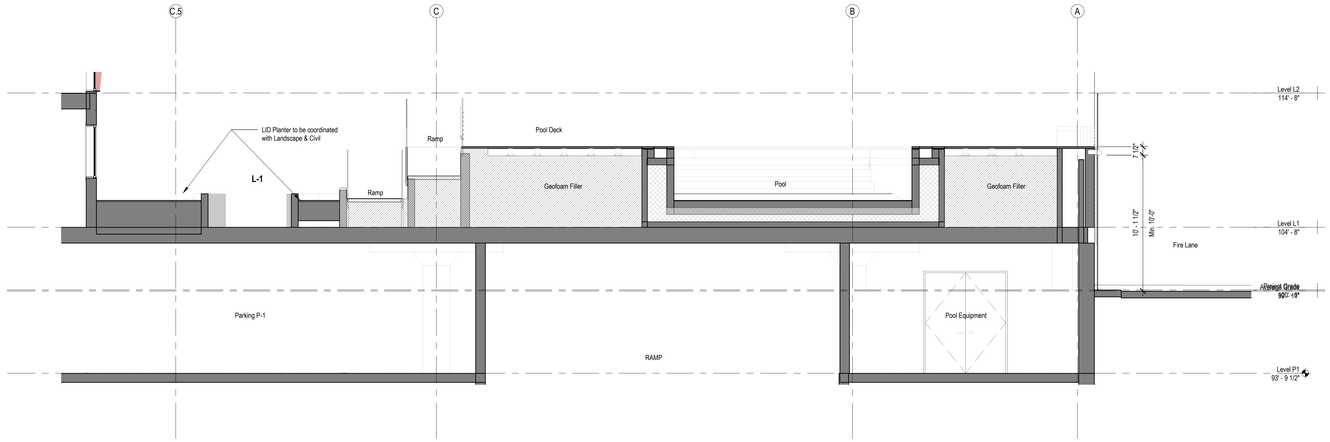
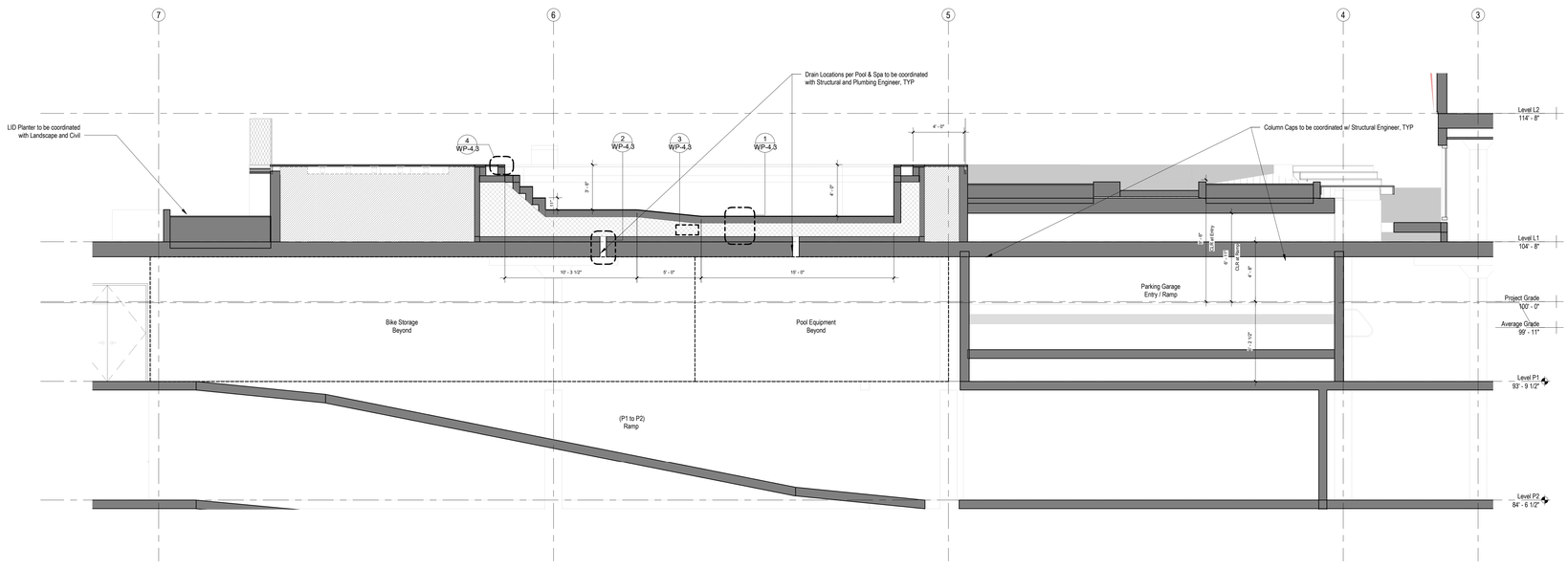
Enlarged Building Sections

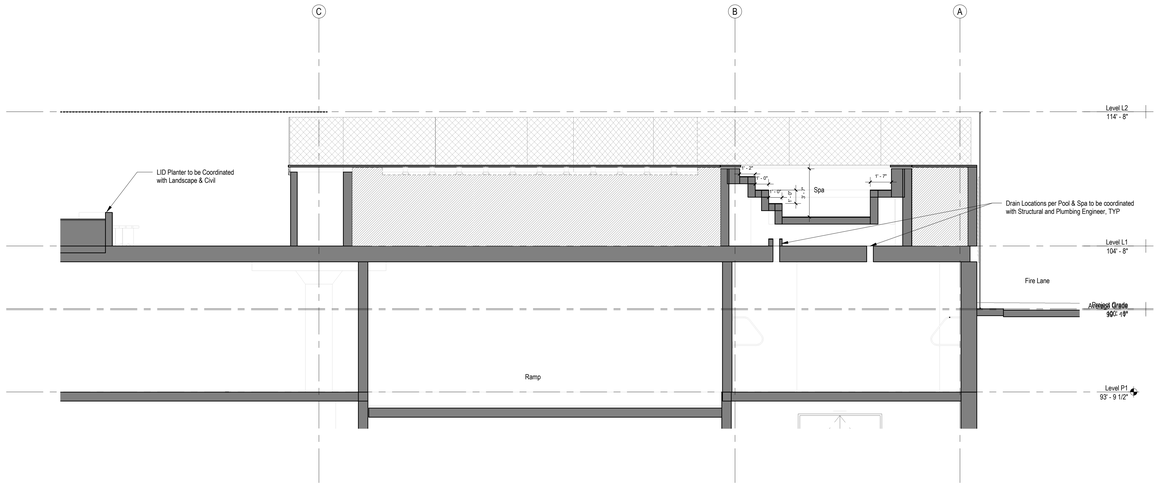
a4.02



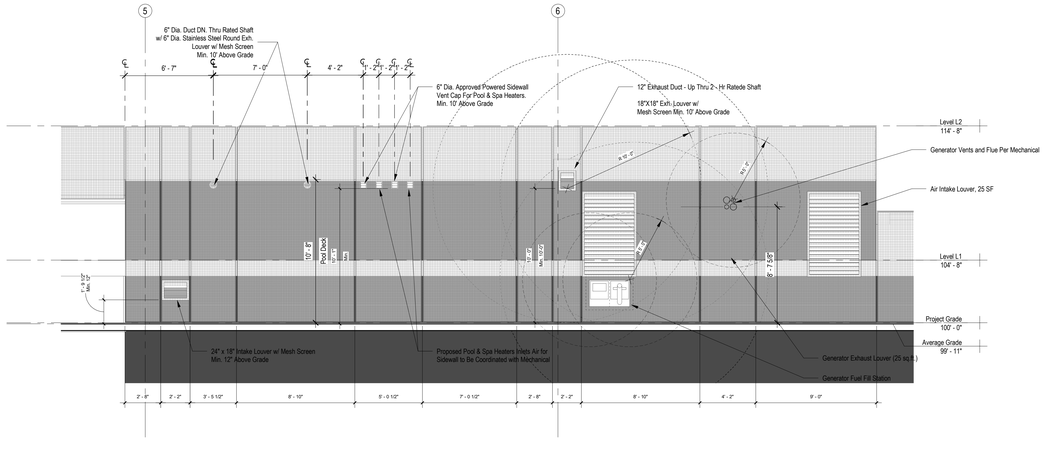
1 Enlarged Section at Pool Deck (N/S)
1/4" = 1'-0"



2 Enlarged Section at Pool Deck (E/W)
1/4" = 1'-0"



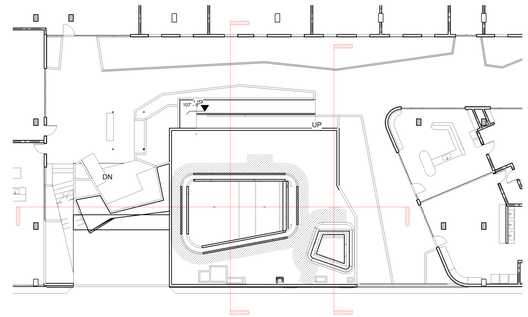
3 Enlarged Section at Spa (N/S)
1/4" = 1'-0"



5 Mesh Screen At Pool Deck
1/4" = 1'-0"

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier



4 Pool Deck - Key Map
1/16" = 1'-0"

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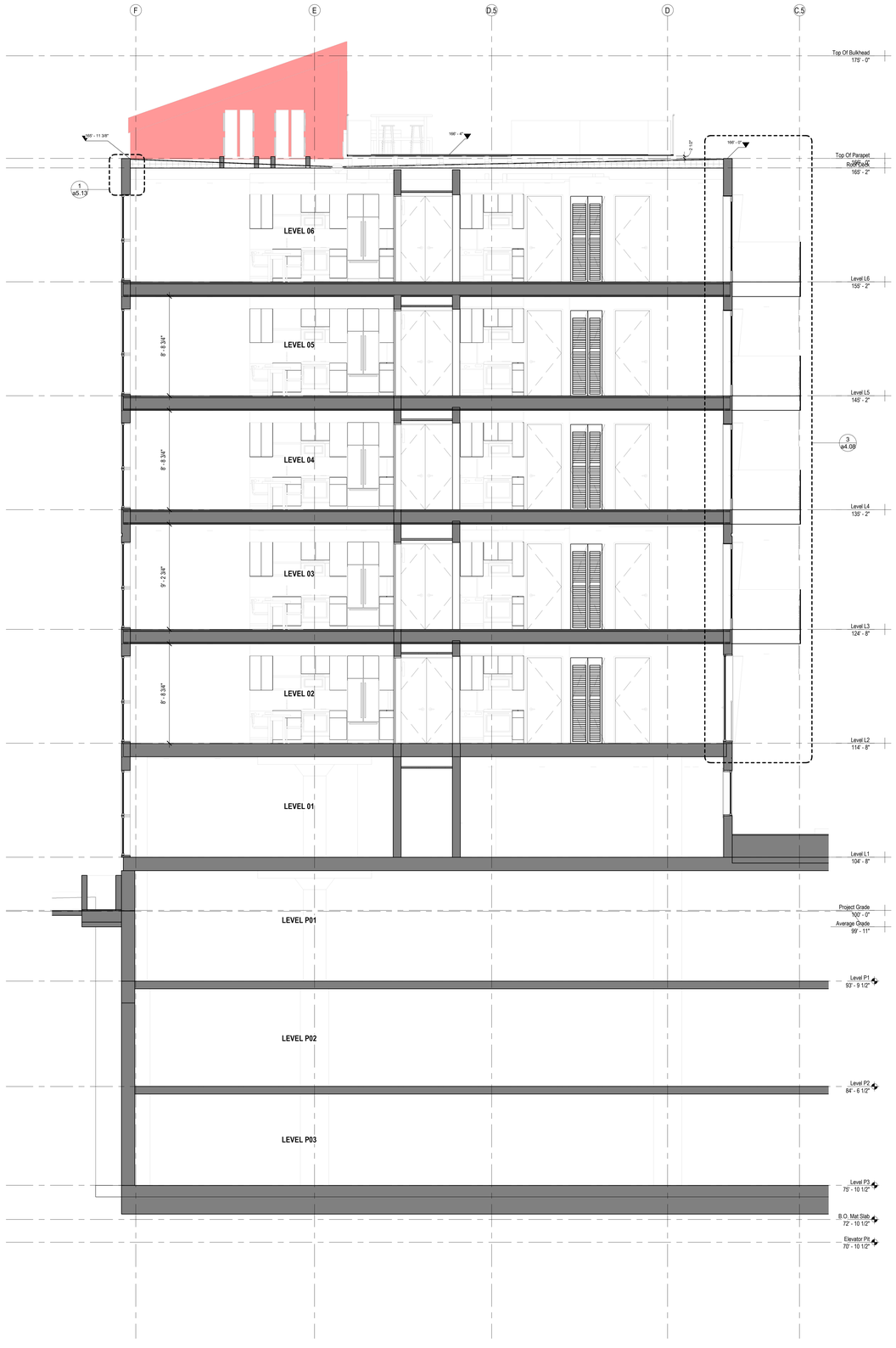
Van Nuys, CA 91411

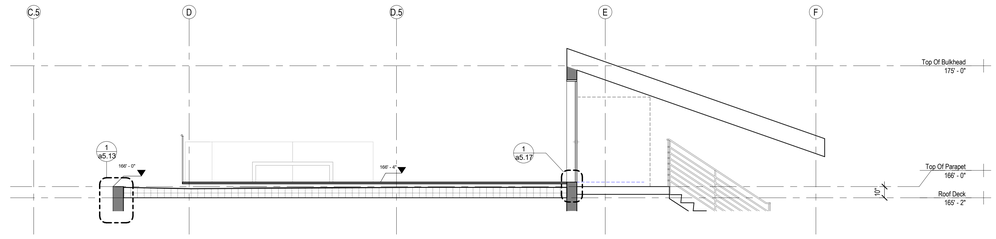
W.PA Job Number 1339

Wall Sections - Pool

a4.03



2 Section 30
1/4" = 1'-0"



1 Wall Section - Stair @ Roof Deck
1/4" = 1'-0"

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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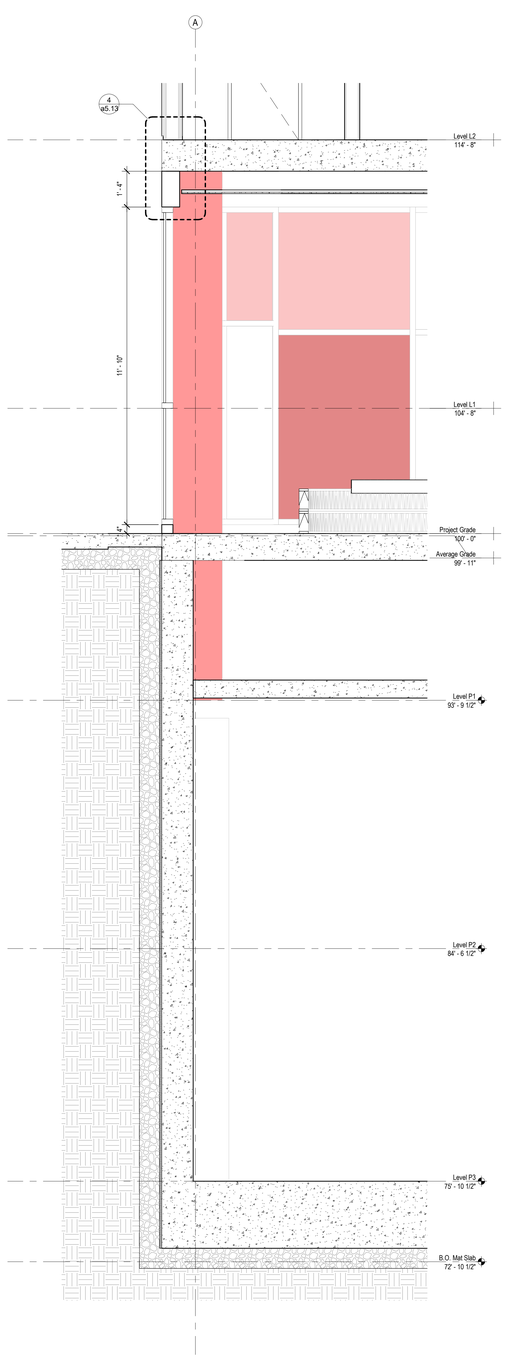
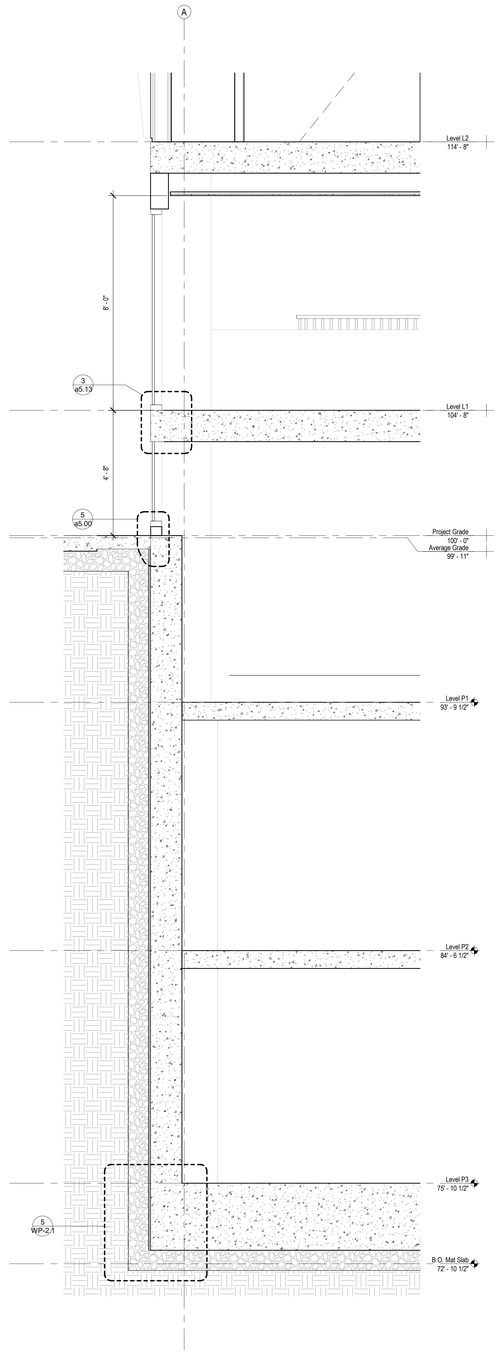
Wall Section

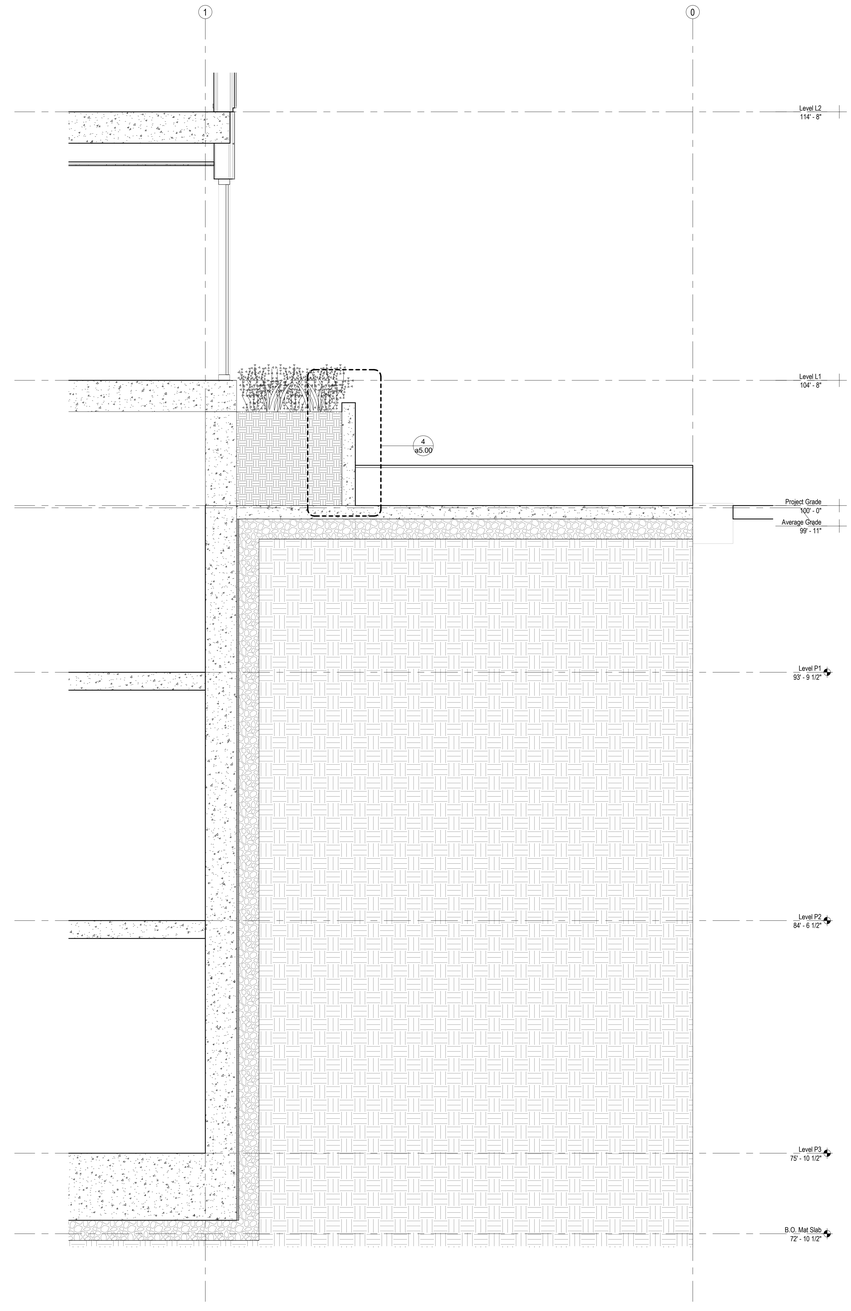
a4.04



1 Podium @ West Lobby Storefront - East
1/2" = 1'-0"



2 Podium @ West Lobby Storefront - Southeast
1/2" = 1'-0"



3 Section 40
1/2" = 1'-0"

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SET ISSUE

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
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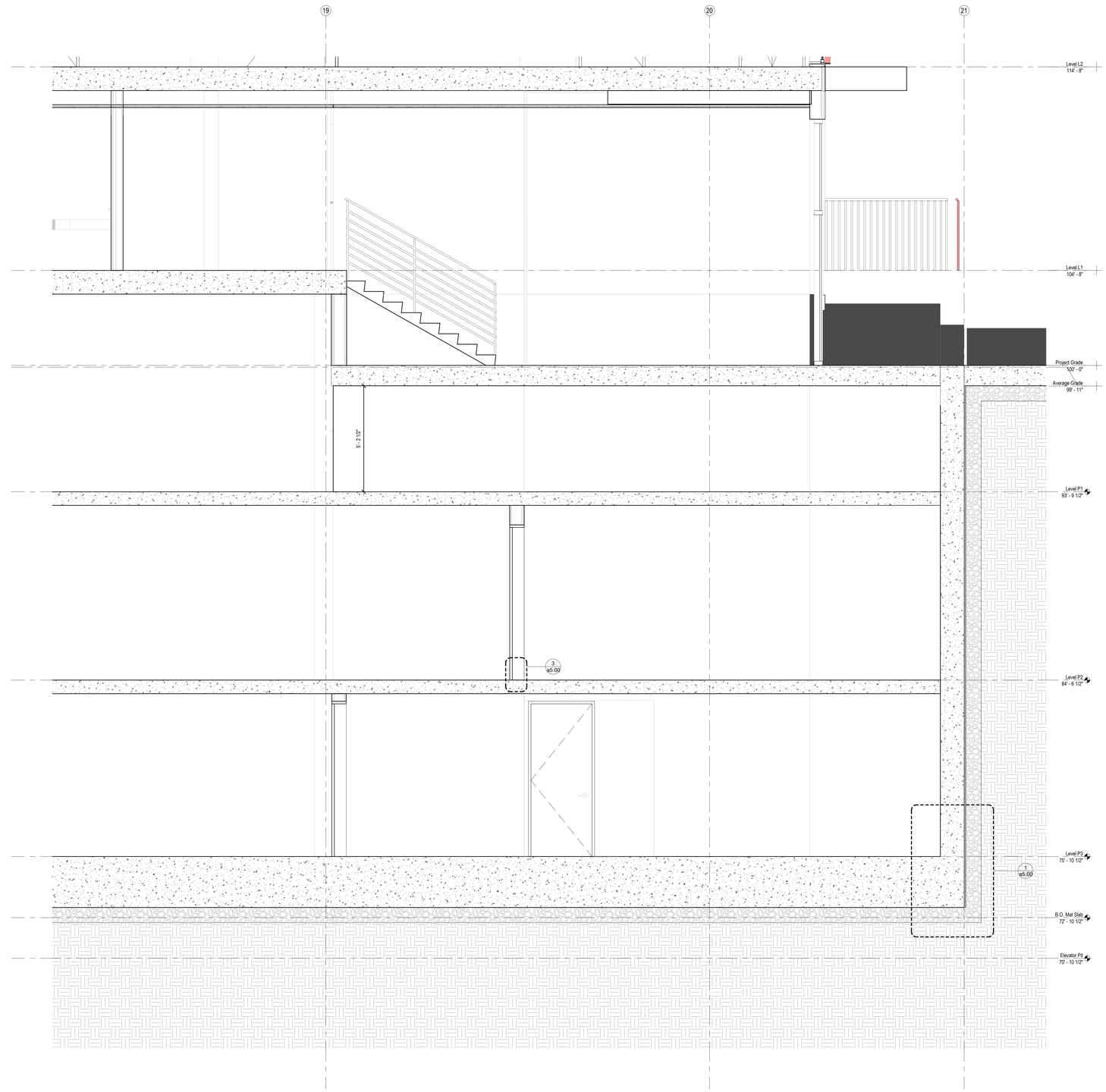
Wall Section - Podium

a4.05



1 Podium @ SE Lobby Entrance
1/2" = 1'-0"

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7	75% Design Development	06.03.2022			

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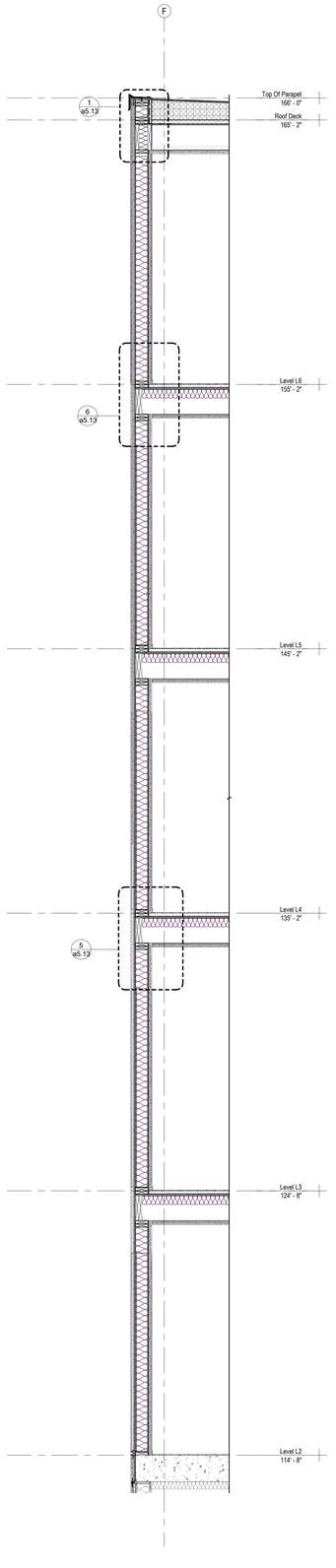
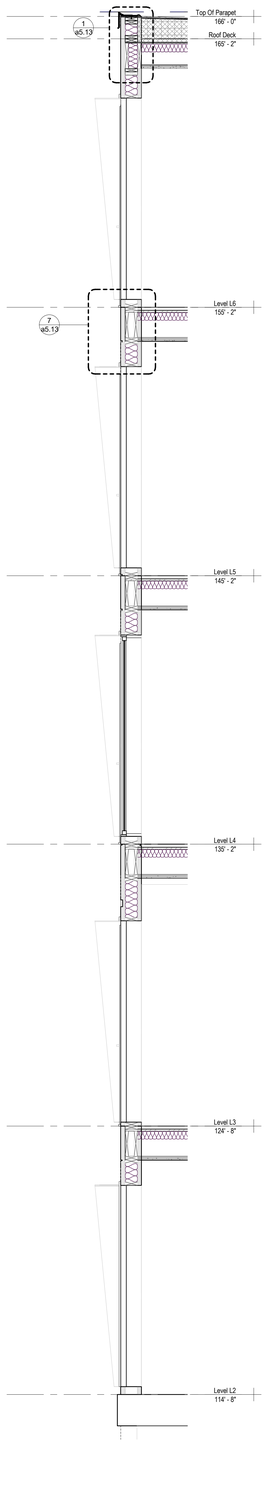
Wall Section - Podium

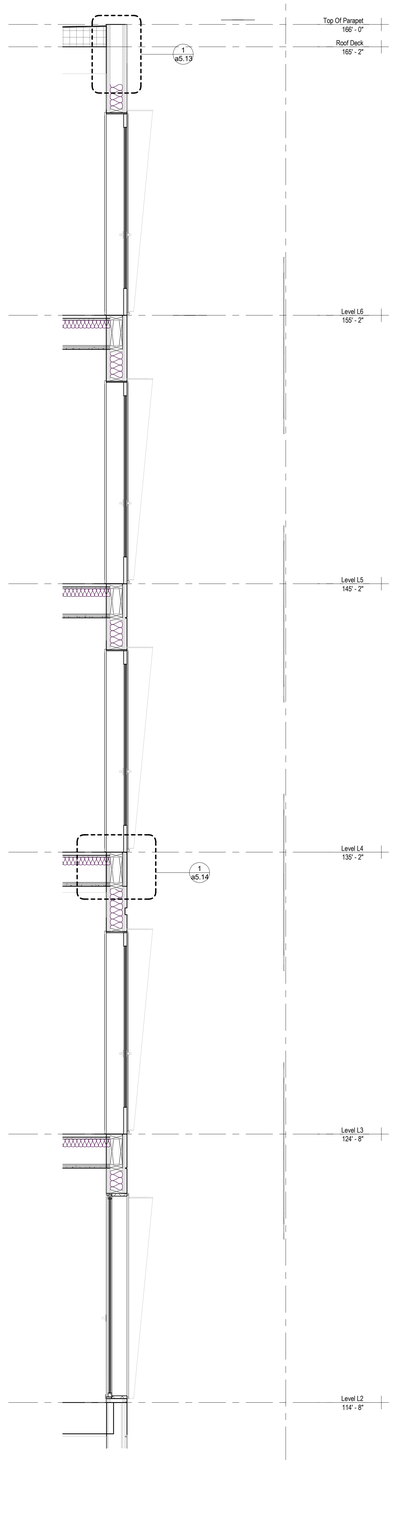
a4.07



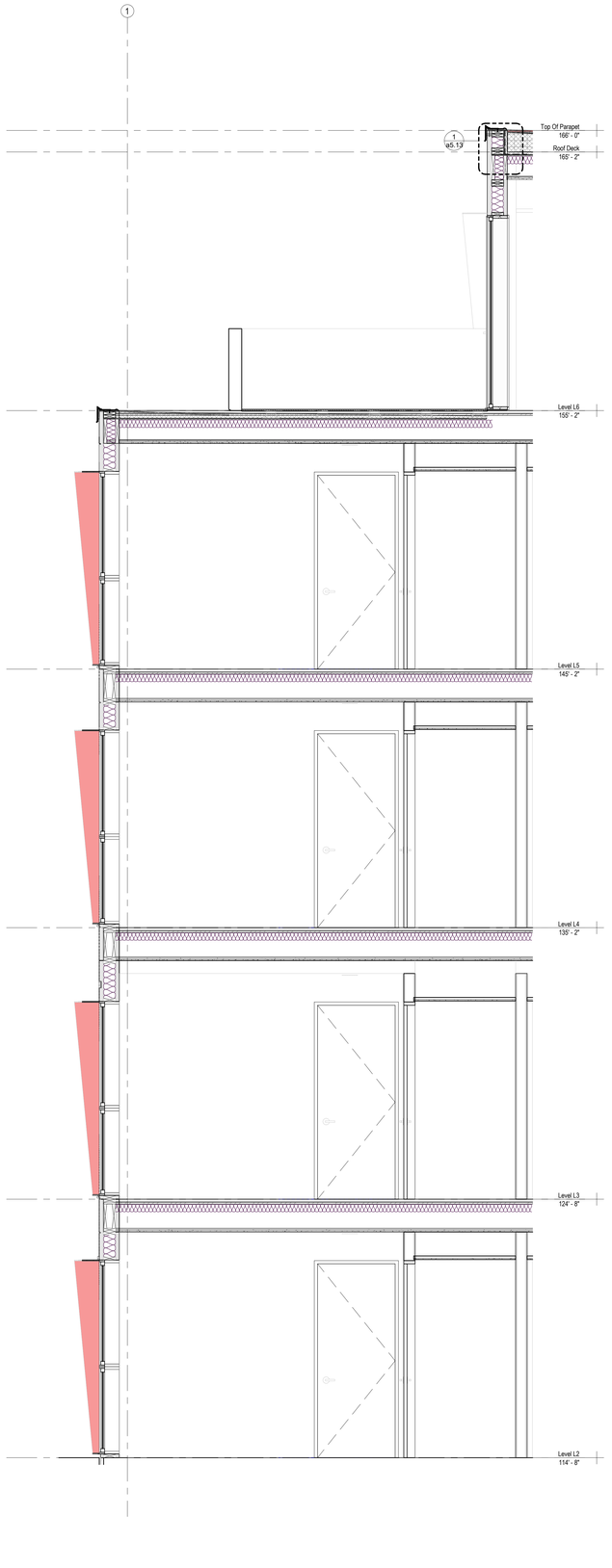
1 Stucco Condition
1/2" = 1'-0"



2 Stucco Window Condition
1/2" = 1'-0"



3 Stucco Window at Balcony
1/2" = 1'-0"



4 Stucco Condition with Step Back on L6
1/2" = 1'-0"

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5	Pre-Submittal Rev 01	05.16.2022			
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7	75% Design Development	06.03.2022			

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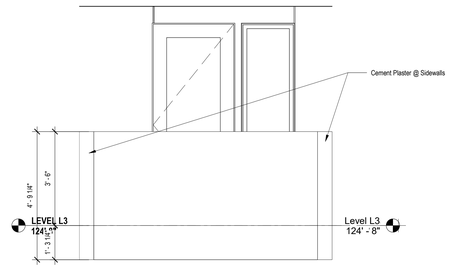
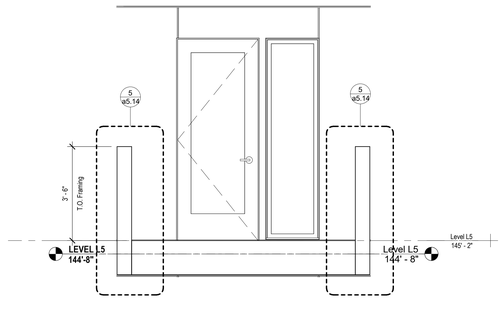
Wall Section -
Exterior Conditions

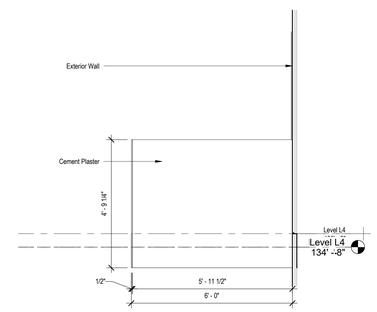
a4.08



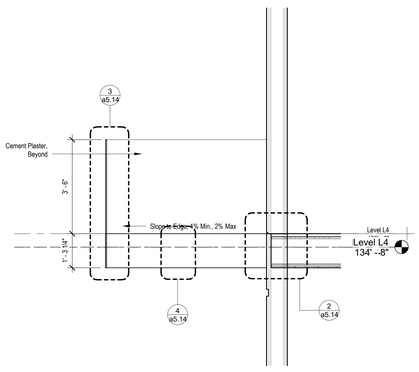
4 Enlarged Elevation - Typical Balcony
1/2" = 1'-0"



2 Balcony Transverse Section
1/2" = 1'-0"



3 Enlarged Elevation - Balcony Edge
1/2" = 1'-0"



1 Exterior Section - Projecting Balconies
1/2" = 1'-0"

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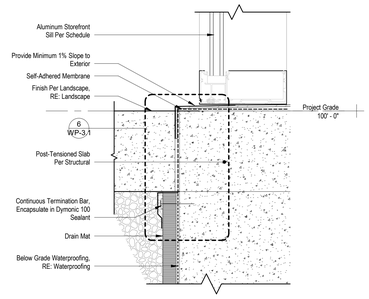
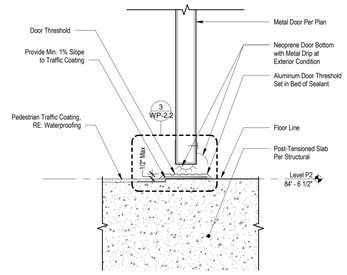
Wall Section - Balconies

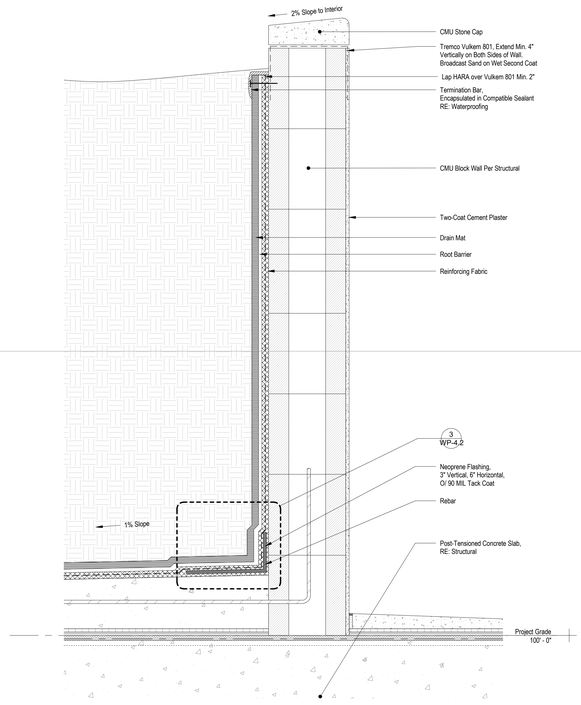
a4.09



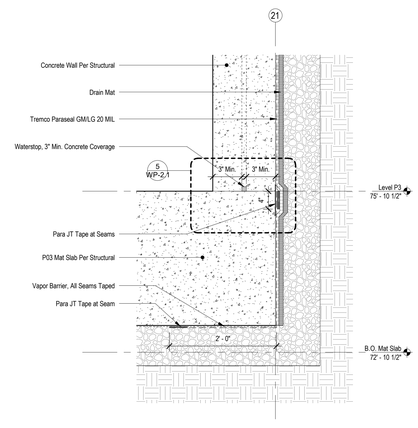
5 Storefront Sill @ Grade
3" = 1'-0"



3 Podium Level Door Sill @ Traffic Coating
3" = 1'-0"



4 Planter @ Grade
3" = 1'-0"



1 Garage P03 Slab to Wall
1" = 1'-0"

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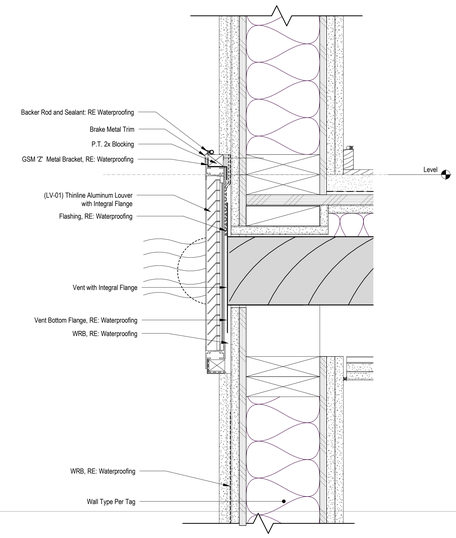
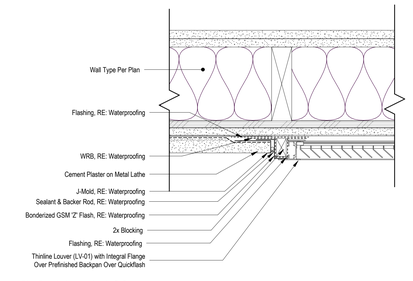
Podium and Grade
Details - Sections

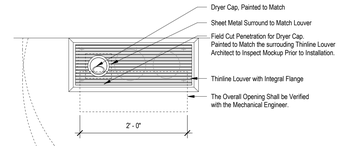
a5.00



2 Typical Louver - Section
3" = 1'-0"



3 Plan Detail - Louver Jamb @ Stucco
3" = 1'-0"



1 Typical Louver
1" = 1'-0"

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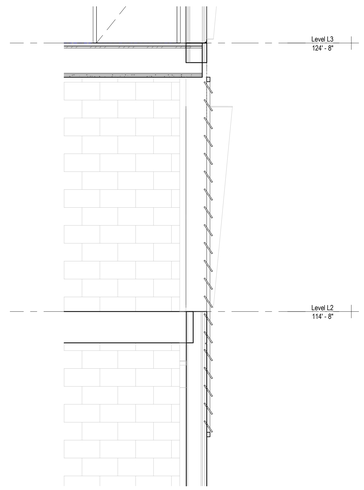
Exterior Details - Typical Sections

a5.11



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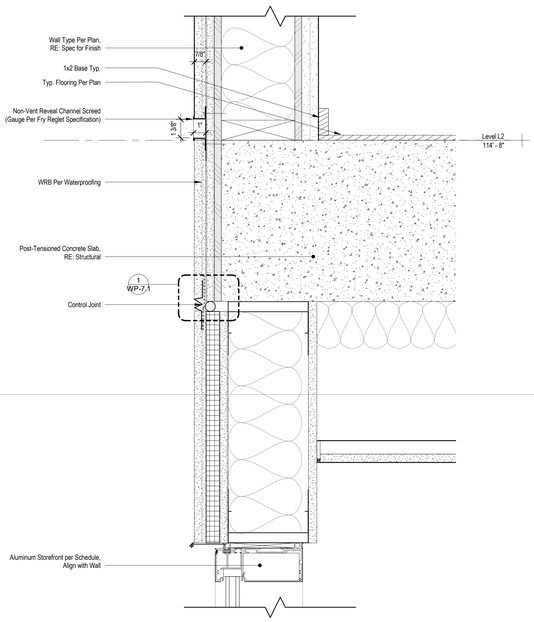
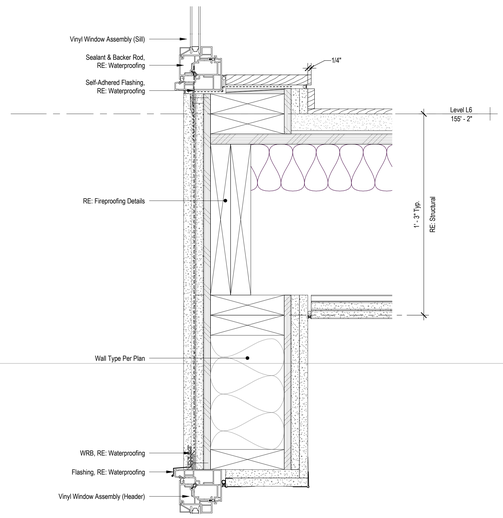
Exterior Details - Typical Sections

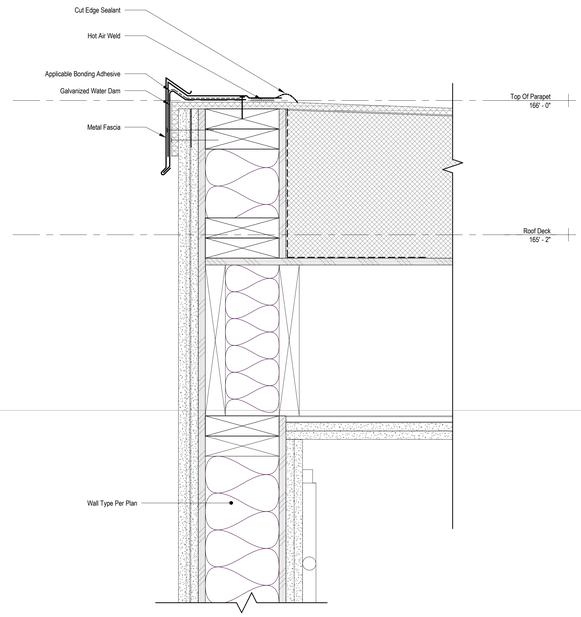
a5.12



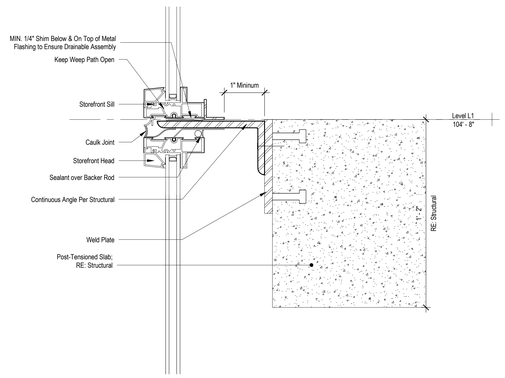
4 Section Detail - Floor at Stucco - Type I
3" = 1'-0"



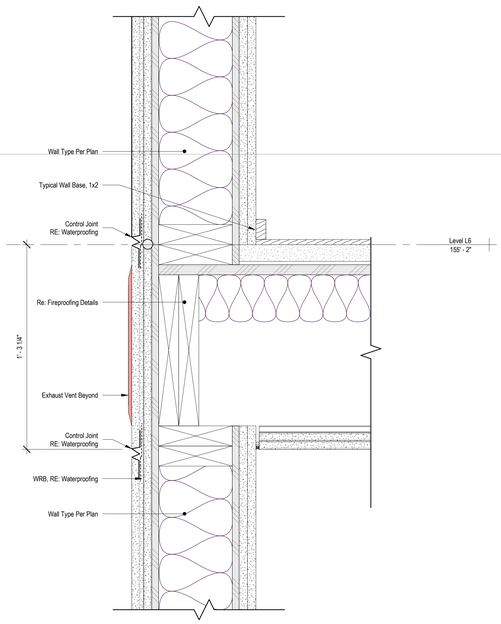
7 Window Sill and Header @ Type IIIA
3" = 1'-0"



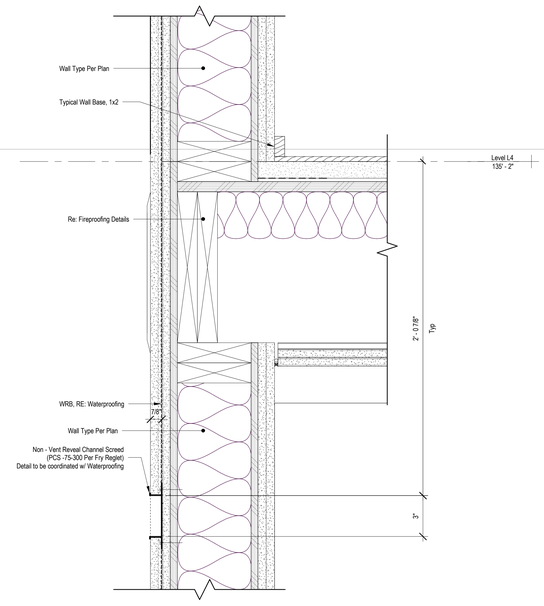
1 Parapet
3" = 1'-0"



3 Storefront Transition @ Level 01
3" = 1'-0"



6 Floor at Stucco with Typical Reveal
3" = 1'-0"



5 Floor at Stucco with 3" Reveal
3" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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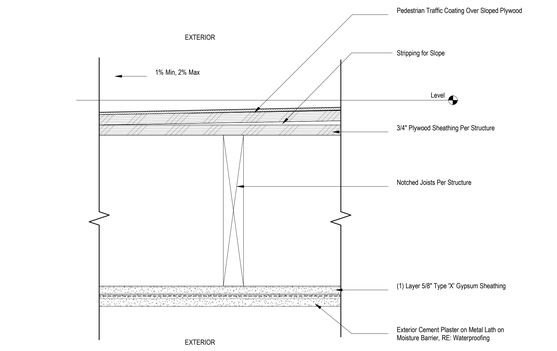
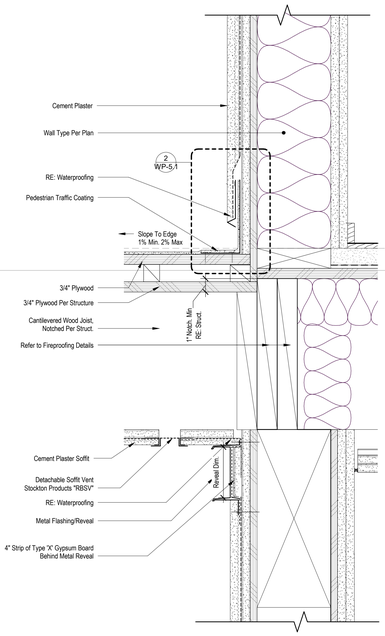
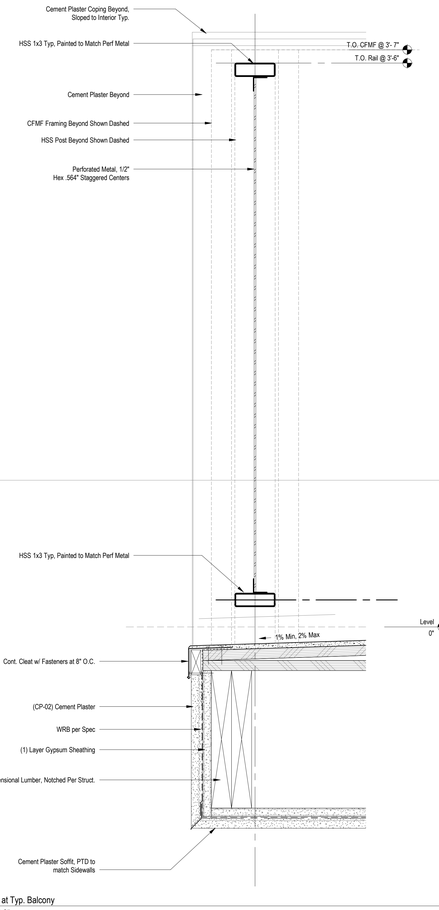
Exterior Details -
Wall Sections

a5.13



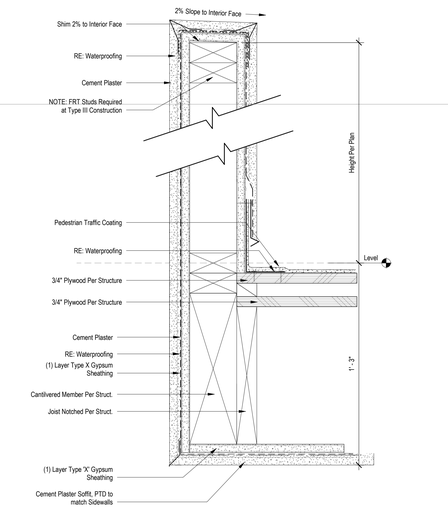
4 Typical Balcony Assembly Section
3" = 1'-0"



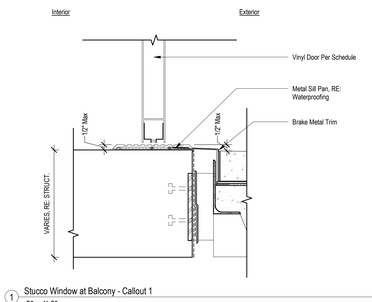


3 Fascia at Typ. Balcony
3" = 1'-0"

2 Floor @ Balcony Stepdown
3" = 1'-0"



5 Balcony Sidewall
3" = 1'-0"



1 Stucco Window at Balcony - Callout 1
3" = 1'-0"

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Exterior Details - Balcony

a5.14

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Exterior Details - Pool

a5.15

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1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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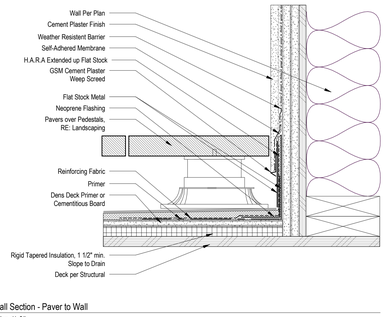
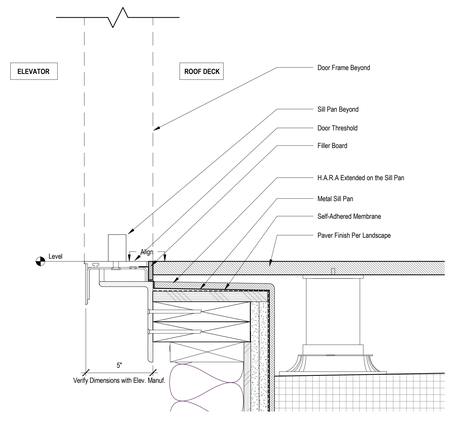
Exterior Details - Terrace

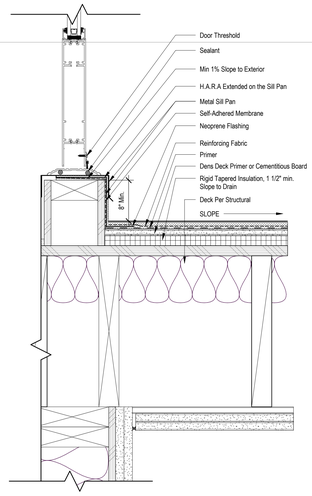
a5.16



3 Wall Section - Paver to Wall
3" = 1'-0"



2 Roof Detail - Elevator Door @ Roof Terrace
3" = 1'-0"



1 Roof Detail - Door Access Threshold
3" = 1'-0"

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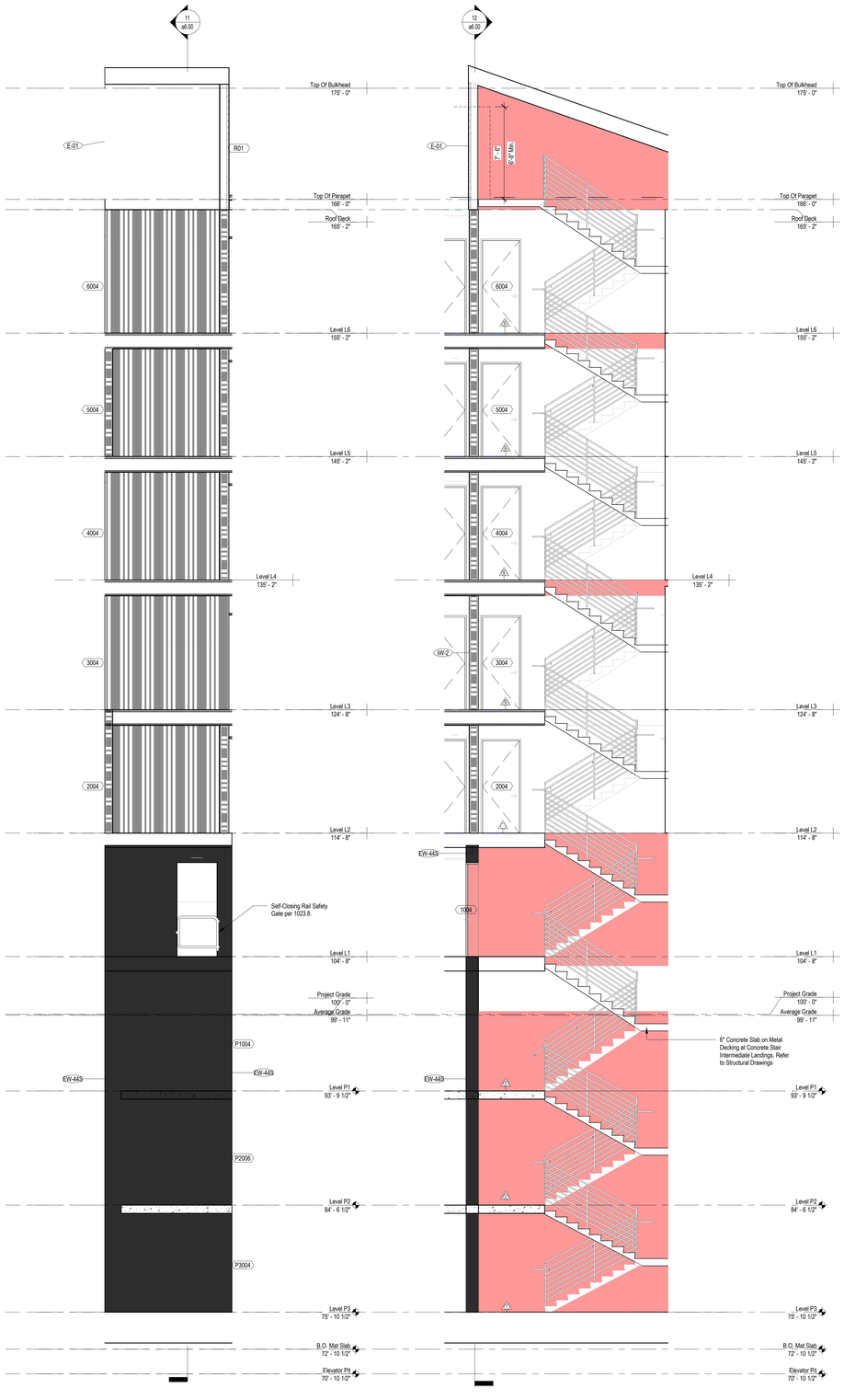
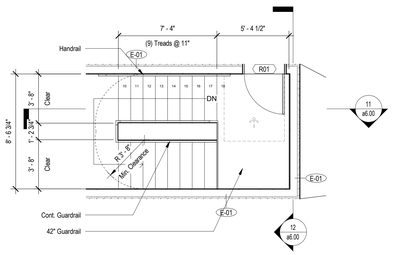
Exterior Details -
Roof

a5.17

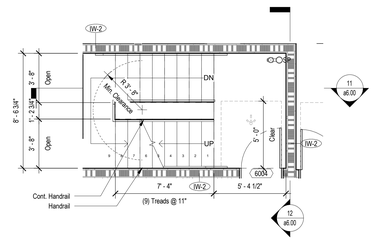


12 Stair A - Lateral Section
1/4" = 1'-0"

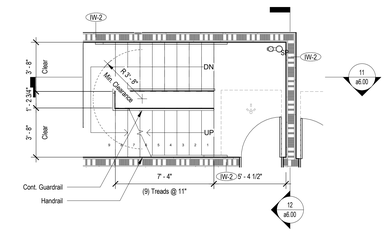
11 Stair A - Longitudinal Section
1/4" = 1'-0"



10 Stair A - Rooftop Level
1/4" = 1'-0"



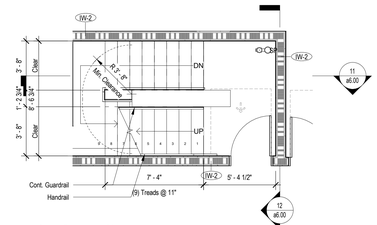
9 Stair A Plan - Level 06
1/4" = 1'-0"



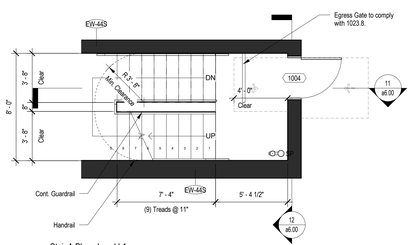
8 Stair A Plan - Level 05
1/4" = 1'-0"

7 Stair A Plan - Level L4
1/4" = 1'-0"

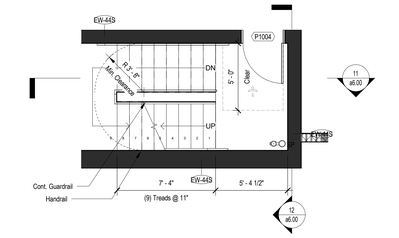
6 Stair A Plan - Level 03
1/4" = 1'-0"



5 Stair A Plan - Level 02
1/4" = 1'-0"



4 Stair A Plan - Level L1
1/4" = 1'-0"



3 Stair A Plan - Level P1
1/4" = 1'-0"

2 Stair A Plan - Level P2
1/4" = 1'-0"

1 Stair A Plan - Level P3
1/4" = 1'-0"

General Notes

1. Re: Specification Manual for all elevator specification information
2. Provide lighting at elevator lobbies and stair landings 100 footcandles/sf.
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
4. Standpipes to meet PFC 905.3.1.
5. See _____ for Handrail and Stair Details and Assemblies.
6. Acoustic Notes for Elevators:
   A. Alignment of rails should be within 1/16 of plumb at bracket locations. The rails shall be smooth, minimizing discontinuity.
   B. The roller guide assemblies should be resilient and similar to Elsco Model C.

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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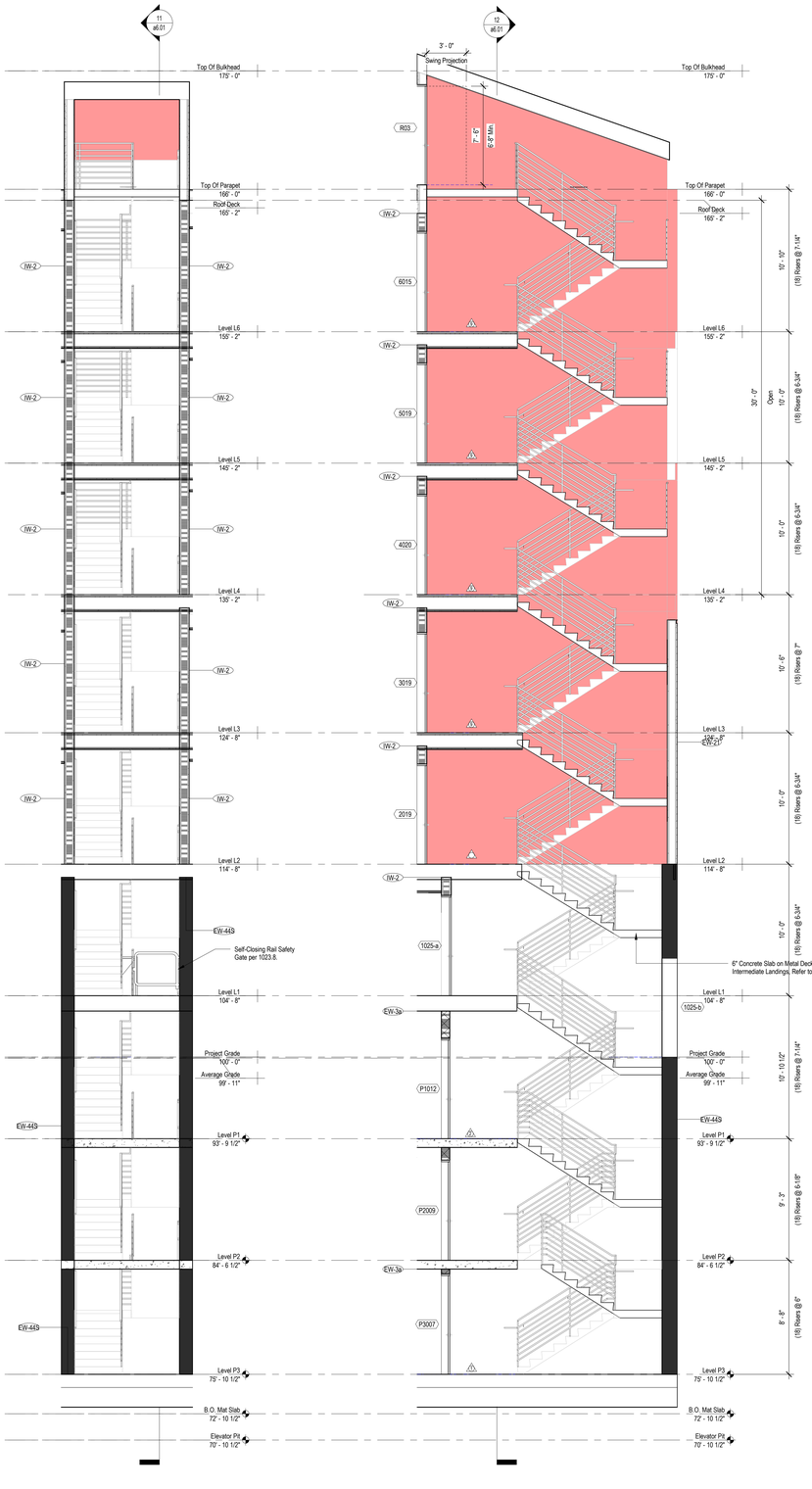
W.PA Job Number 1339

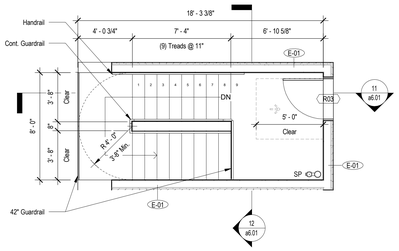
Stair A - Plans & Sections

a6.00

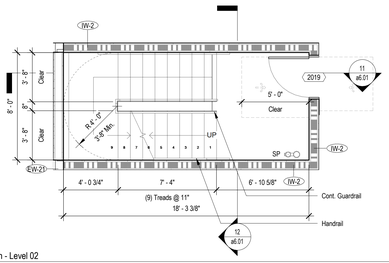


12 Stair B - Lateral Section
1/4" = 1'-0"

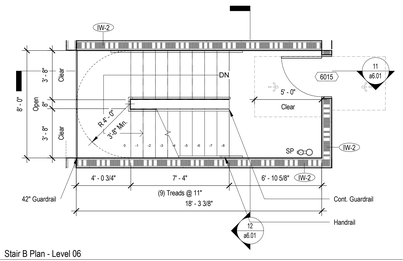
11 Stair B - Longitudinal Section
1/4" = 1'-0"



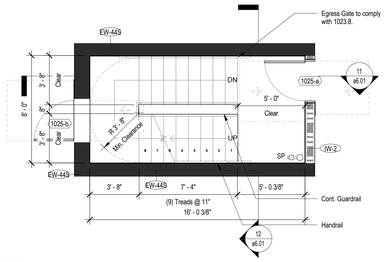
10 Stair B - Rooftop Level
1/4" = 1'-0"



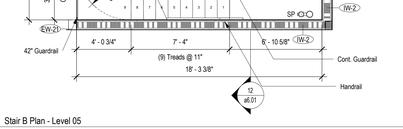
5 Stair B Plan - Level 02
1/4" = 1'-0"



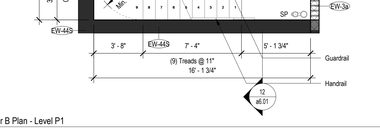
9 Stair B Plan - Level 06
1/4" = 1'-0"



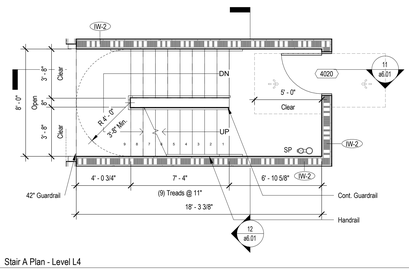
4 Stair B Plan - Level L1
1/4" = 1'-0"



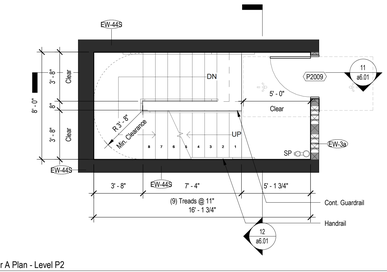
8 Stair B Plan - Level 05
1/4" = 1'-0"



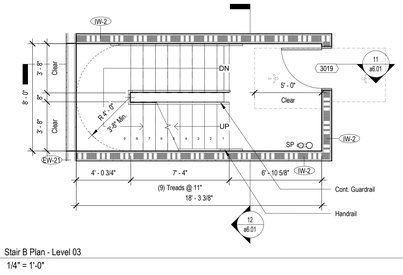
3 Stair B Plan - Level P1
1/4" = 1'-0"



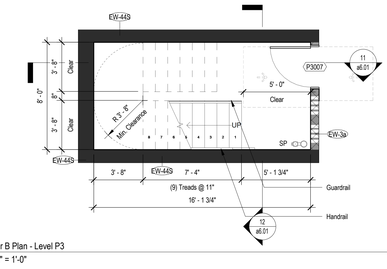
7 Stair A Plan - Level L4
1/4" = 1'-0"



2 Stair A Plan - Level P2
1/4" = 1'-0"



6 Stair B Plan - Level 03
1/4" = 1'-0"



1 Stair B Plan - Level P3
1/4" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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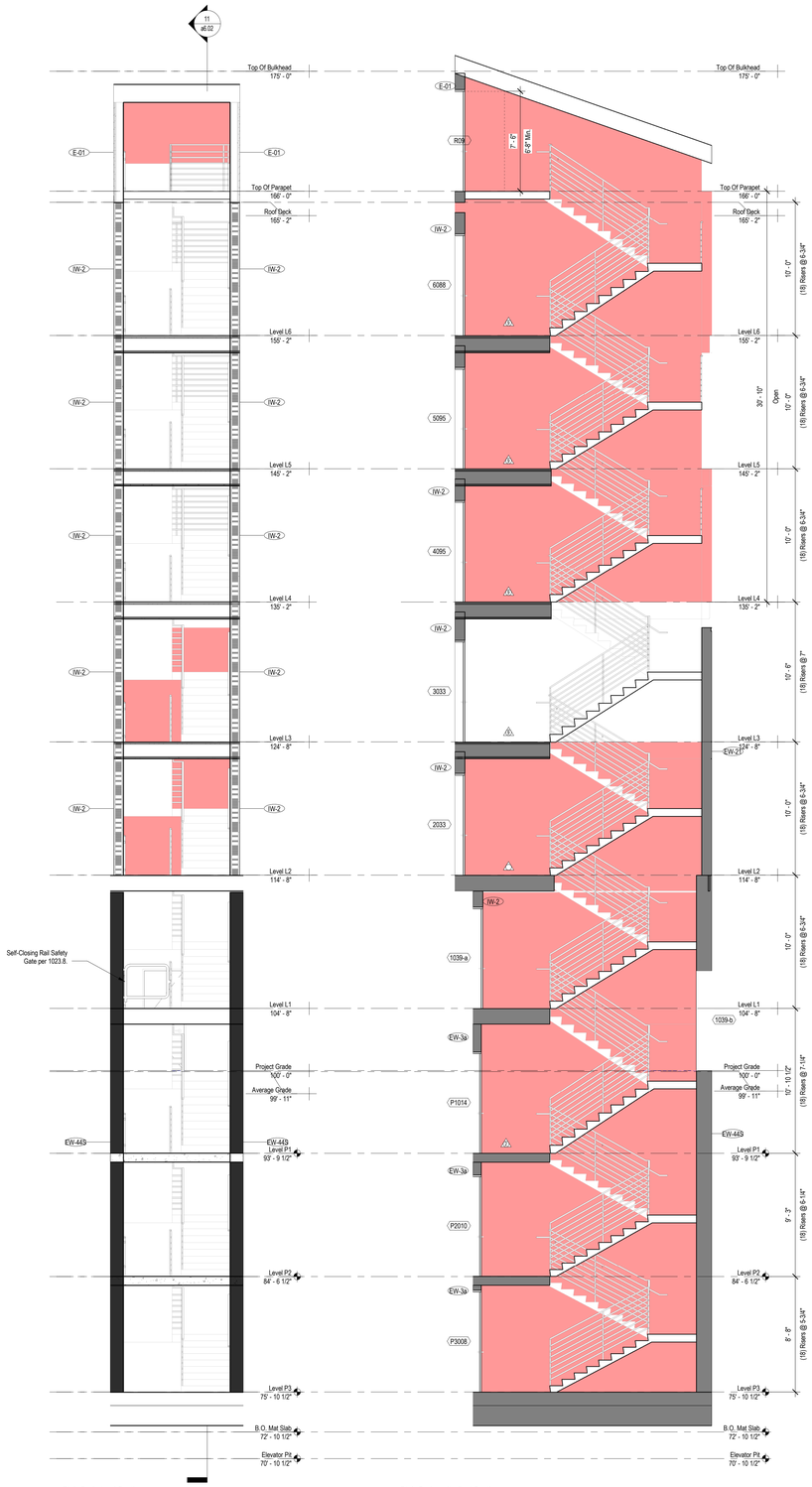
W.PA Job Number 1339

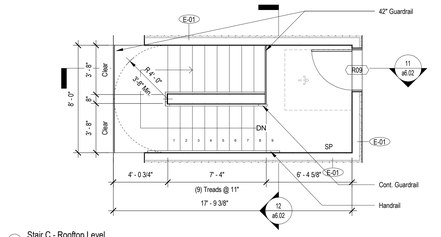
Stair B - Plans & Sections

a6.01

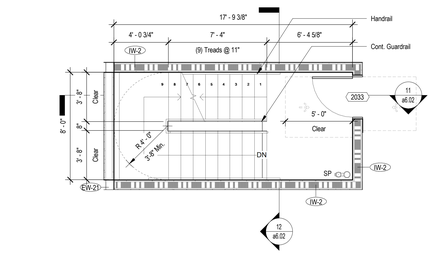


12 Stair C - Lateral Section
1/4" = 1'-0"

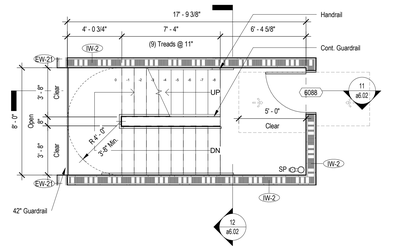
11 Stair C - Longitudinal Section
1/4" = 1'-0"



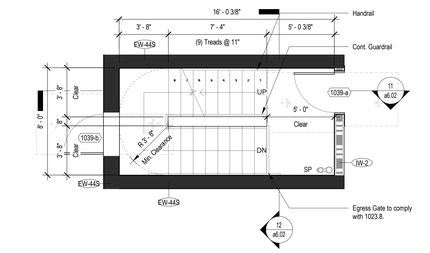
10 Stair C - Rooftop Level
1/4" = 1'-0"



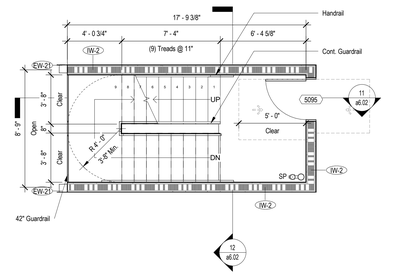
5 Stair C Plan - Level 02
1/4" = 1'-0"



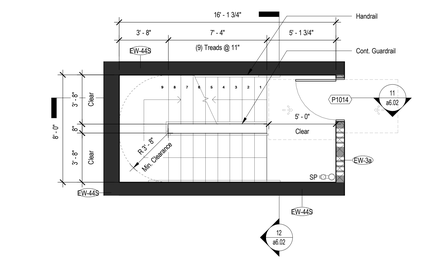
9 Stair C Plan - Level 06
1/4" = 1'-0"



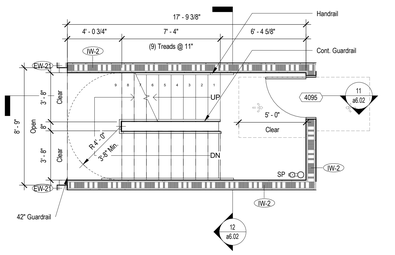
4 Stair C Plan - Level L1
1/4" = 1'-0"



8 Stair C Plan - Level 05
1/4" = 1'-0"



3 Stair C Plan - Level P1
1/4" = 1'-0"



7 Stair C Plan - Level L4
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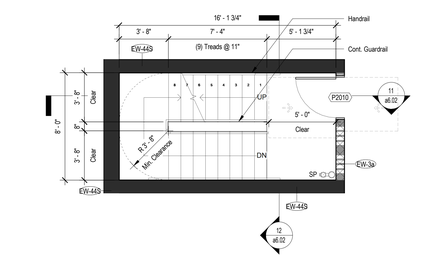
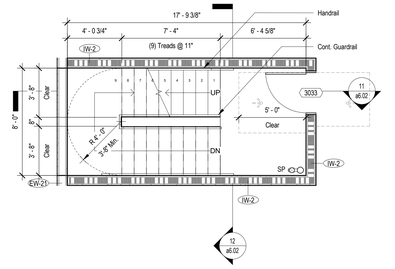
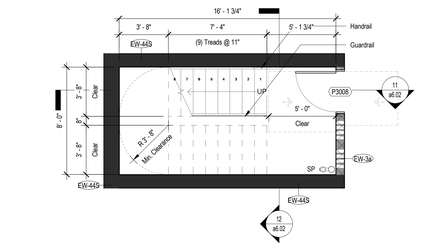


2 Stair C Plan - Level P2
1/4" = 1'-0"



6 Stair C Plan - Level 03
1/4" = 1'-0"



1 Stair C Plan - Level P3
1/4" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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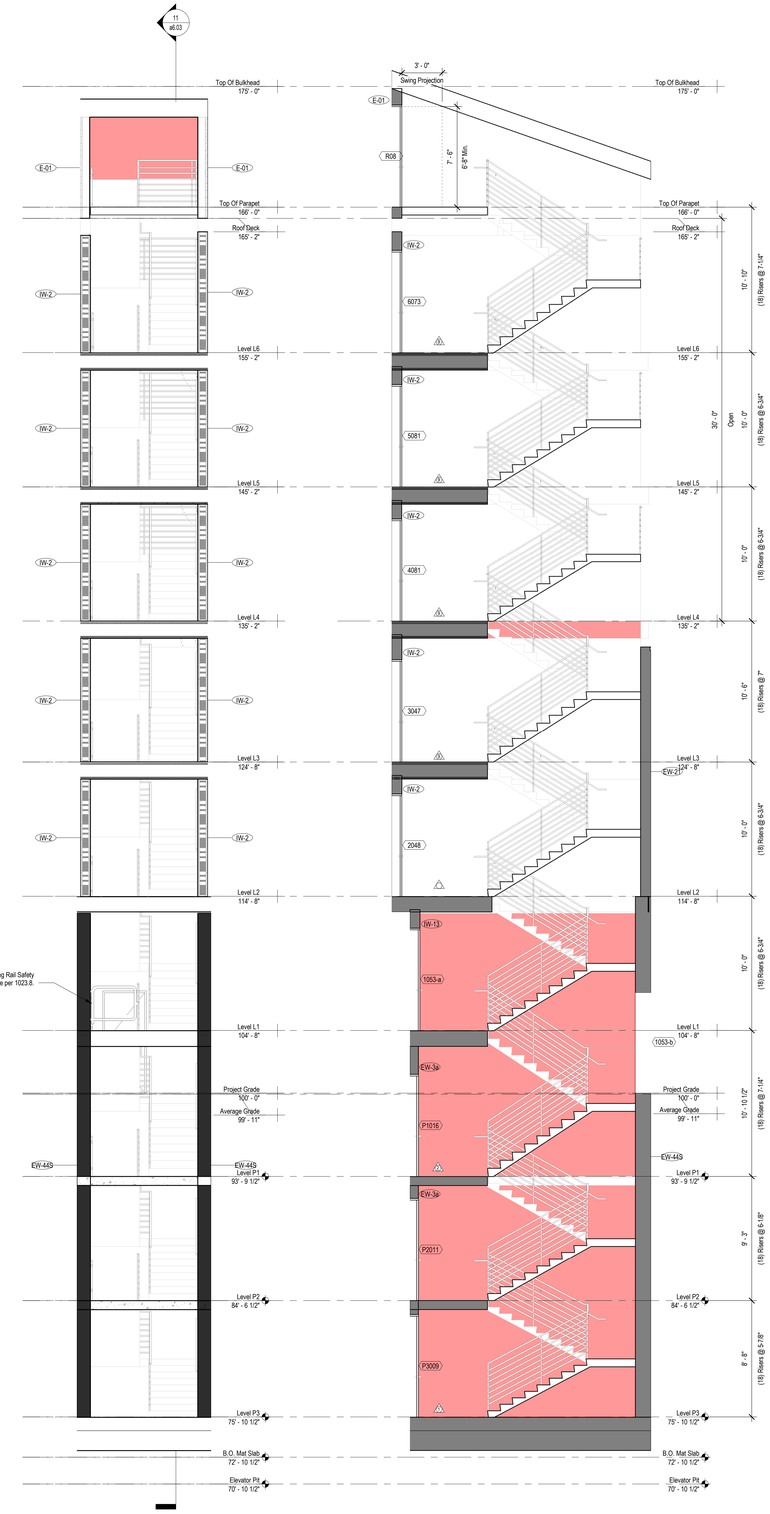
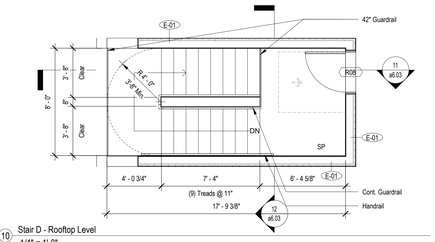
Stair C - Plans & Sections

a6.02

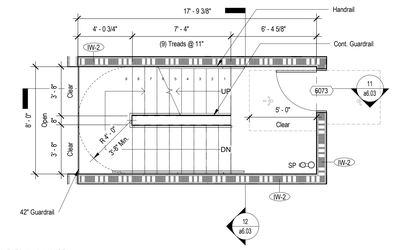


12 Stair D - Lateral Section
1/4" = 1'-0"

11 Stair D - Longitudinal Section
1/4" = 1'-0"



10 Stair D - Rooftop Level
1/4" = 1'-0"



9 Stair D Plan - Level 06
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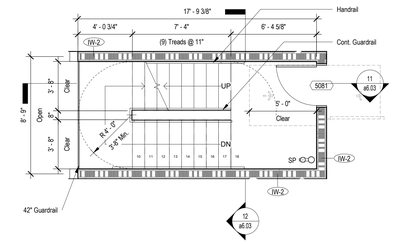

8 Stair D Plan - Level 05
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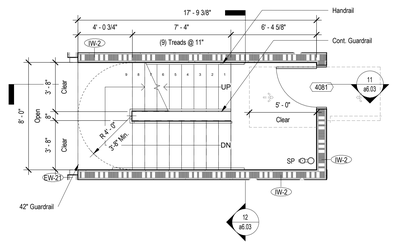
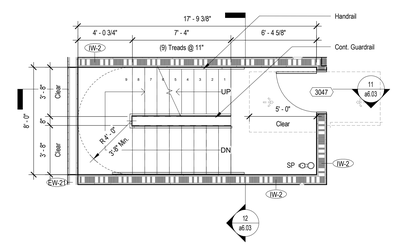
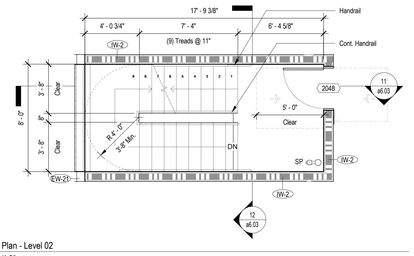


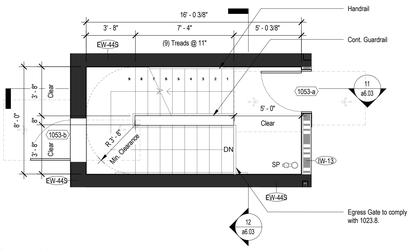
7 Stair D Plan - Level L4
1/4" = 1'-0"



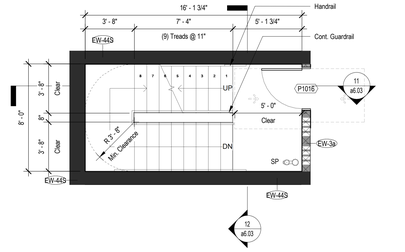
6 Stair D Plan - Level 03
1/4" = 1'-0"



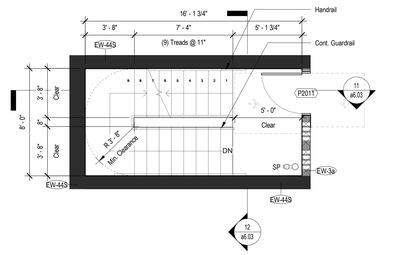
5 Stair D Plan - Level 02
1/4" = 1'-0"



4 Stair D Plan - Level L1
1/4" = 1'-0"



3 Stair D Plan - Level P1
1/4" = 1'-0"



2 Stair D Plan - Level P2
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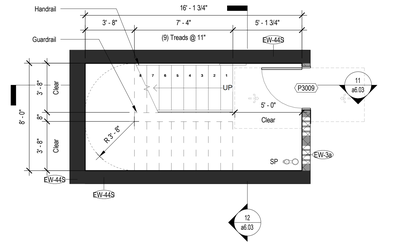

1 Stair D Plan - Level P3
1/4" = 1'-0"

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9	25% PDPP Submission	08.19.2022

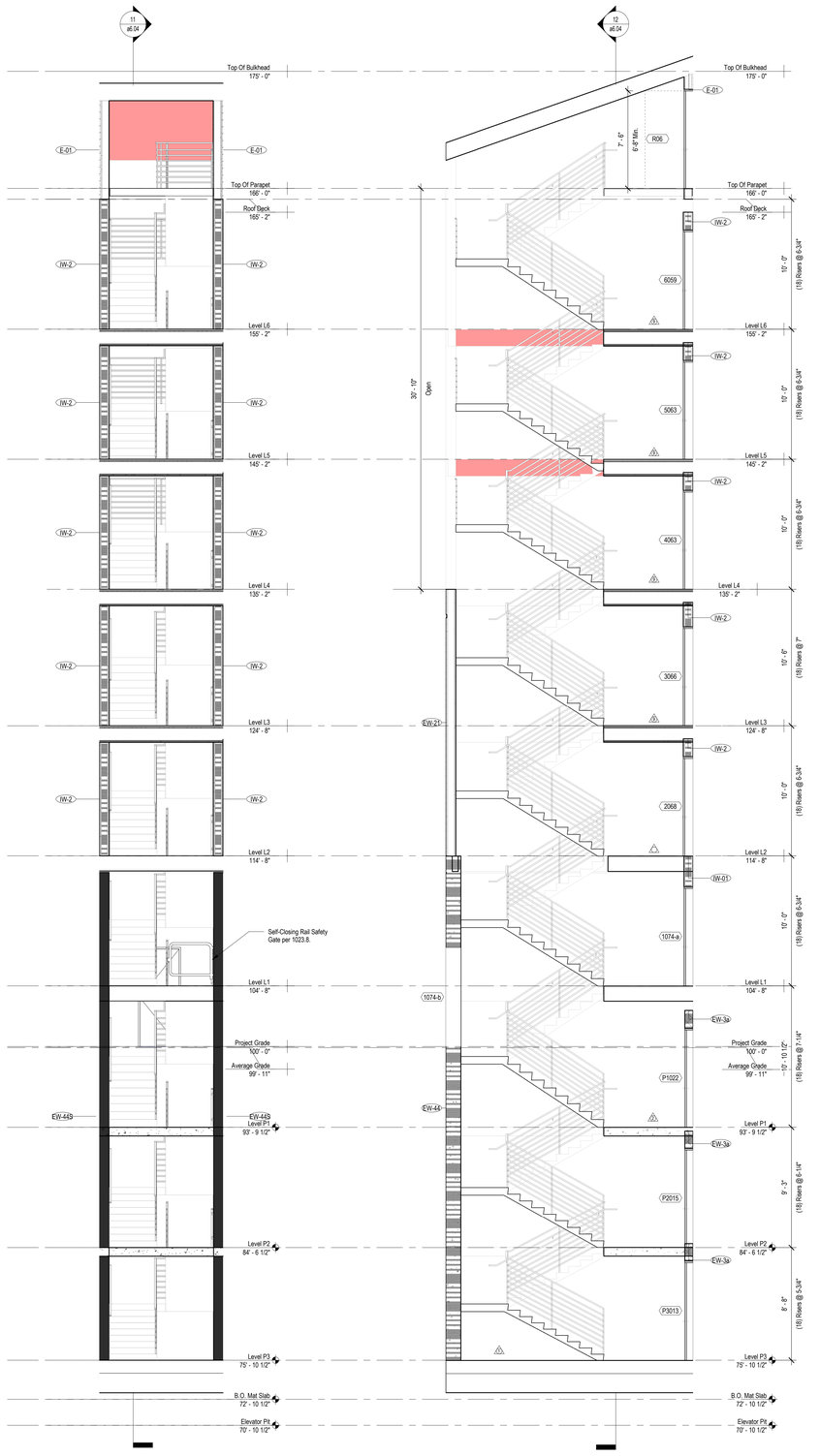
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

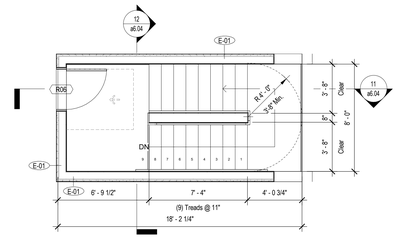
Stair D - Plans & Sections

a6.03

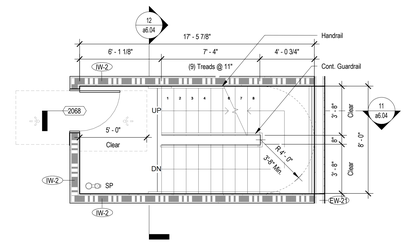


12 Stair E - Lateral Section
1/4" = 1'-0"

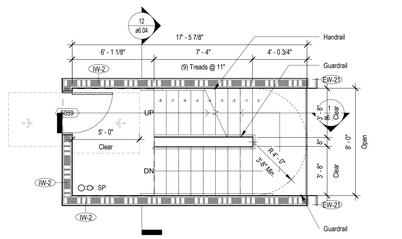
11 Stair E - Longitudinal Section
1/4" = 1'-0"



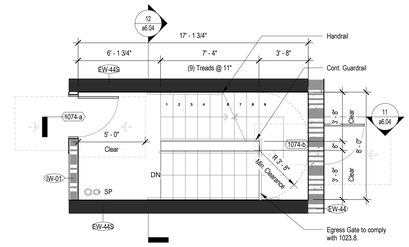
10 Stair E - Rooftop Level
1/4" = 1'-0"



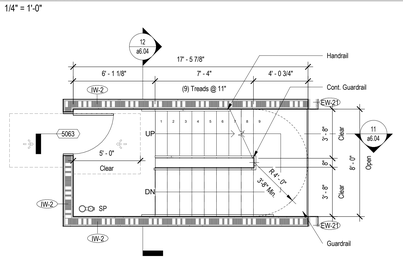
5 Stair E Plan - Level 02
1/4" = 1'-0"



9 Stair E Plan - Level 06
1/4" = 1'-0"



4 Stair E Plan - Level L1
1/4" = 1'-0"



8 Stair E Plan - Level 05
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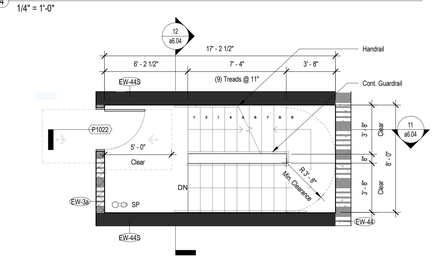
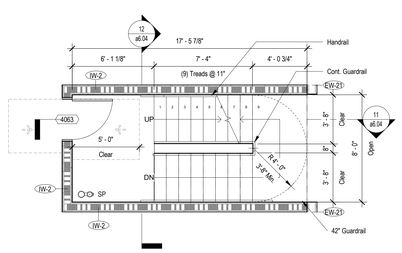
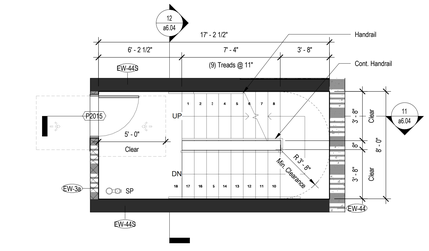


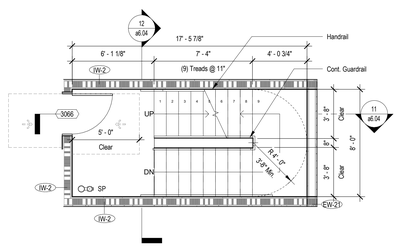
3 Stair E Plan - Level P1
1/4" = 1'-0"



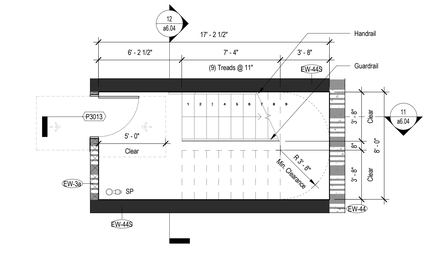
7 Stair E Plan - Level L4
1/4" = 1'-0"



2 Stair E Plan - Level P2
1/4" = 1'-0"



6 Stair E Plan - Level 03
1/4" = 1'-0"



1 Stair E Plan - Level P3
1/4" = 1'-0"

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2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

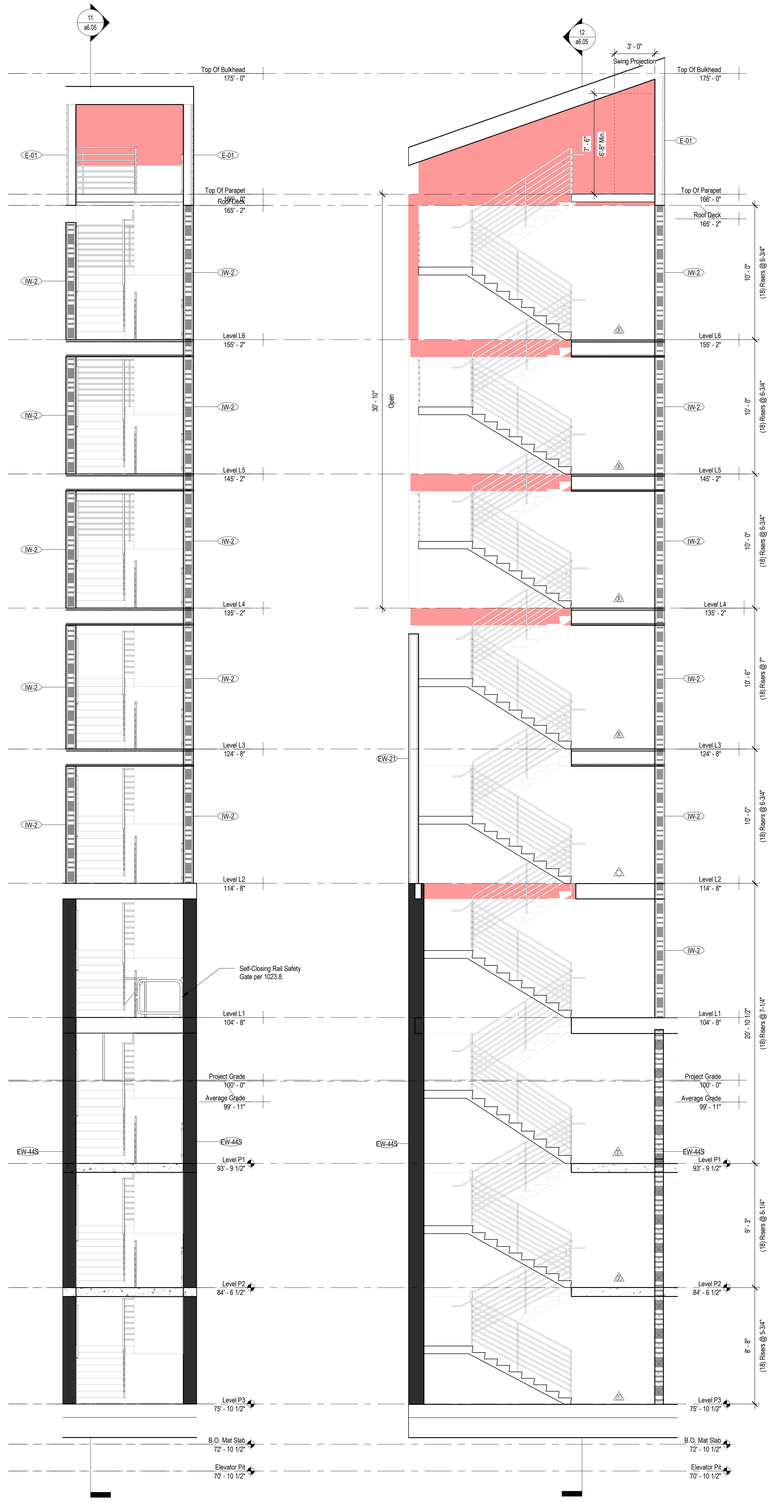
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

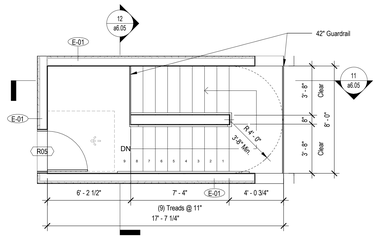
Stair E - Plans & Sections

a6.04

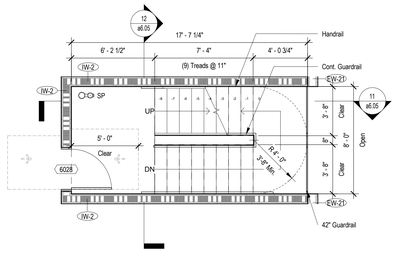


12 Stair F - Lateral Section
1/4" = 1'-0"

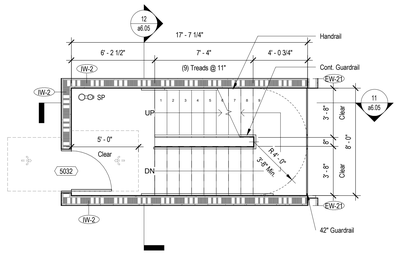
11 Stair F - Longitudinal Section
1/4" = 1'-0"



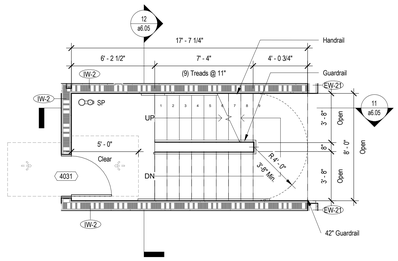
10 Stair F - Rooftop Level
1/4" = 1'-0"



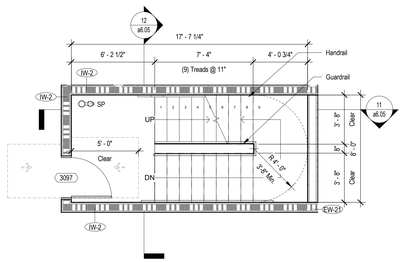
9 Stair F Plan - Level 06
1/4" = 1'-0"



8 Stair F Plan - Level 05
1/4" = 1'-0"



7 Stair F Plan - Level L4
1/4" = 1'-0"



6 Stair F Plan - Level 03
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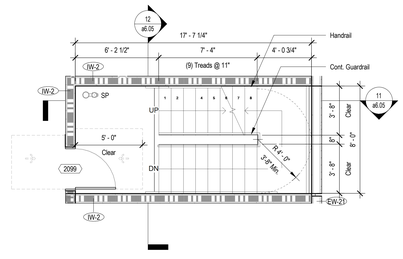
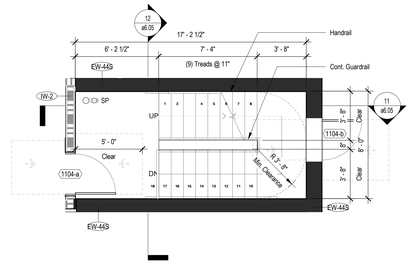
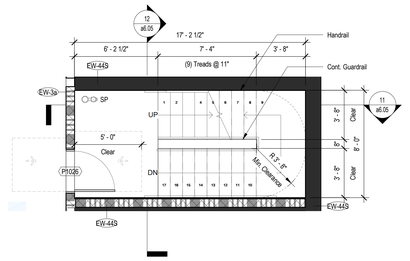


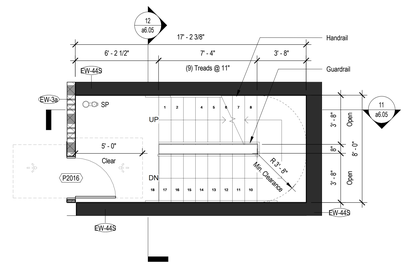
5 Stair F Plan - Level 02
1/4" = 1'-0"



4 Stair F Plan - Level L1
1/4" = 1'-0"



3 Stair F Plan - Level P1
1/4" = 1'-0"



2 Stair F Plan - Level P2
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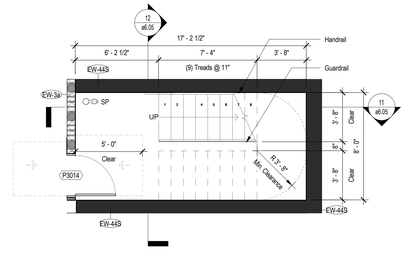

1 Stair F Plan - Level P3
1/4" = 1'-0"

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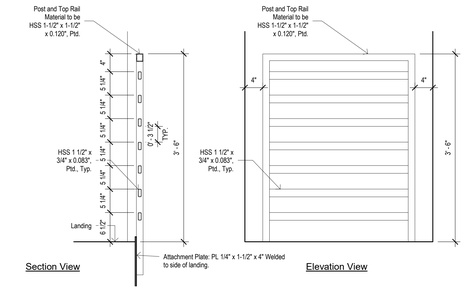
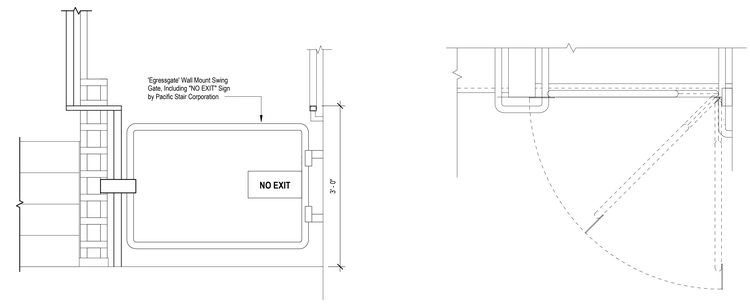
Stair F - Plans & Sections

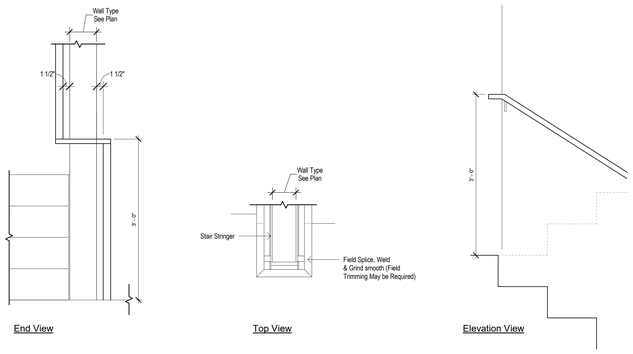
a6.05



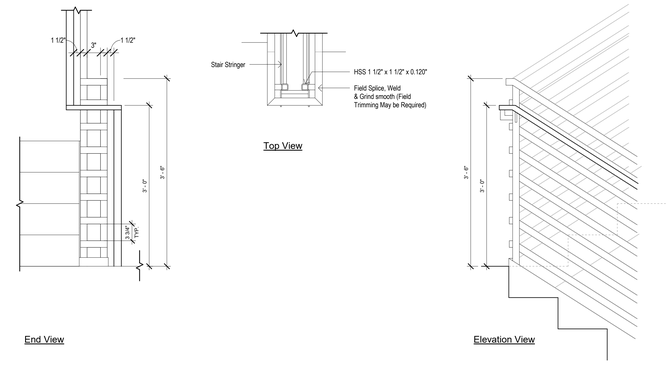
5 Typical Handrail/Guardrail
1" = 1'-0"



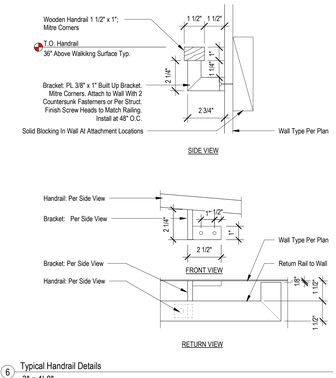
3 Barrier Gate Detail
1" = 1'-0"



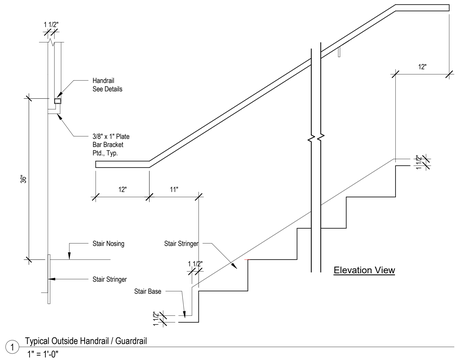
4 Typical Handrail at Landing
1" = 1'-0"



2 Typical Inside Handrail/Guardrail at Landing
1" = 1'-0"



6 Typical Handrail Details
3" = 1'-0"



1 Typical Outside Handrail / Guardrail
1" = 1'-0"

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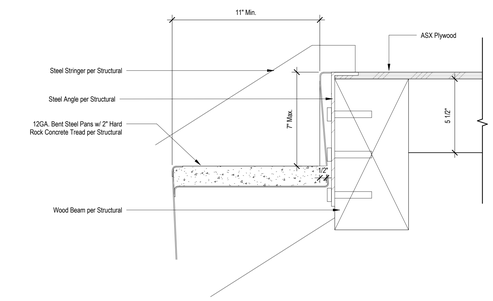
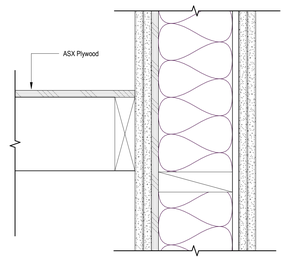
Stair Details -
Guardrail/Handrail

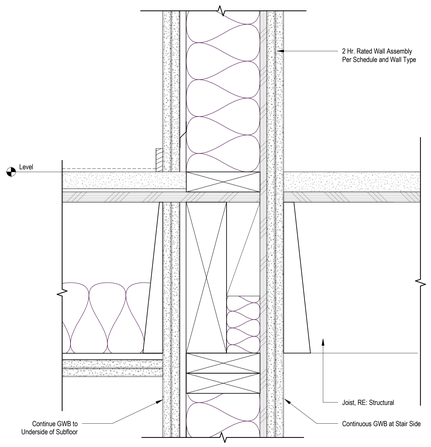
a6.07



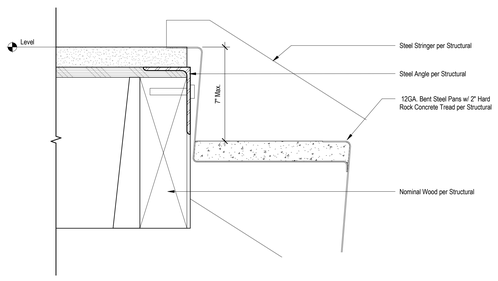
11 Steel Stair Connection to Intermediate Wood Landing
3" = 1'-0"



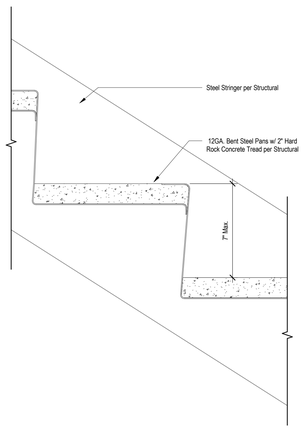
10 Intermediate Wood Landing Connection to Wall
3" = 1'-0"



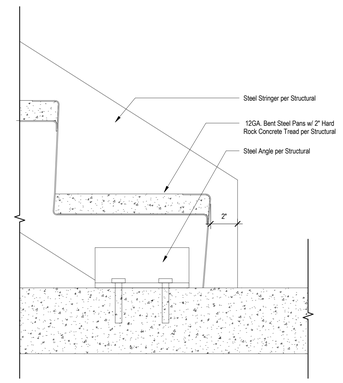
9 Landing Connection to Wood Wall
3" = 1'-0"



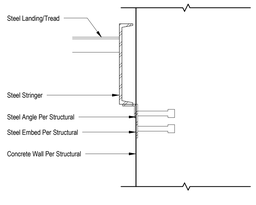
8 Steel Stair Connection to Wood Floor
3" = 1'-0"



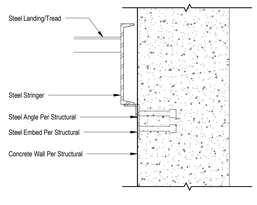
7 Typical Steel Riser @ Egress Stair
3" = 1'-0"



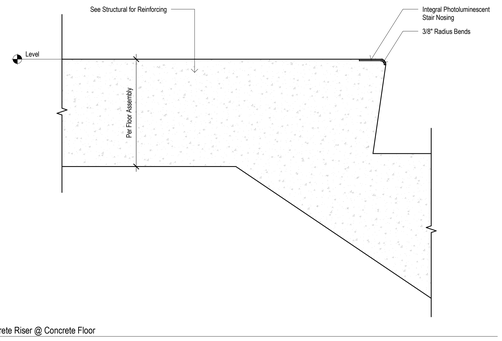
6 Bottom Steel Riser @ Slab
3" = 1'-0"



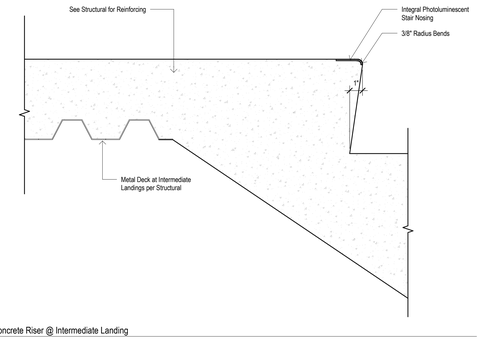
5 Typical Concrete Landing at Masonry Wall
1 1/2" = 1'-0"



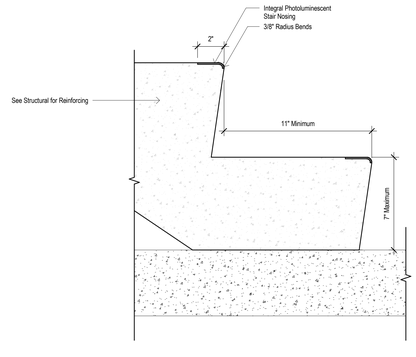
4 Typical Concrete Landing at Concrete Wall
1 1/2" = 1'-0"



3 Top Concrete Riser @ Concrete Floor
3" = 1'-0"



2 Typical Concrete Riser @ Intermediate Landing
3" = 1'-0"



1 Bottom Concrete Stair @ Slab
3" = 1'-0"

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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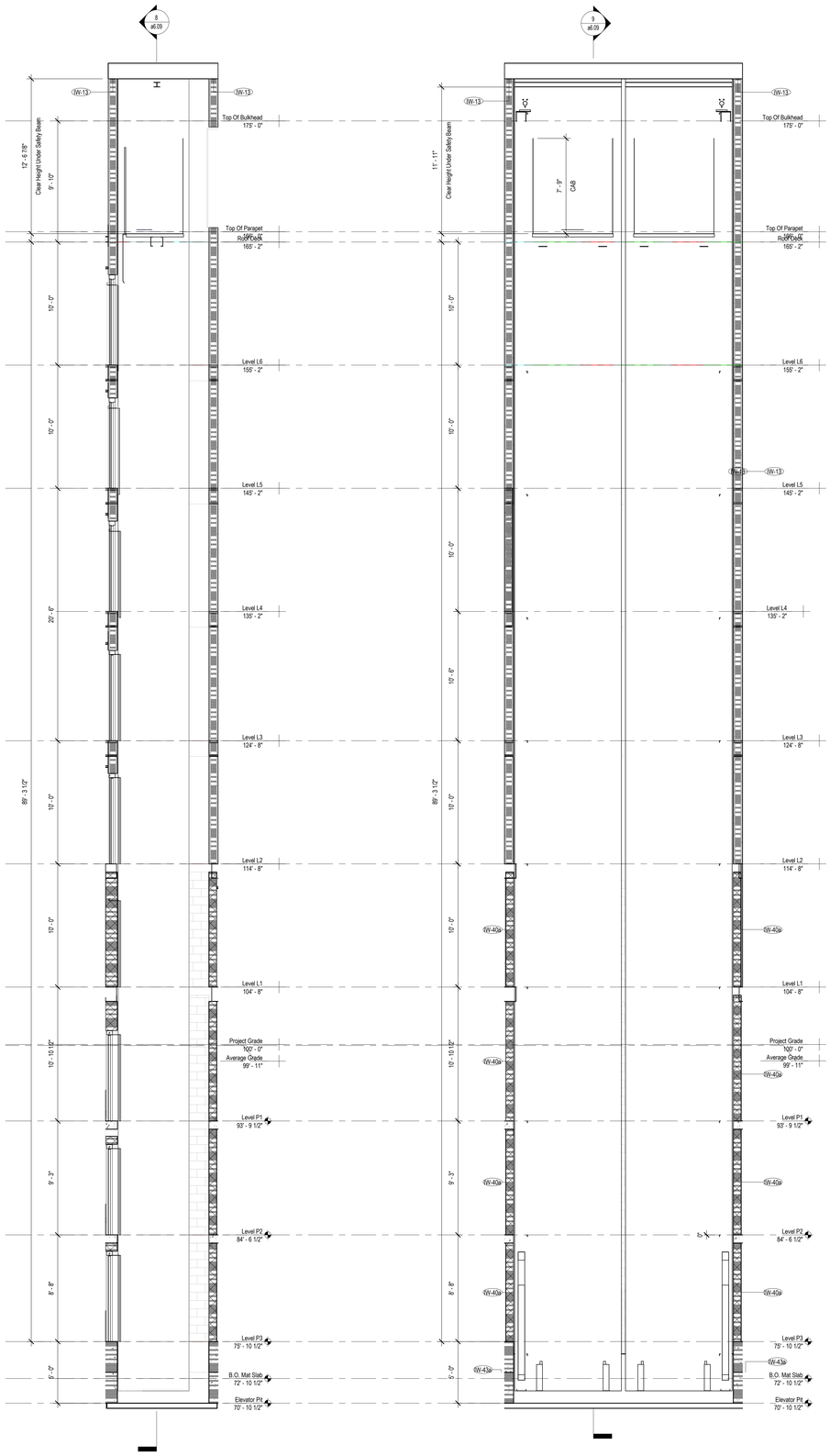
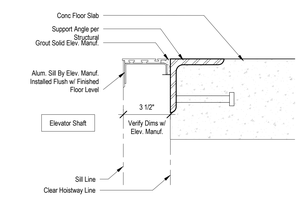
Egress Stairs - Details

a6.08

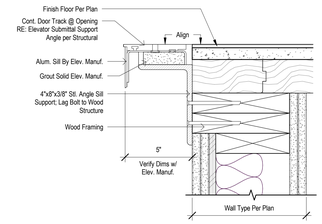


9 Elevator A Lateral Section
1/4" = 1'-0"

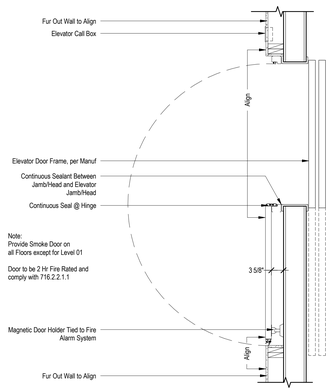
8 Elevator A Longitudinal Section
1/4" = 1'-0"



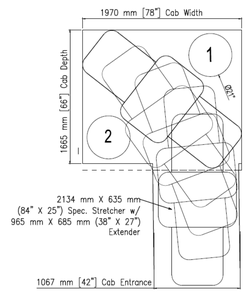
7 Elevator Sill @ Concrete Slab
3" = 1'-0"



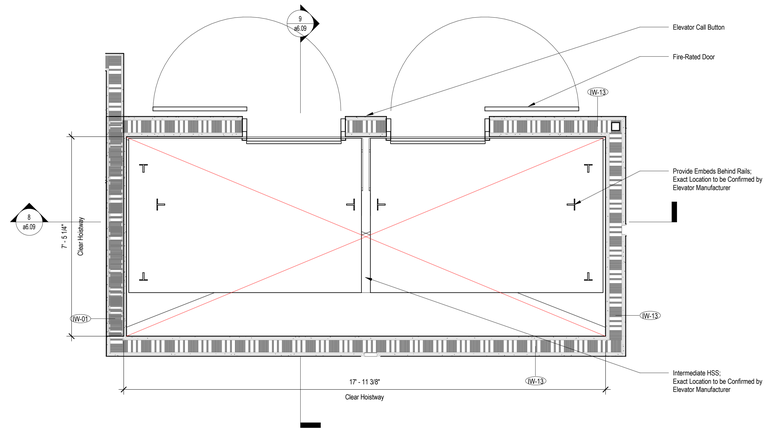
6 Typical Elevator Sill
3" = 1'-0"



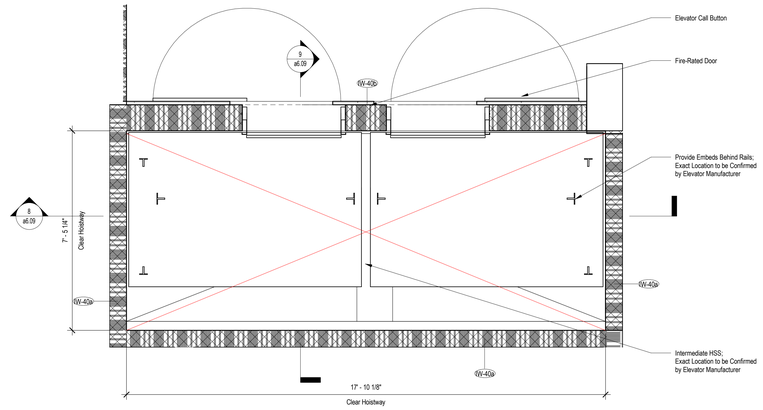
5 Elevator Smoke Door
3/4" = 1'-0"



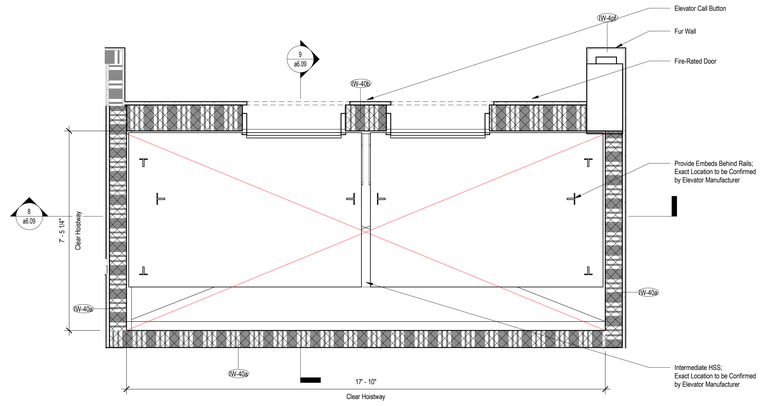
4 Elevator Stretcher Diagram
1 1/2" = 1'-0"



3 Elevator A Typical Plan (Type IIIA)
1/2" = 1'-0"



2 Elevator A Typical Plan (Type IA)
1/2" = 1'-0"



1 Elevator A Level L1 Plan
1/2" = 1'-0"

General Notes

1. Re: Specification Manual for all elevator specification information
2. Provide lighting at elevator lobbies and stair landings 100 footcandles/sf.
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
4. Standpipes to meet PFC 905.3.1.
5. See _____ for Handrail and Stair Details and Assemblies.
6. Acoustic Notes for Elevators:
   A. Alignment of rails should be within 1/16 of plumb at bracket locations. The rails shall be smooth, minimizing discontinuity.
   B. The roller guide assemblies should be resilient and similar to Elsco Model C.

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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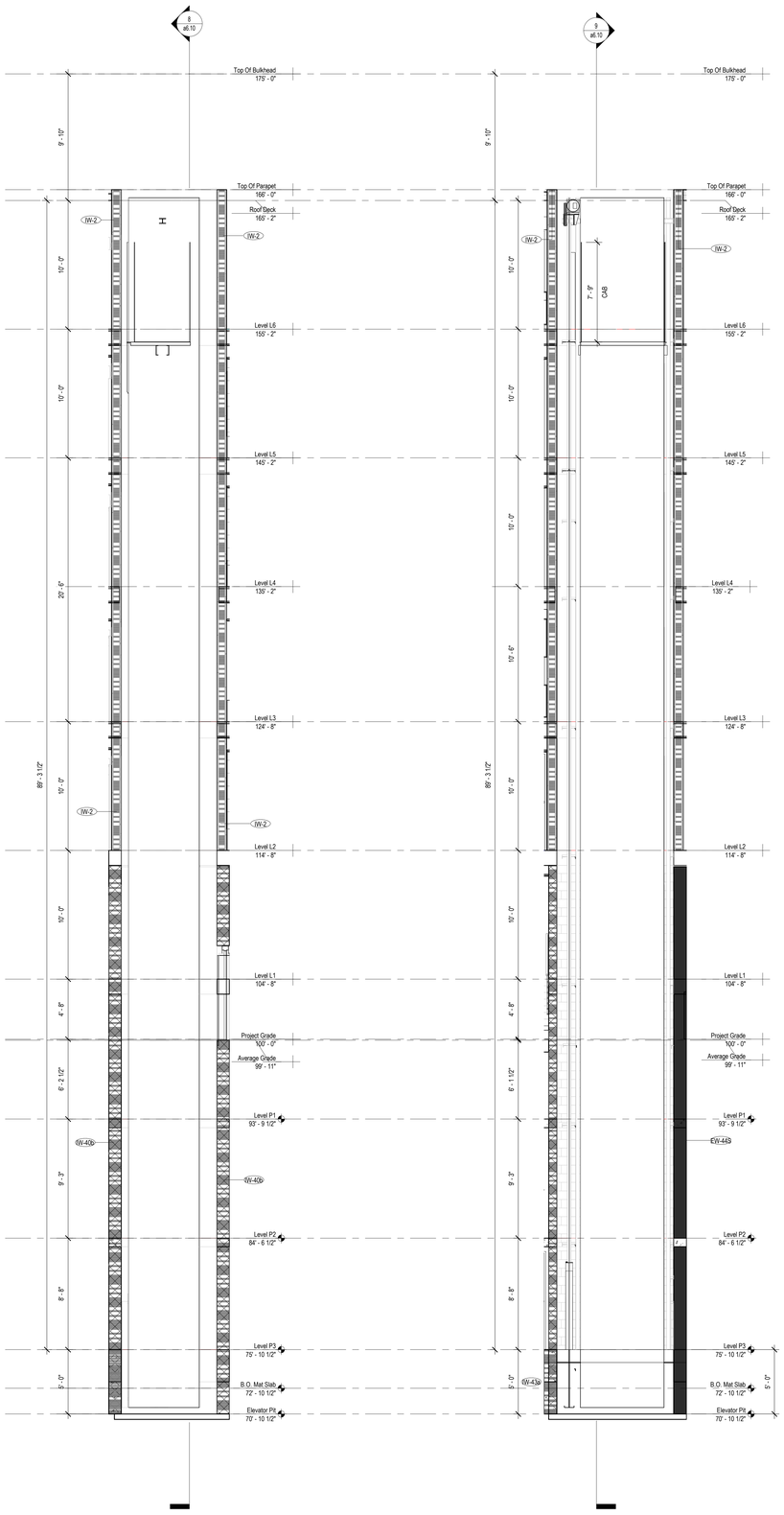
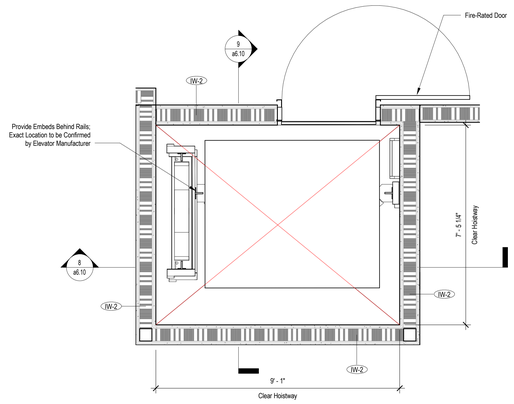
Elevator A - Plans & Sections

a6.09

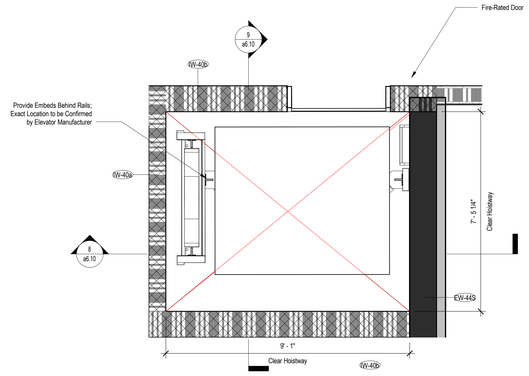


9 Elevator B - Lateral Section
1/4" = 1'-0"

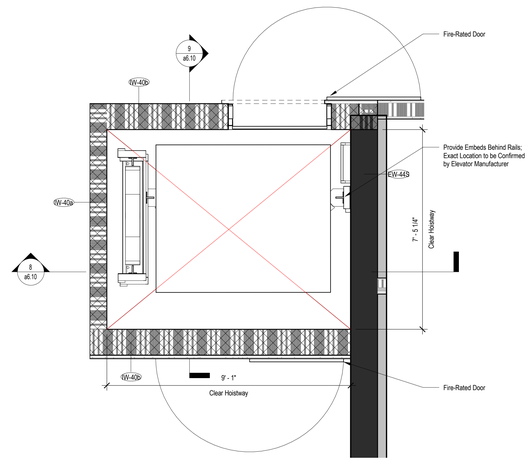
8 Elevator B - Longitudinal Section
1/4" = 1'-0"



3 Elevator B Typical Plan (Type IIIA)
1/2" = 1'-0"



2 Elevator B Typical Plan (Type IA)
1/2" = 1'-0"



1 Elevator B Level L1 Plan
1/2" = 1'-0"

General Notes

1. Re: Specification Manual for all elevator specification information
2. Provide lighting at elevator lobbies and stair landings 100 footcandles/sf.
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
4. Standpipes to meet PFC 905.3.1.
5. See _____ for Handrail and Stair Details and Assemblies.
6. Acoustic Notes for Elevators:
   A. Alignment of rails should be within 1/16 of plumb at bracket locations. The rails shall be smooth, minimizing discontinuity.
   B. The roller guide assemblies should be resilient and similar to Elsco Model C.

Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Elevator B - Plans & Sections

a6.10

General Notes

1. Re: Specification Manual for all elevator specification information
2. Provide lighting at elevator lobbies and stair landings 100 footcandles/sf.
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
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5. See _____ for Handrail and Stair Details and Assemblies.
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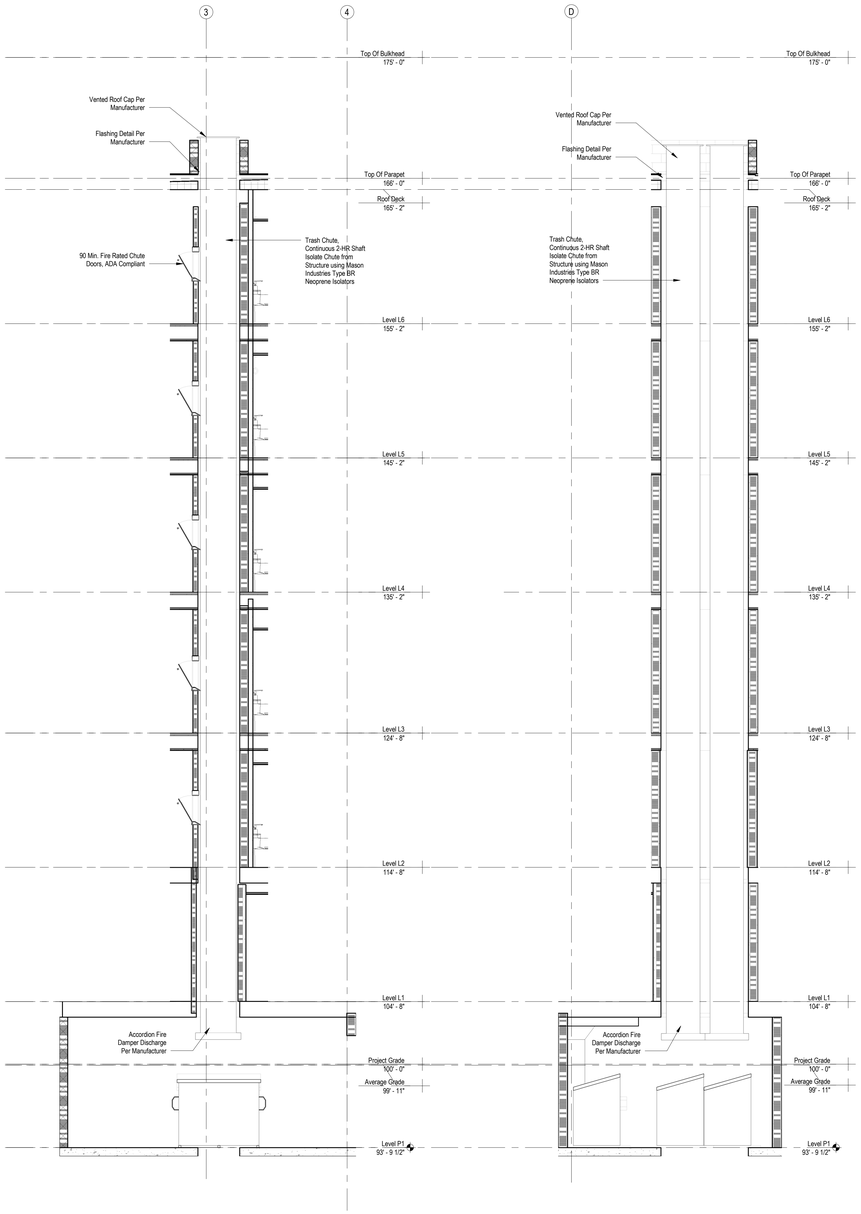
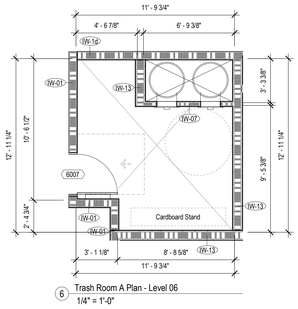
Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

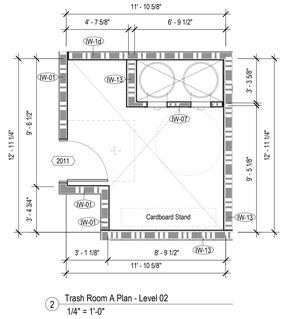


8 Trash Room A Section - Longitudinal Section
1/4" = 1'-0"

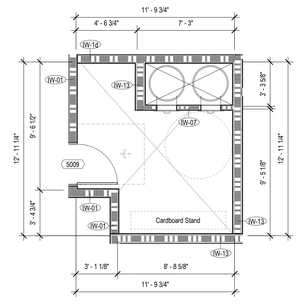
7 Trash Room A - Lateral Section
1/4" = 1'-0"



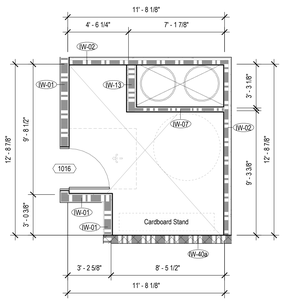
6 Trash Room A Plan - Level 06
1/4" = 1'-0"



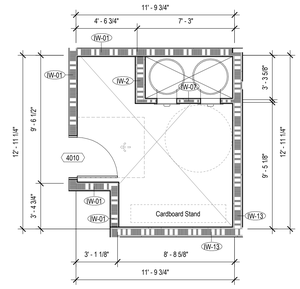
2 Trash Room A Plan - Level 02
1/4" = 1'-0"



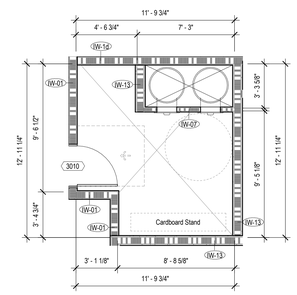
5 Trash Room A Plan - Level 05
1/4" = 1'-0"



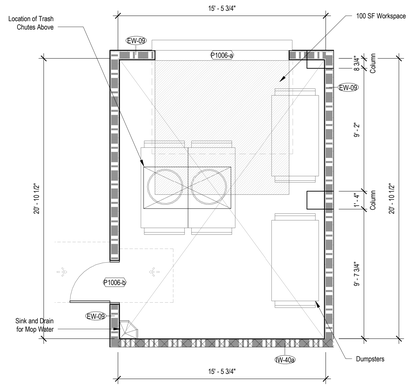
1 Trash Room A Plan - Level L1
1/4" = 1'-0"



4 Trash Room A Plan - Level L4
1/4" = 1'-0"



3 Trash Room A Plan - Level 03
1/4" = 1'-0"



9 Trash Room A Plan - Level P1
1/4" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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Trash Room A -
Plans & Sections

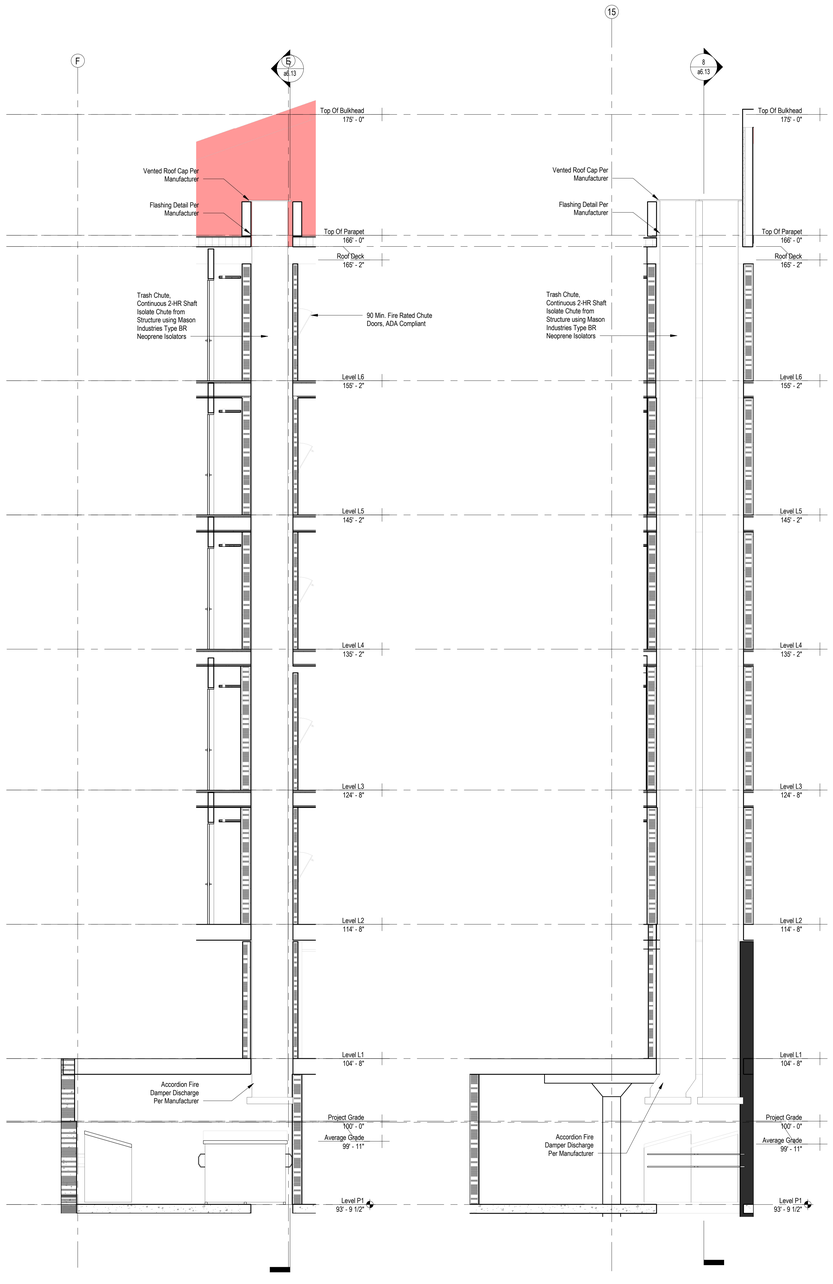
a6.12

General Notes

1. Re: Specification Manual for all elevator specification information
2. Provide lighting at elevator lobbies and stair landings 100 footcandles/sf.
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
4. Standpipes to meet PFC 905.3.1.
5. See _____ for Handrail and Stair Details and Assemblies.
6. Acoustic Notes for Elevators:
   A. Alignment of rails should be within 1/16 of plumb at bracket locations. The rails shall be smooth, minimizing discontinuity.
   B. The roller guide assemblies should be resilient and similar to Elsco Model C.

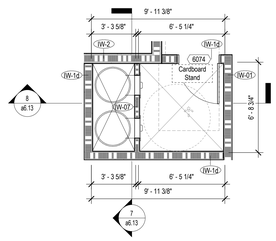
Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

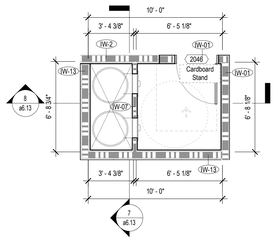


8 Trash Room B - Longitudinal Section
1/4" = 1'-0"

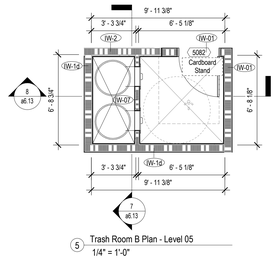
7 Trash Room B - Lateral Section
1/4" = 1'-0"



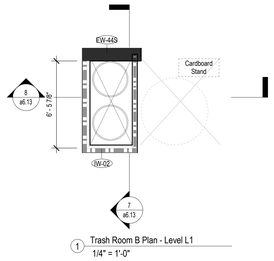
6 Trash Room B Plan - Level 06
1/4" = 1'-0"



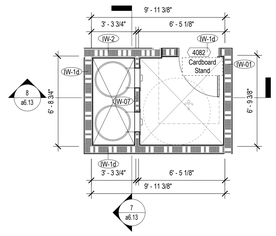
2 Trash Room B Plan - Level 02
1/4" = 1'-0"



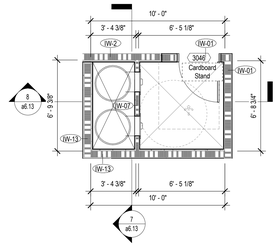
5 Trash Room B Plan - Level 05
1/4" = 1'-0"



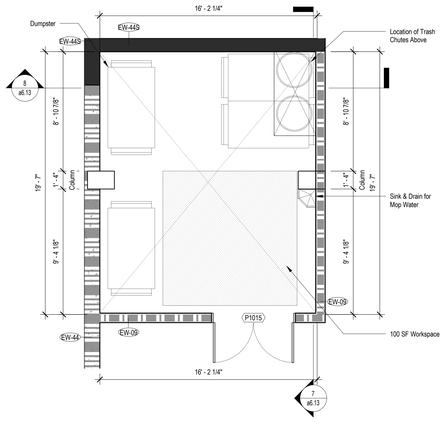
1 Trash Room B Plan - Level L1
1/4" = 1'-0"



4 Trash Room B Plan - Level L4
1/4" = 1'-0"



3 Trash Room B Plan - Level 03
1/4" = 1'-0"



9 Stair D Plan - Level P1
1/4" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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Trash Room B -
Plans & Sections

a6.13

General Notes

1. Re: Specification Manual for all elevator specification information
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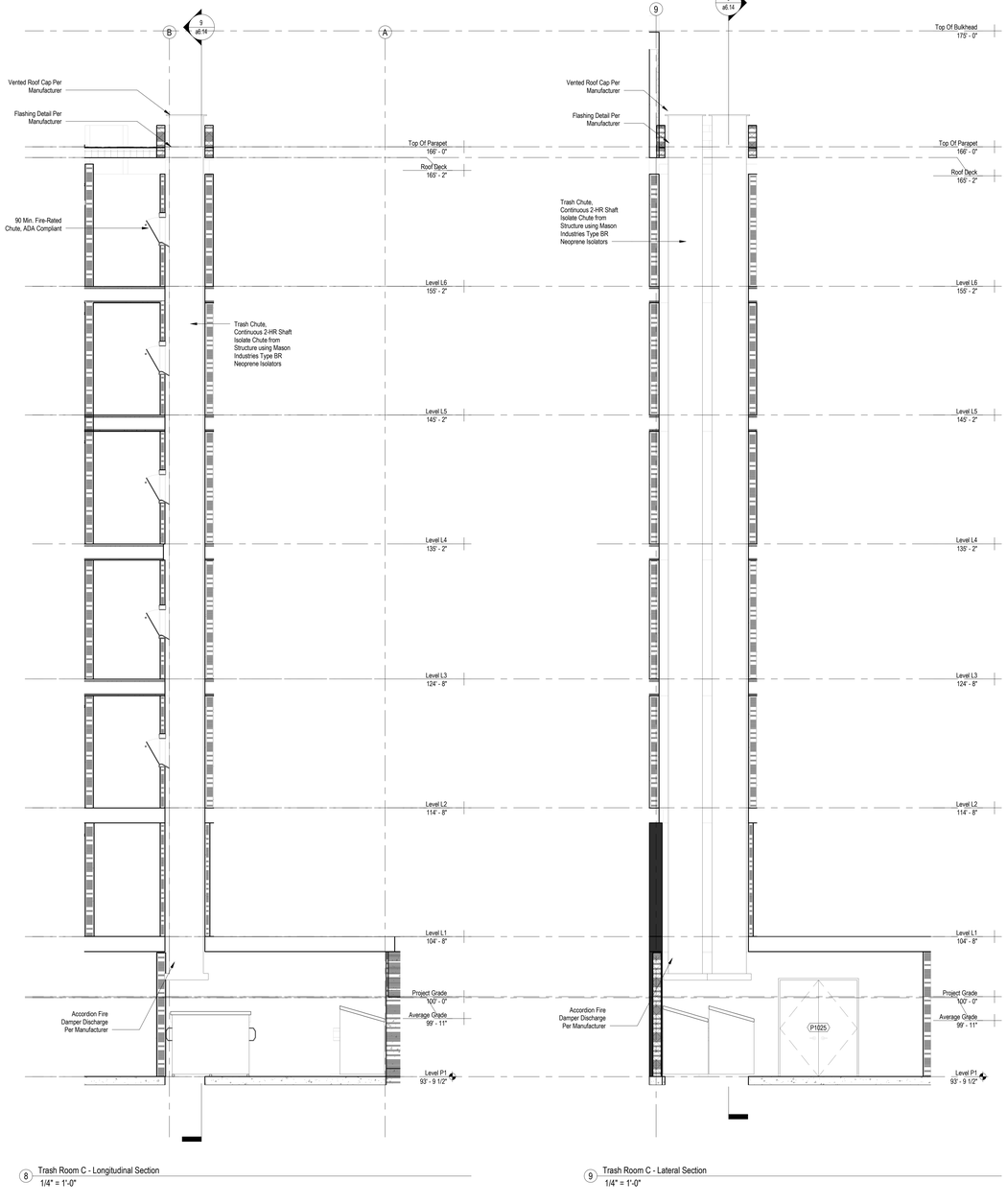
3. Stairways shall be marked at street and floor levels with a sign indicating that the stairway continues to the roof.
4. Standpipes to meet PFC 905.3.1.
5. See _____ for Handrail and Stair Details and Assemblies.
6. Acoustic Notes for Elevators:
   A. Alignment of rails should be within 1/16 of plumb at bracket locations. The rails shall be smooth, minimizing discontinuity.
   B. The roller guide assemblies should be resilient and similar to Elsco Model C.

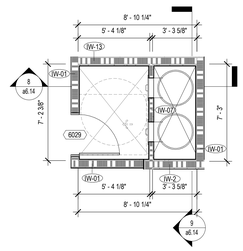
Legend

- 1/2 Hour Fire Partition
- 1 Hour Fire Partition
- 2 Hour Fire Barrier
- 3 Hour Fire Barrier

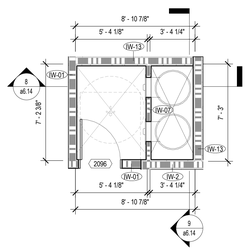


8 Trash Room C - Longitudinal Section
1/4" = 1'-0"

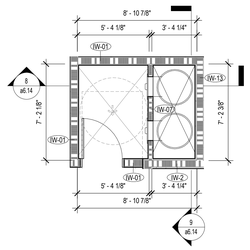
9 Trash Room C - Lateral Section
1/4" = 1'-0"



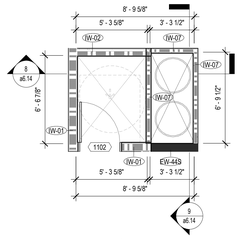
6 Trash Room C Plan - Level 06
1/4" = 1'-0"



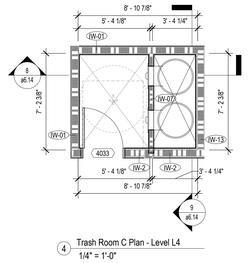
2 Trash Room C Plan - Level 02
1/4" = 1'-0"



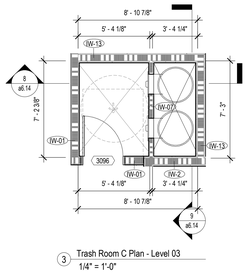
5 Trash Room C Plan - Level 05
1/4" = 1'-0"



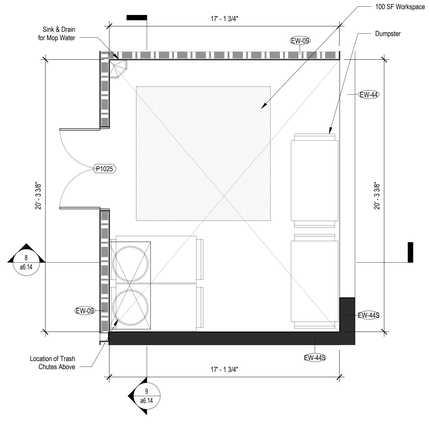
1 Trash Room C Plan - Level L1
1/4" = 1'-0"



4 Trash Room C Plan - Level L4
1/4" = 1'-0"



3 Trash Room C Plan - Level 03
1/4" = 1'-0"



7 Trash Room C - Level P1
1/4" = 1'-0"

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SET ISSUE

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2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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Van Nuys, CA 91411

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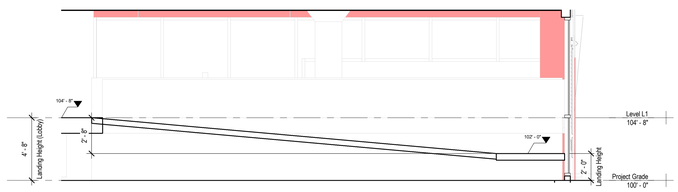
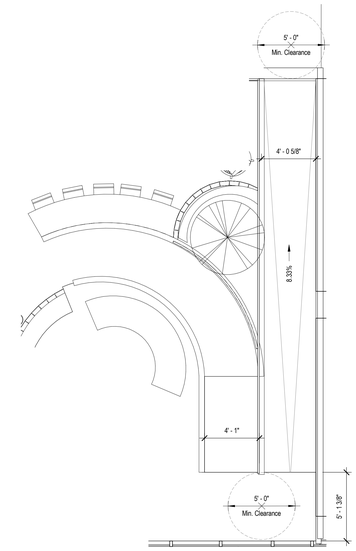
Trash Room C -
Plans & Sections

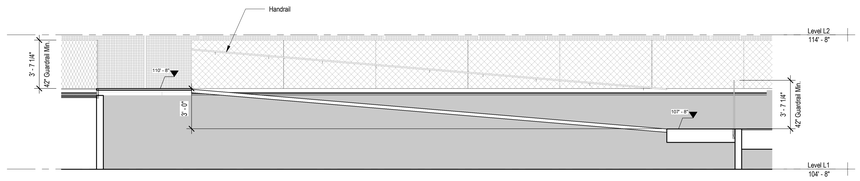
a6.14



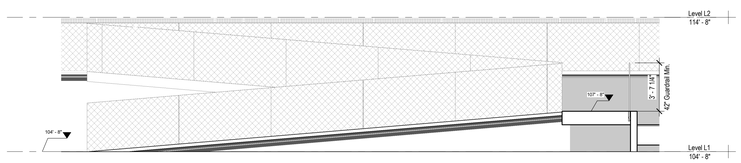
5 West Lobby Ramp - Elevation
1/4" = 1'-0"



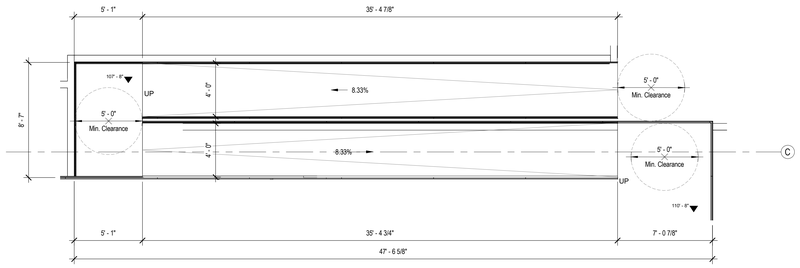
4 West Lobby Ramp - Callout
1/4" = 1'-0"



3 Pool Deck Ramp - Elevation 2
1/4" = 1'-0"



2 Pool Deck Ramp - Elevation 1
1/4" = 1'-0"



1 Pool Deck Ramp - Callout
1/4" = 1'-0"

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4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Ramp Plans & Sections

a6.15

General Unit Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Spec for Product Information and Installation Requirements
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
4. All dimensions are to Face of Stud U.O.N.
5. Refer to Electrical Drawings for all Panels, Switches, Outlets, Etc.
6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

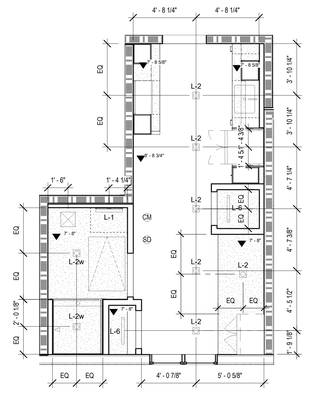
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

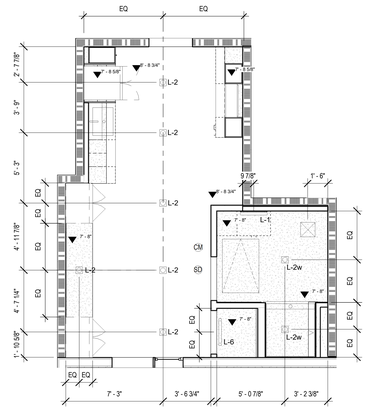
Unit Ceiling Equipment Legend

Equipment

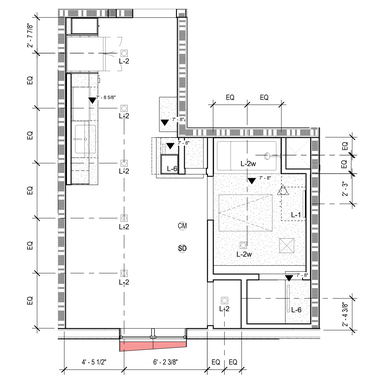
- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



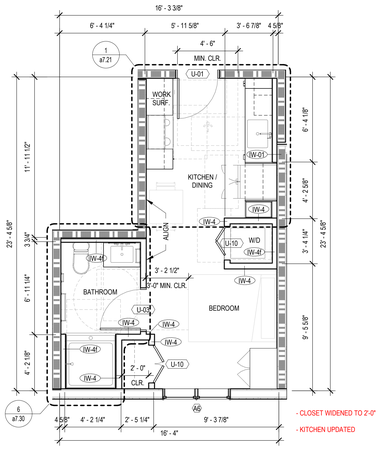
6 Studio Type 3 - Enlarged RCP
1/4" = 1'-0"



4 Studio Type 2 - Enlarged RCP
1/4" = 1'-0"



2 Studio Type 1 - Enlarged RCP
1/4" = 1'-0"

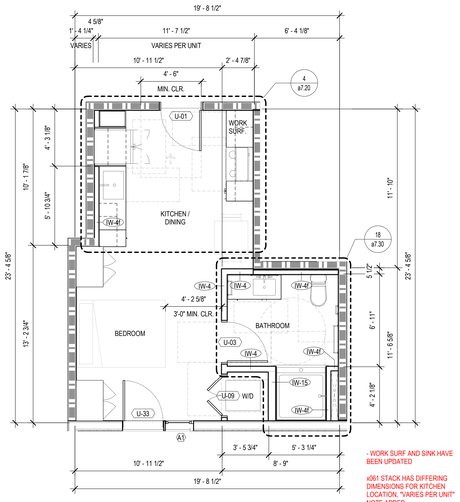


Natural Ventilation Calculation: 4% Required

Bedroom: 87 Square Feet x 4% = 3.48 Square Feet Required

Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

5 Studio Type 3 (Unit A.3)
1/4" = 1'-0"

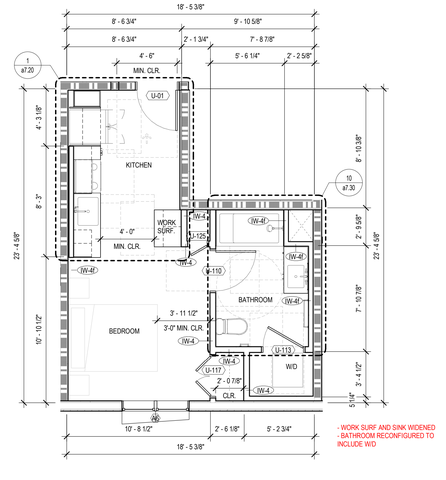


Natural Ventilation Calculation: 4% Required

Bedroom: 140 Square Feet x 4% = 5.6 Square Feet Required

Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

3 Studio Type 2 (Unit A.2)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom: 110 Square Feet x 4% = 4.4 Square Feet Required

Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

1 Studio Type 1 (Unit A.1)
1/4" = 1'-0"

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5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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Van Nuys, CA 91411

W.PA Job Number 1339

Enlarged Unit Plans

a7.00

General Unit Notes

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6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

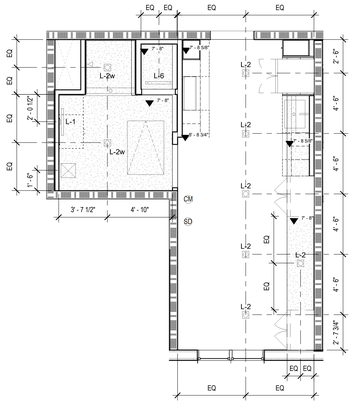
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

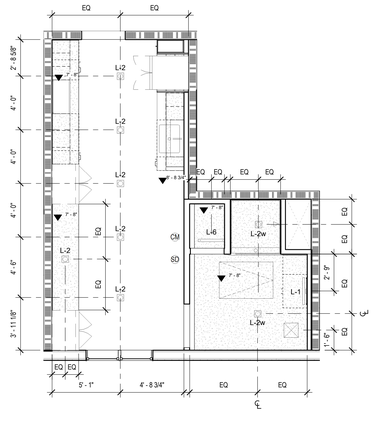
Unit Ceiling Equipment Legend

Equipment

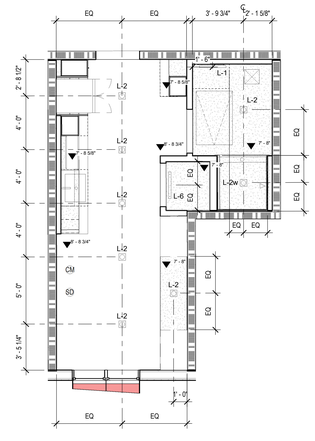
- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



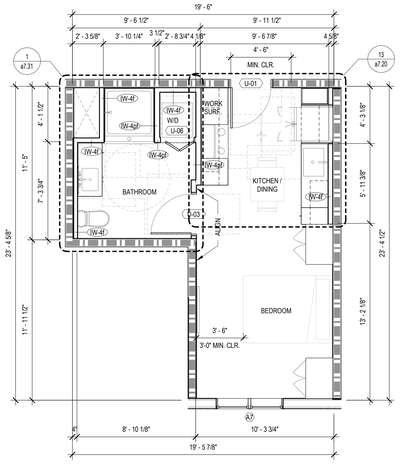
6 Studio Type 6 - Enlarged RCP
1/4" = 1'-0"



4 Studio Type 5 - Enlarged RCP
1/4" = 1'-0"



2 Studio Type 4 - Enlarged RCP
1/4" = 1'-0"

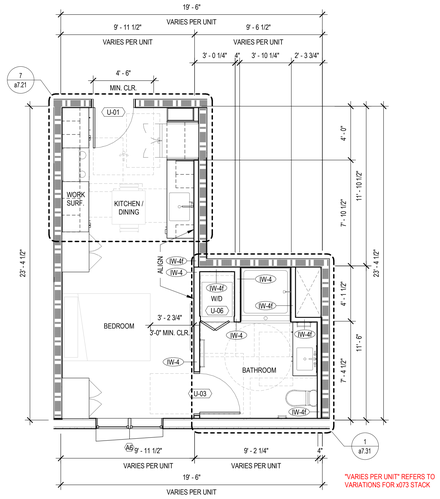


Natural Ventilation Calculation: 4% Required

Bedroom: 121 Square Feet x 4% = 4.84 Square Feet Required

Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

5 Studio Type 6 (Unit A.6)
1/4" = 1'-0"



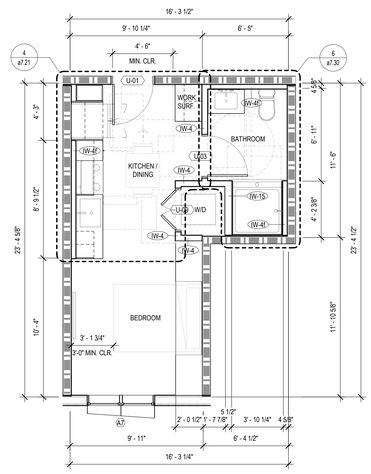
"VARIES PER UNIT" REFERS TO VARIATIONS FOR ø73 STACK

Natural Ventilation Calculation: 4% Required

Bedroom: 108 Square Feet x 4% = 4.32 Square Feet Required

Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

3 Studio Type 5 (Unit A.5)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom: 102 Square Feet x 4% = 4.08 Square Feet Required

Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

1 Studio Type 4 (Unit A.4)
1/4" = 1'-0"

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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Enlarged Unit Plans

a7.01

General Unit Notes

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WPA Lighting Fixture Legend

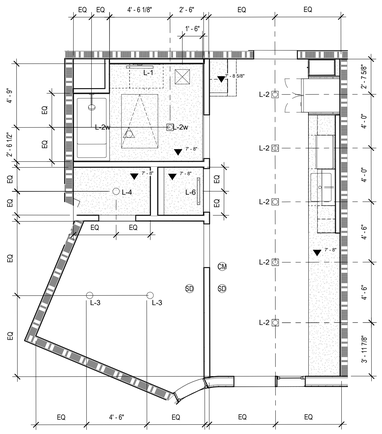
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

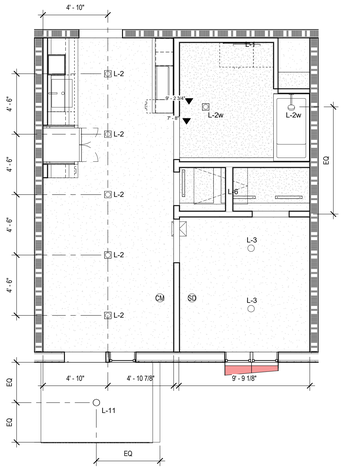
Unit Ceiling Equipment Legend

Equipment

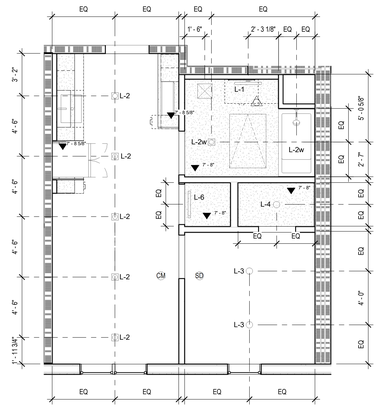
- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



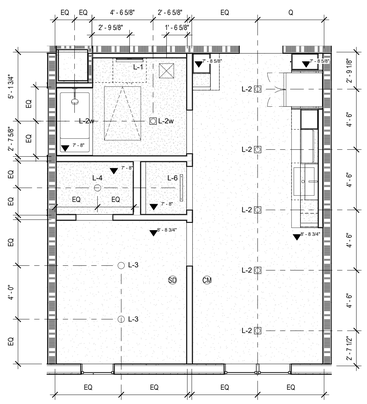
8 1 Bed 1 Bath Type 7 - Enlarged RCP
1/4" = 1'-0"



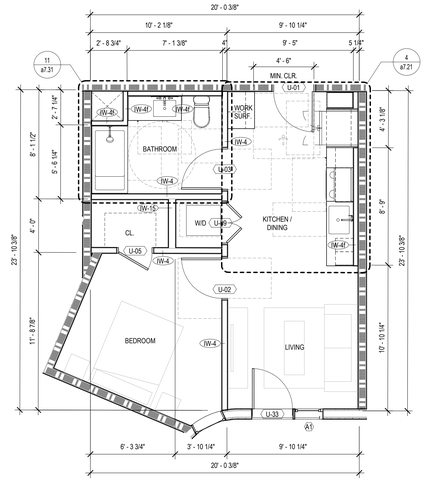
4 1 Bed 1 Bath Type 8 - Enlarged RCP
1/4" = 1'-0"



6 1 Bed 1 Bath Type 3 - Enlarged RCP
1/4" = 1'-0"



2 1 Bed 1 Bath Type 1 - Enlarged RCP
1/4" = 1'-0"

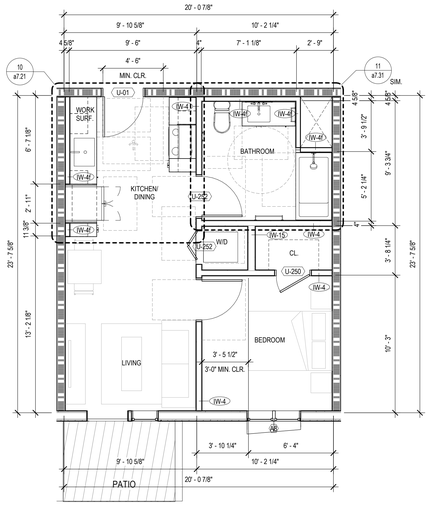


Natural Ventilation Calculation: 4% Required

Bedroom: 122 Square Feet x 4% = 4.88 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 107 Square Feet x 4% = 4.23 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

7 1 Bed 1 Bath Type 4 (Unit B.4)
1/4" = 1'-0"

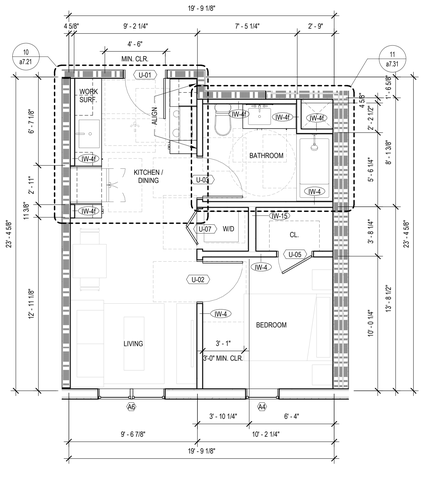


Natural Ventilation Calculation: 4% Required

Bedroom: 95 Square Feet x 4% = 3.8 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 120 Square Feet x 4% = 4.8 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

3 1 Bed 1 Bath Type 3 (Unit B.3)
1/4" = 1'-0"

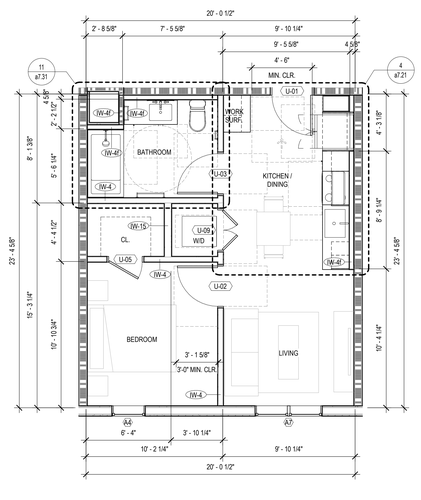


Natural Ventilation Calculation: 4% Required

Bedroom: 95 Square Feet x 4% = 3.8 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 120 Square Feet x 4% = 4.8 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

5 1 Bed 1 Bath Type 2 (Unit B.2)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 101 Square Feet x 4% = 4.04 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

1 1 Bed 1 Bath Type 1 (Unit B.1)
1/4" = 1'-0"

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02/28/2023

SET ISSUE

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1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% PDPP Submission	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

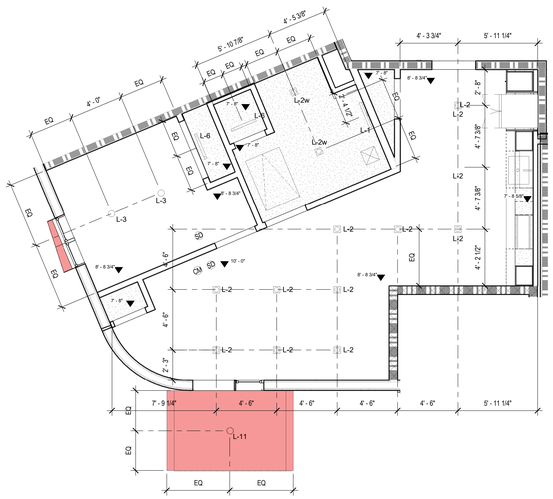
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

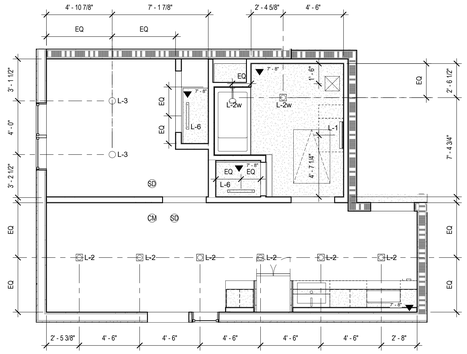
W.PA Job Number 1339

Enlarged Unit Plans

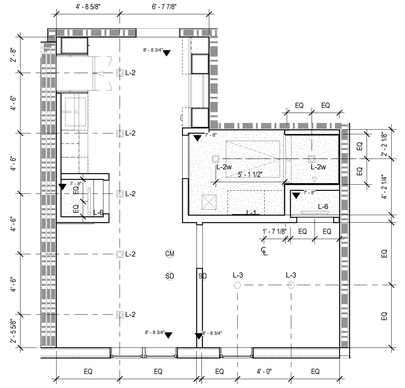
a7.02



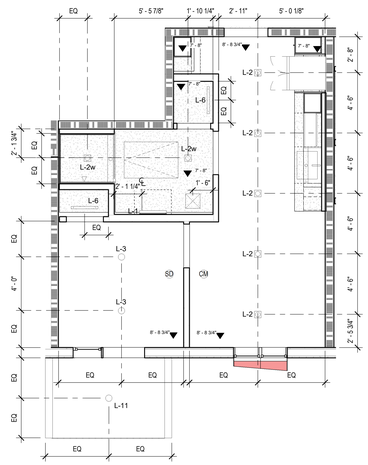
2 1 Bed 1 Bath Type 12 - Enlarged RCP
1/4" = 1'-0"



8 1 Bed 1 Bath Type 11 - Enlarged RCP
1/4" = 1'-0"



6 1 Bed 1 Bath Type 10 - Enlarged RCP
1/4" = 1'-0"



4 1 Bed 1 Bath Type 9 - Enlarged RCP
1/4" = 1'-0"

General Unit Notes

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2. Reference Spec for Product Information and Installation Requirements
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
4. All dimensions are to Face of Stud U.O.N.
5. Refer to Electrical Drawings for all Panels, Switches, Outlets, Etc.
6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

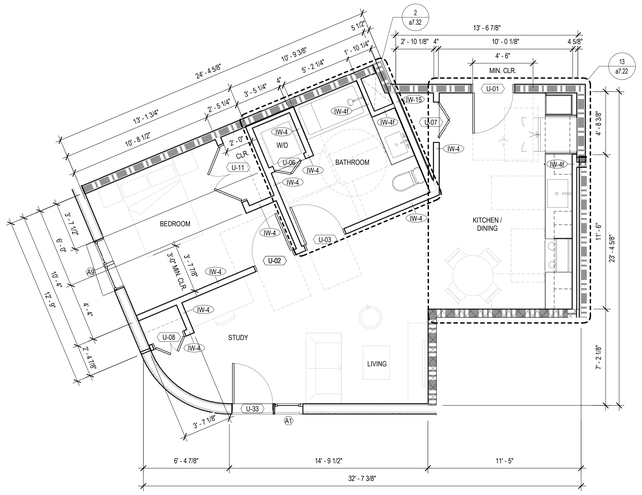
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

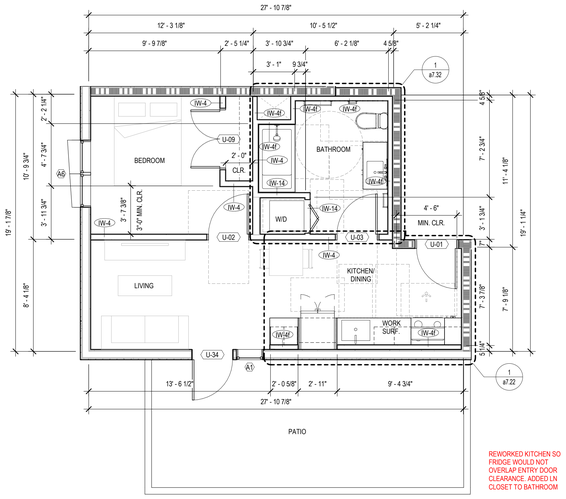


1 1 Bed 1 Bath Type 8 (Unit B.8)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom: 114 Square Feet x 4% = 4.56 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 195 Square Feet x 4% = 7.8 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided



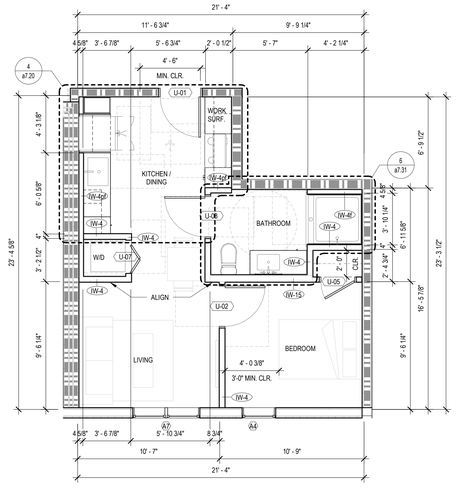
REWORKED KITCHEN SO FRIDGE WOULD NOT OVERLAP ENTRY DOOR CLEARANCE. ADDED LN CLOSET TO BATHROOM

7 1 Bed 1 Bath Type 11
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 109 Square Feet x 4% = 4.36 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

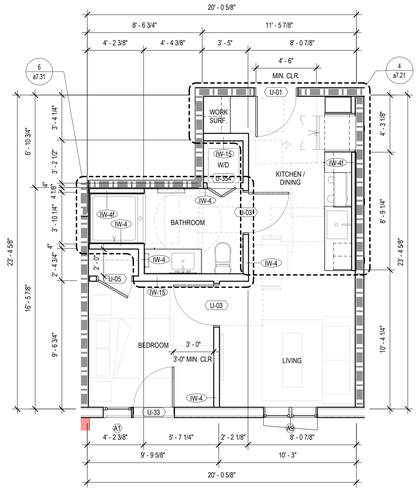


5 1 Bed 1 Bath Type 6 (Unit B.6)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom: 105 Square Feet x 4% = 4.20 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 83 Square Feet x 4% = 3.32 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided



3 1 Bed 1 Bath Type 5 (Unit B.5)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom: 88 Square Feet x 4% = 3.52 Square Feet Required
Door: Door Swing - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Living Room: 97 Square Feet x 4% = 3.88 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

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6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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W.PA Job Number 1339

Enlarged Unit Plans

a7.03

General Unit Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
2. Reference Spec for Product Information and Installation Requirements
3. Verify all dimensions with Structural Drawings and Specification regarding dimensional tolerances. Contract to notify Architect of any discrepacies.
4. All dimensions are to Face of Stud U.O.N.
5. Refer to Electrical Drawings for all Panels, Switches, Outlets, Etc.
6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

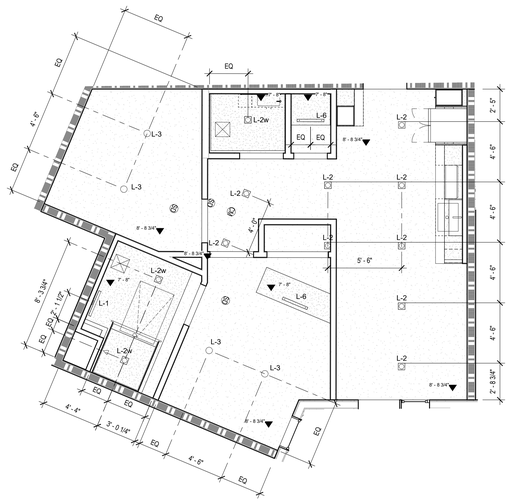
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

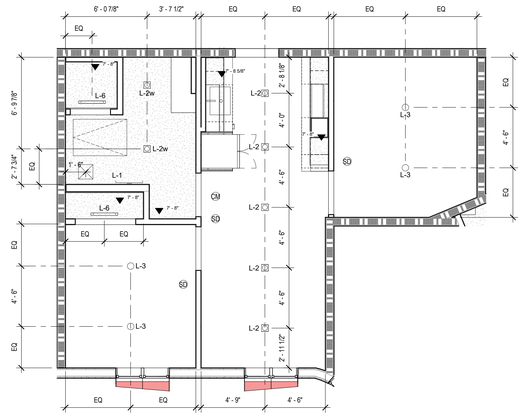
Unit Ceiling Equipment Legend

Equipment

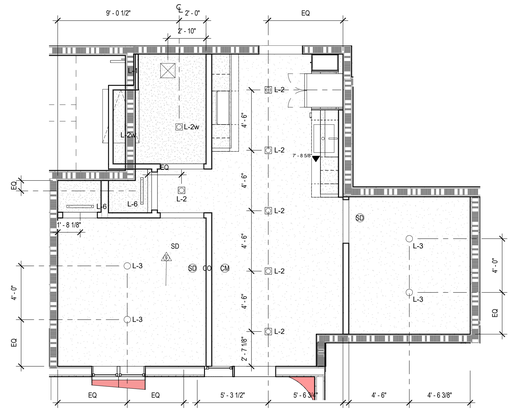
- Access Panel
- Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



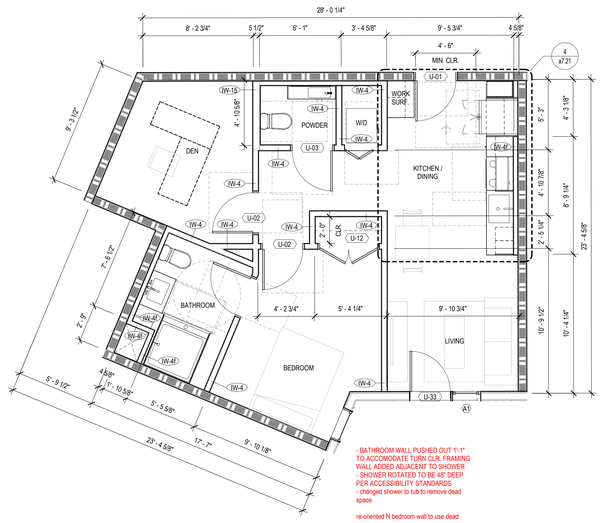
8 1 Bed + Den Type 3 - Enlarged RCP
1/4" = 1'-0"



6 1 Bed + Den Type 2 - Enlarged RCP
1/4" = 1'-0"



4 1 Bed + Den Type 1 - Enlarged RCP
1/4" = 1'-0"

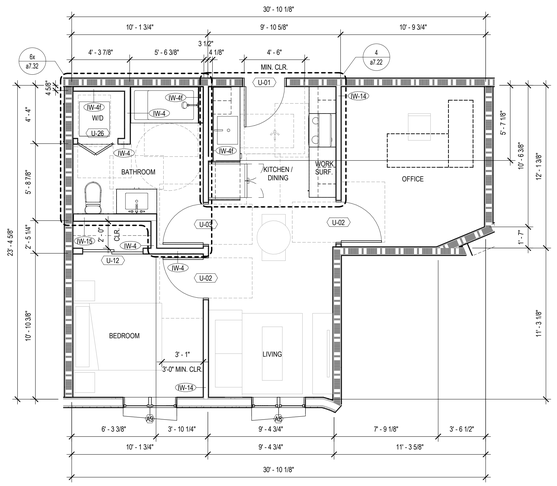


Natural Ventilation Calculation: 4% Required

Bedroom: 111 Square Feet x 4% = 4.44 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 102 Square Feet x 4% = 4.08 Square Feet Required
Door: Swing Door - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

7 1 Bed + Den Type 3 (Unit C.3)
1/4" = 1'-0"

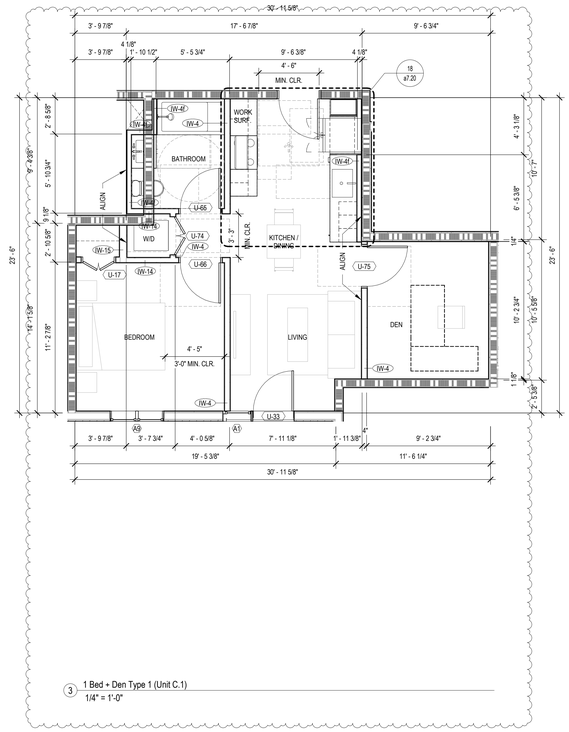


Natural Ventilation Calculation: 4% Required

Bedroom: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 99 Square Feet x 4% = 3.96 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

5 1 Bed + Den Type 2 (Unit C.2)
1/4" = 1'-0"



3 1 Bed + Den Type 1 (Unit C.1)
1/4" = 1'-0"

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6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

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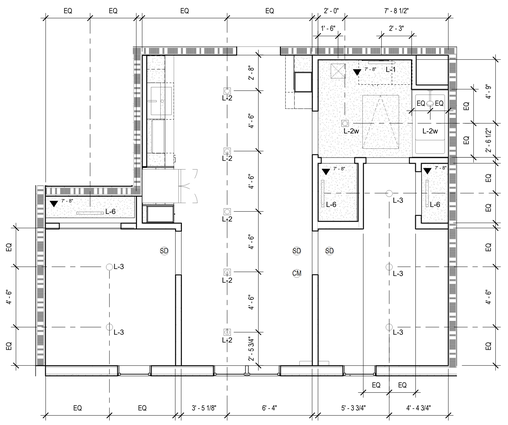
Van Nuys, CA 91411

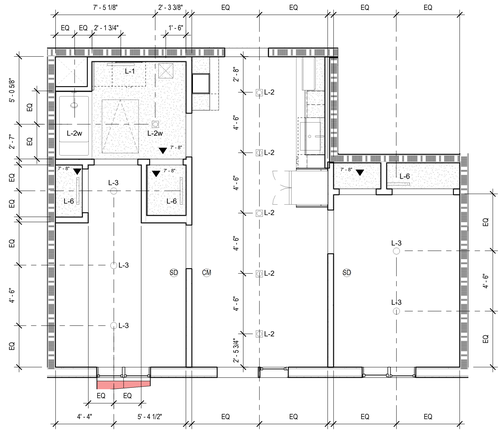
W.PA Job Number 1339

Enlarged Units Plan

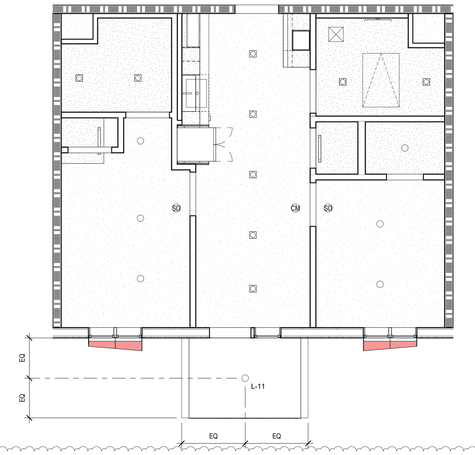
a7.04



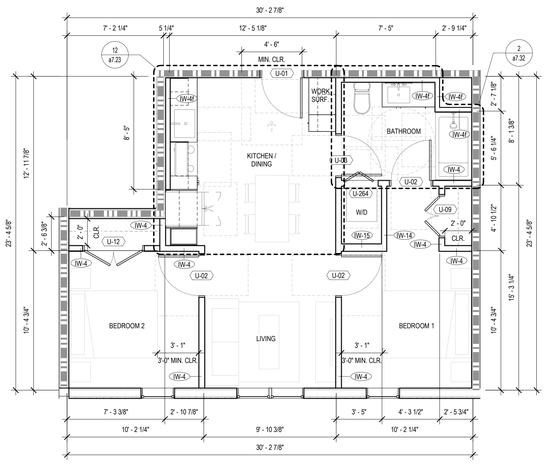
6 2 Bed 1 Bath Type 3 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 1 Bath Type 2 - Enlarged RCP
1/4" = 1'-0"



2 2 Bed 1 Bath Type 1 - Enlarged RCP
1/4" = 1'-0"



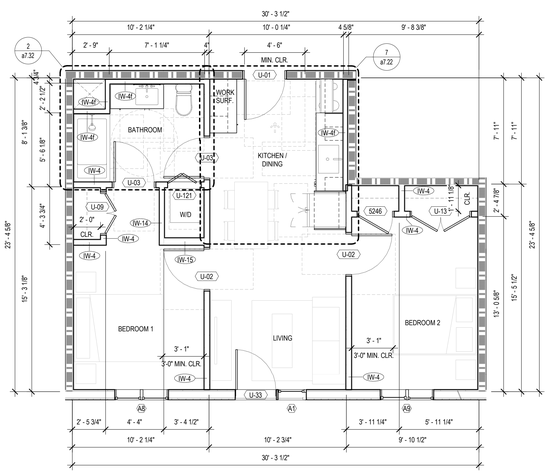
5 2 Bed 1 Bath Type 3 (Unit D.3)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom 1: 99 Square Feet x 4% = 3.96 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 101 Square Feet x 4% = 4.04 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 99 Square Feet x 4% = 3.96 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided



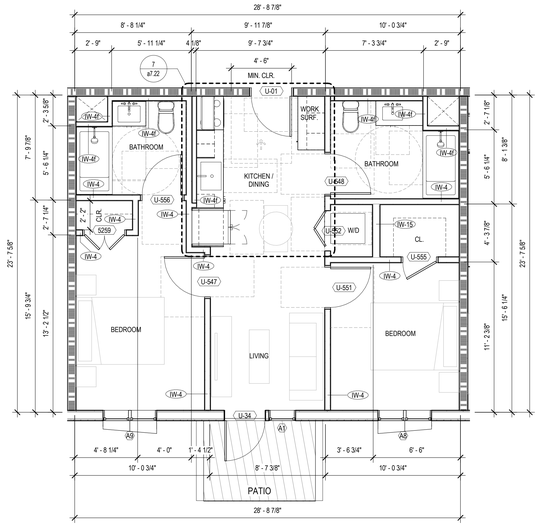
3 2 Bed 1 Bath Type 2 (Unit D.2)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom 1: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 109 Square Feet x 4% = 4.36 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 121 Square Feet x 4% = 4.84 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided



1 2 Bed 1 Bath Type 1 (Unit D.1)
1/4" = 1'-0"

General Unit Notes

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4. All dimensions are to Face of Stud U.O.N.
5. Refer to Electrical Drawings for all Panels, Switches, Outlets, Etc.
6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

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3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

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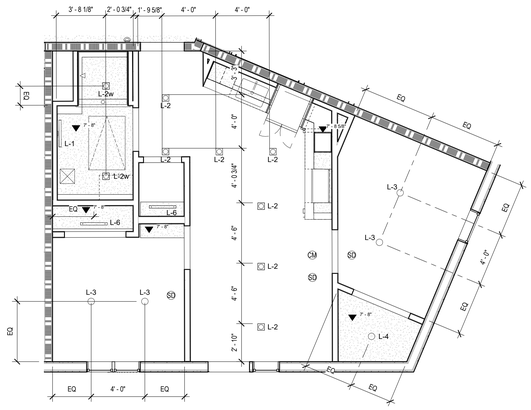
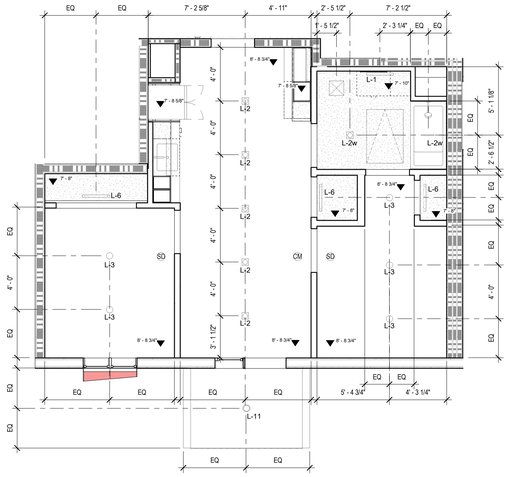
W.PA Job Number 1339

Enlarged Unit Plans

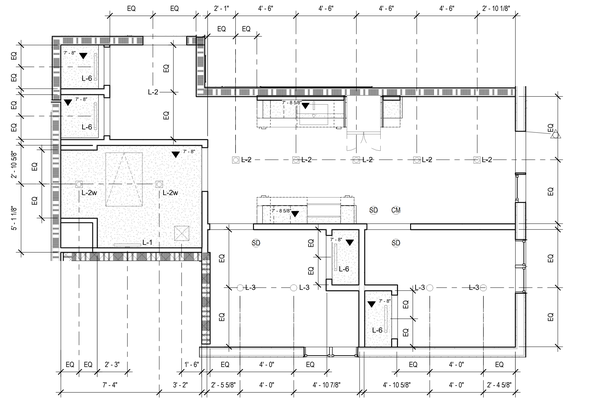
a7.05



6 2 Bed 1 Bath Type 6 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 1 Bath Type 5 - Enlarged RCP
1/4" = 1'-0"



2 2 Bed 1 Bath Type 4 - Enlarged RCP
1/4" = 1'-0"

General Unit Notes

1. Contractor to notify Architect of any discrepancies prior to start of work.
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4. All dimensions are to Face of Stud U.O.N.
5. Refer to Electrical Drawings for all Panels, Switches, Outlets, Etc.
6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

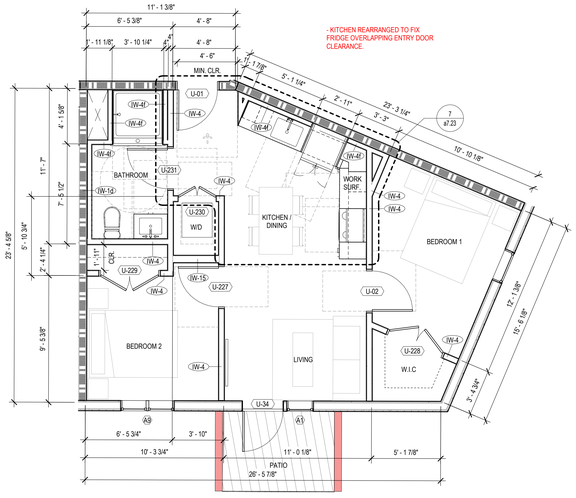
Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

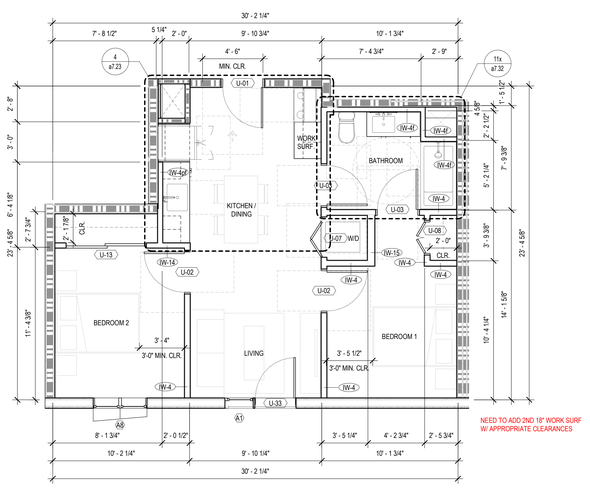
Unit Ceiling Equipment Legend

Equipment

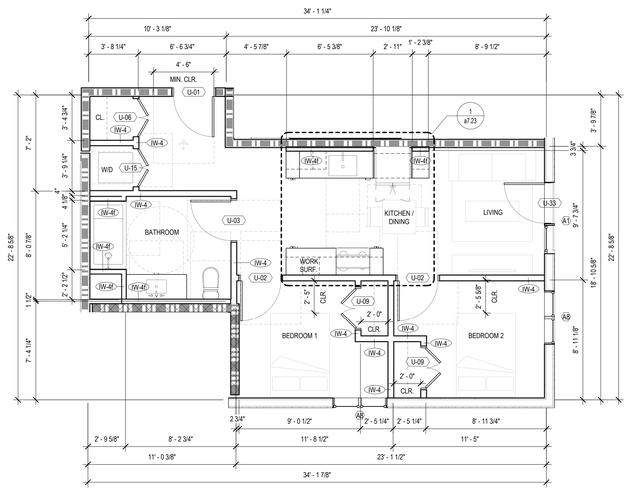
- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



5 2 Bed 1 Bath Type 6 (Unit D.6)
1/4" = 1'-0"



3 2 Bed 1 Bath Type 5 (Unit D.5)
1/4" = 1'-0"



1 2 Bed 1 Bath Type 4 (Unit D.4)
1/4" = 1'-0"

Natural Ventilation Calculation: 4% Required

Bedroom 1: 113 Square Feet x 4% = 4.52 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 92 Square Feet x 4% = 3.68 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 117 Square Feet x 4% = 4.68 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Natural Ventilation Calculation: 4% Required

Bedroom 1: 96 Square Feet x 4% = 3.84 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 108 Square Feet x 4% = 4.32 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 112 Square Feet x 4% = 4.48 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Natural Ventilation Calculation: 4% Required

Bedroom 1: 86 Square Feet x 4% = 3.44 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 87 Square Feet x 4% = 3.48 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 80 Square Feet x 4% = 3.20 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

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02/28/2023

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
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5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

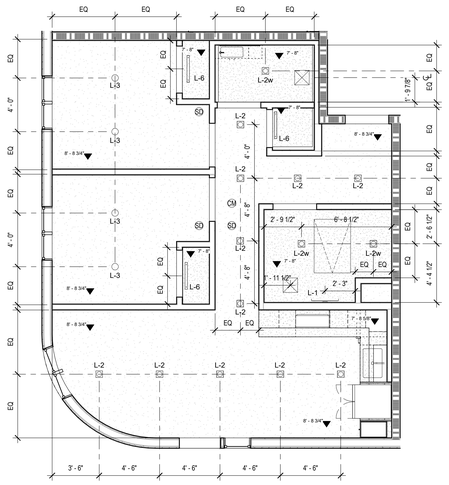
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

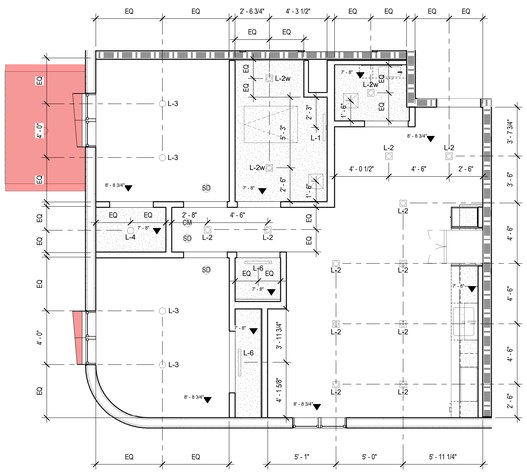
Enlarged Units Plan

a7.06

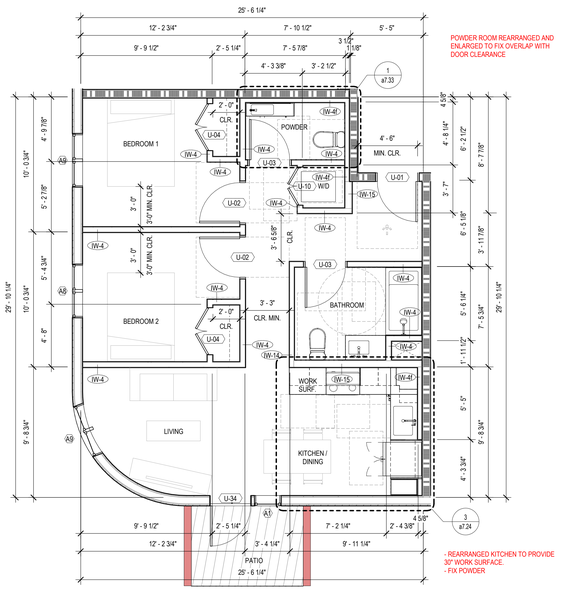


4 2 Bed 1.5 Bath Type 3 - Enlarged RCP
1/4" = 1'-0"

5 2 Bed 1.5 Bath Type 2 - Enlarged RCP
1/4" = 1'-0"



6 2 Bed 1.5 Bath Type 1 - Enlarged RCP
1/4" = 1'-0"



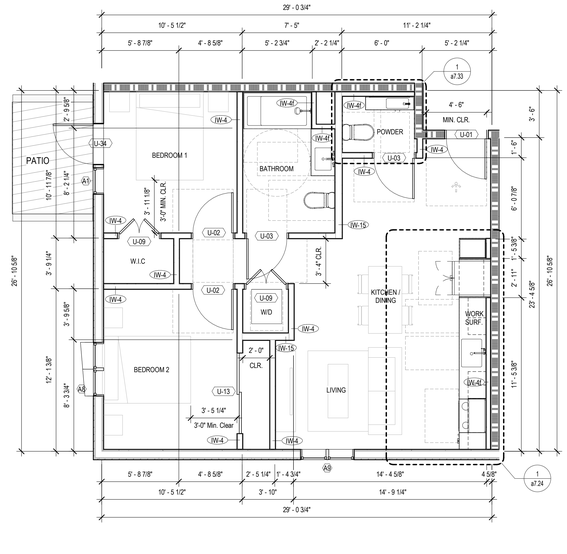
Natural Ventilation Calculation: 4% Required

Bedroom 1: 102 Square Feet x 4% = 4.08 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 103 Square Feet x 4% = 4.12 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 106 Square Feet x 4% = 4.24 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

3 2 Bed 1.5 Bath Type 3 (Unit E.3)
1/4" = 1'-0"



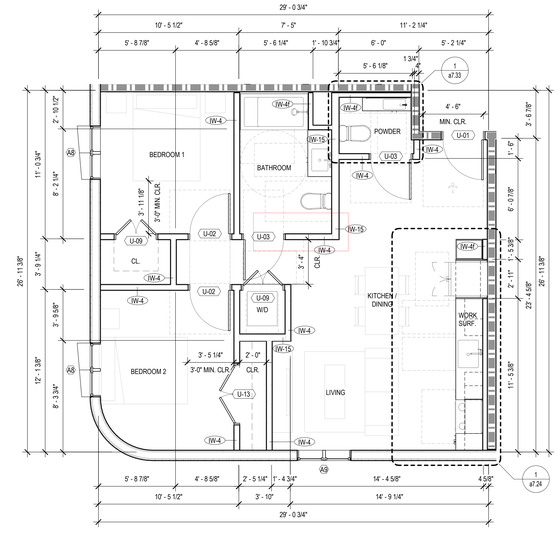
Natural Ventilation Calculation: 4% Required

Bedroom 1: 104 Square Feet x 4% = 4.16 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Bedroom 2: 118 Square Feet x 4% = 4.72 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 79 Square Feet x 4% = 3.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

2 2 Bed 1.5 Bath Type 2 (Unit E.2)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom 1: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 115 Square Feet x 4% = 4.60 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 80 Square Feet x 4% = 3.20 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

1 2 Bed 1.5 Bath Type 1 (Unit E.1)
1/4" = 1'-0"

General Unit Notes

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7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- Electrical Panel (EP)
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

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02/28/2023

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9	25% PDPP Submission	08.19.2022

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411
W.PA Job Number 1339

Enlarged Unit Plans

a7.07

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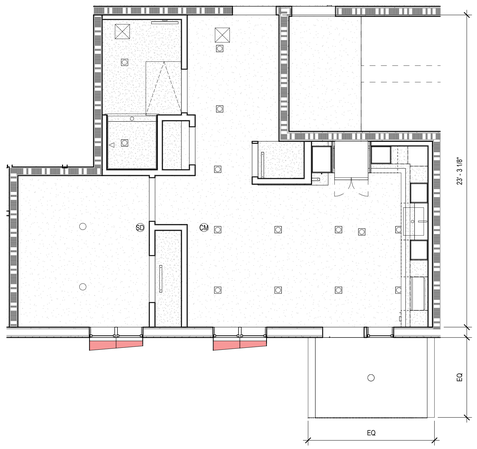
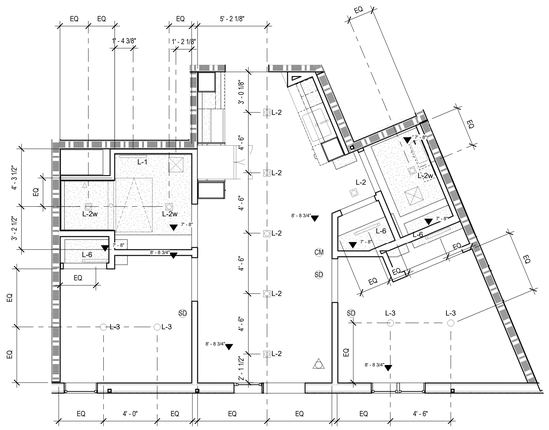
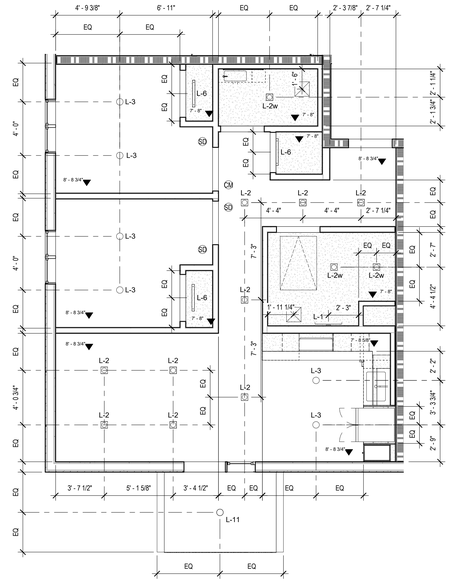


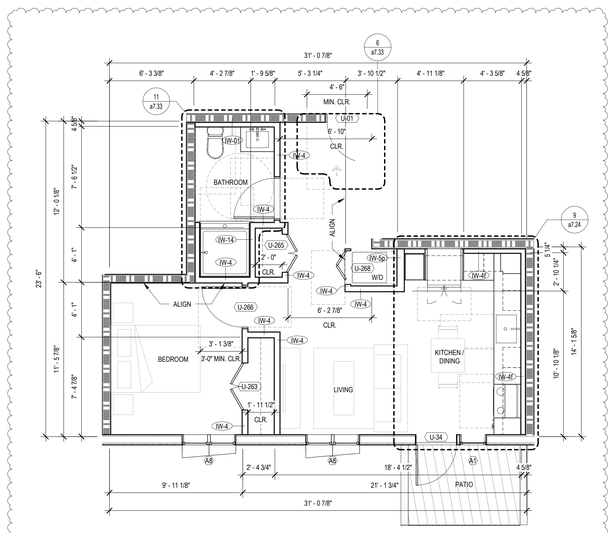
6 2 Bed 1.5 Bath Type 6 - Enlarged RCP
1/4" = 1'-0"



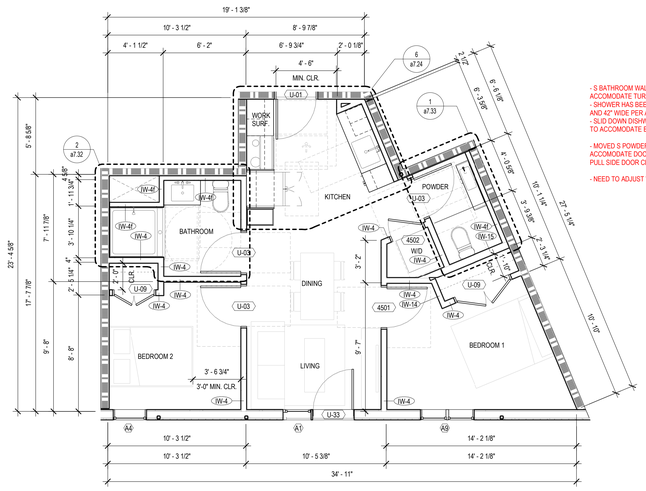
5 2 Bed 1.5 Bath Type 5 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 1.5 Bath Type 4 - Enlarged RCP
1/4" = 1'-0"



3 2 Bed 1.5 Bath Type 6 (Unit E.6)
1/4" = 1'-0"



- S BATHROOM WALL MOVED 1'-0 1/2" TO ACCOMODATE TURN CLR
- SHOWER HAS BEEN ROTATED TO BE 48" DEEP AND 42" WIDE PER ACCESSIBILITY REQ.
- SLID DOWN DISHWASHER/ SINK/ AND FRIDGE TO ACCOMODATE ENTRY DOOR CLEARANCE

- MOVED S POWDER WALL OUT 11 5/8" TO ACCOMODATE DOOR CLEARANCE. NEED TO FIX PULL SIDE DOOR CLEARANCE!

- NEED TO ADJUST WORK SURF. CABINETRY

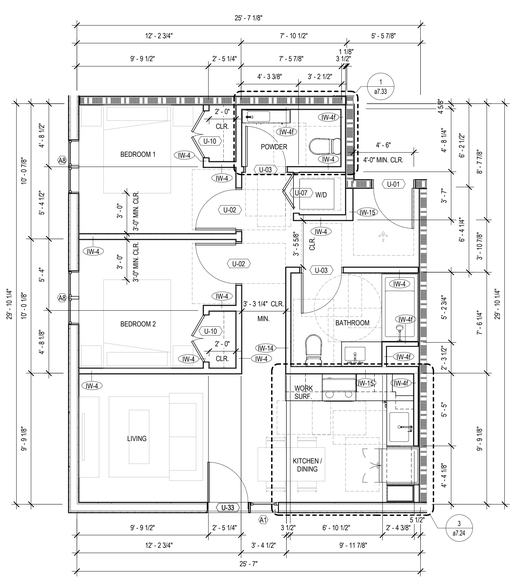
Natural Ventilation Calculation: 4% Required

Bedroom 1: 120 Square Feet x 4% = 4.80 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 93 Square Feet x 4% = 3.72 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 67 Square Feet x 4% = 2.68 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

2 2 Bed 1.5 Bath Type 5 (Unit E.5)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom 1: 103 Square Feet x 4% = 4.12 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 103 Square Feet x 4% = 4.12 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 118 Square Feet x 4% = 4.72 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

1 2 Bed 1.5 Bath Type 4 (Unit E.4)
1/4" = 1'-0"

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3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Enlarged Unit Plans

a7.08

General Unit Notes

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WPA Lighting Fixture Legend

Lighting

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- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

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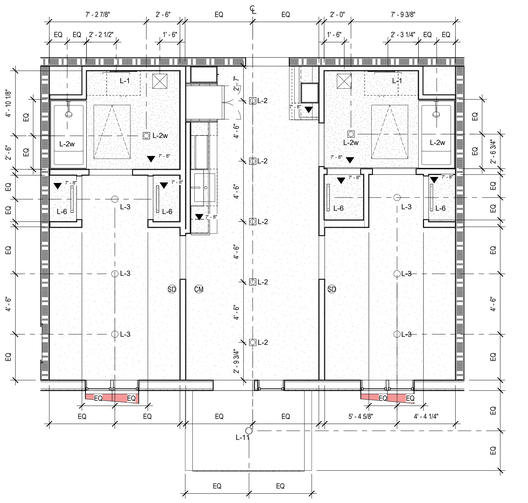
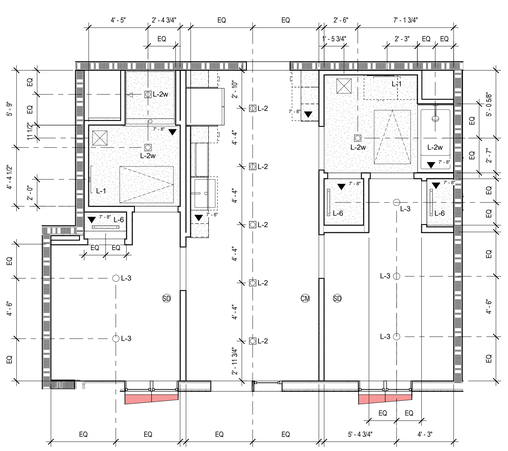
Equipment

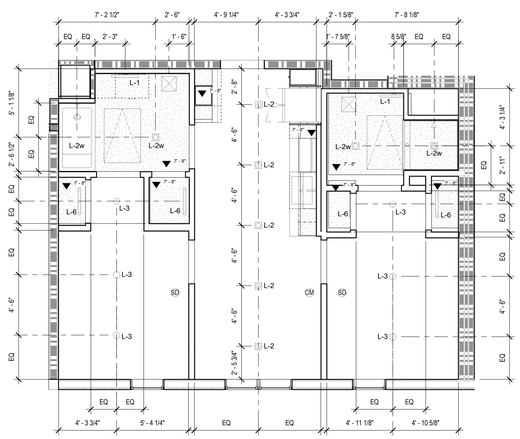
- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector



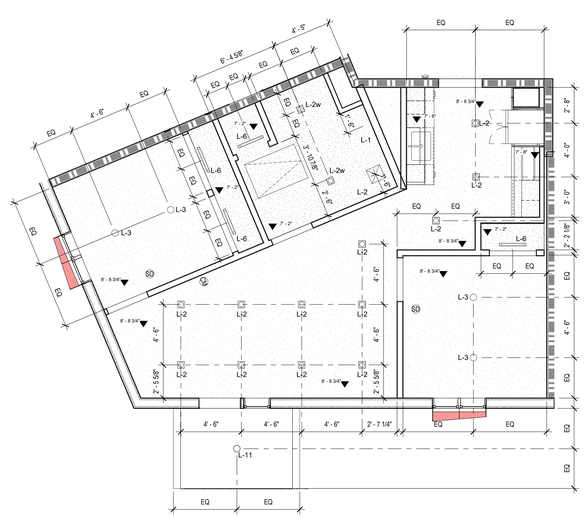
8 2 Bed 2 Bath Type 4 - Enlarged RCP
1/4" = 1'-0"



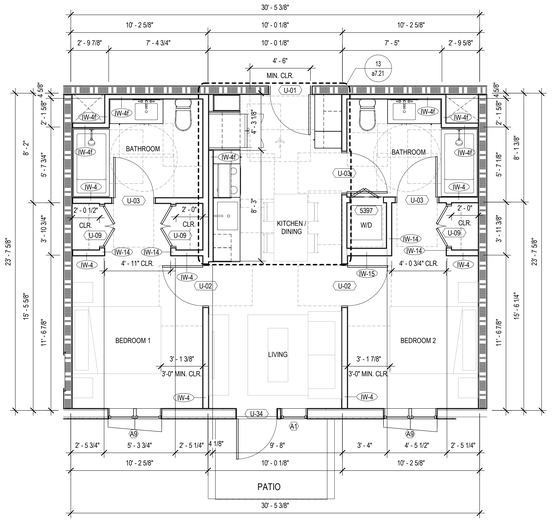
6 2 Bed 2 Bath Type 3 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 2 Bath Type 2 - Enlarged RCP
1/4" = 1'-0"



2 2 Bed 1.5 Bath Type 7 - Enlarged RCP
1/4" = 1'-0"



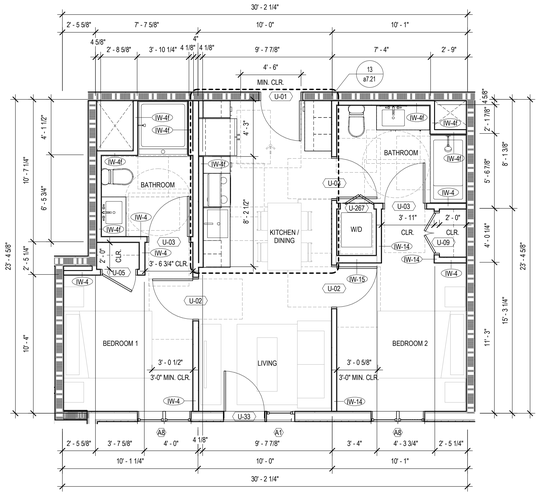
Natural Ventilation Calculation: 4% Required

Bedroom 1: 110 Square Feet x 4% = 4.4 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 111 Square Feet x 4% = 4.44 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 107 Square Feet x 4% = 4.28 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

7 2 Bed 2 Bath Type 4 (Unit F.4)
1/4" = 1'-0"



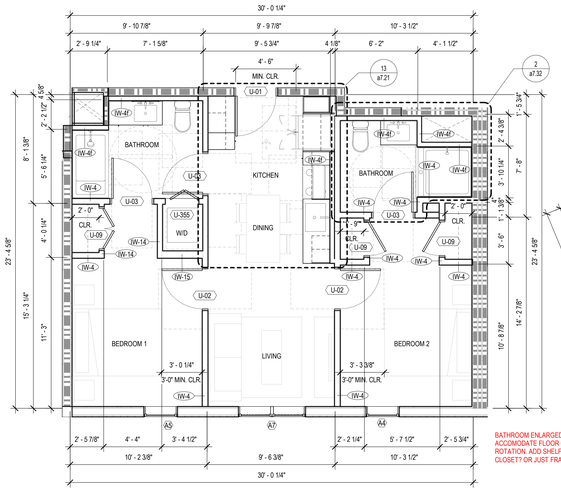
Natural Ventilation Calculation: 4% Required

Bedroom 1: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 105 Square Feet x 4% = 4.20 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

5 2 Bed 2 Bath Type 3 (Unit F.3)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

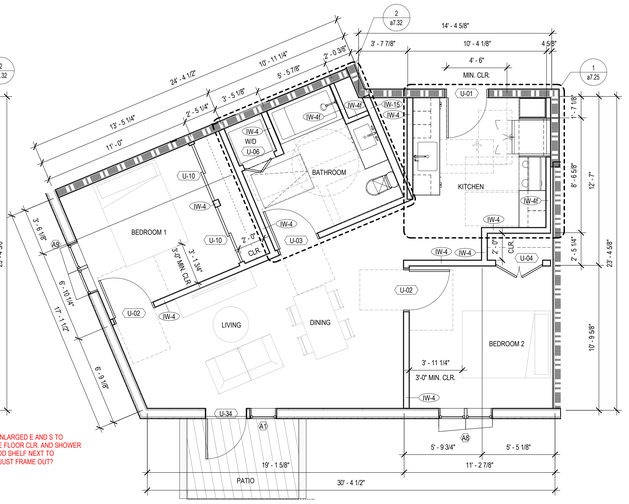
Bedroom 1: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 103 Square Feet x 4% = 4.12 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 105 Square Feet x 4% = 4.20 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

3 2 Bed 2 Bath Type 2 (Unit F.2)
1/4" = 1'-0"

BATHROOM ENLARGED E AND S TO ACCOMODATE FLOOR CLR. AND SHOWER ROTATION; ADD SHELF NEXT TO CLOSET? OR JUST FRAME OUT?



Natural Ventilation Calculation: 4% Required

Bedroom 1: 103 Square Feet x 4% = 4.12 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 113 Square Feet x 4% = 4.52 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 203 Square Feet x 4% = 8.12 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

1 2 Bed 1.5 Bath Type 7 (Unit E.7)
1/4" = 1'-0"

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02/28/2023

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3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

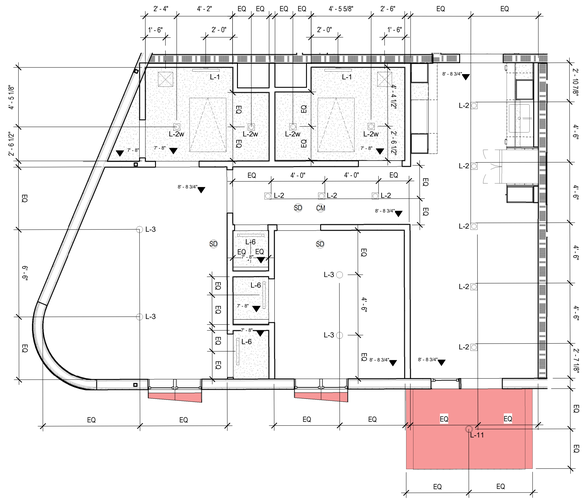
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

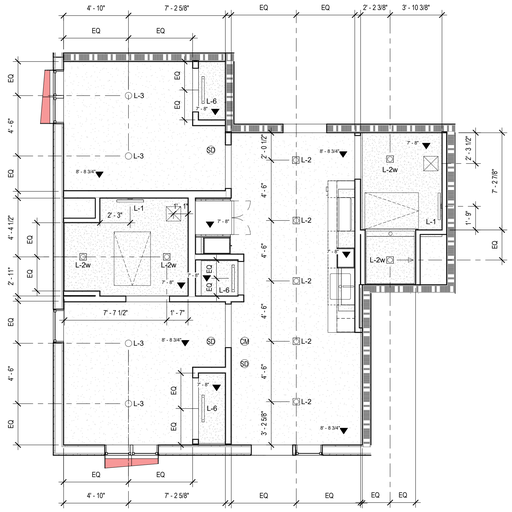
W.PA Job Number 1339

Enlarged Unit Plans

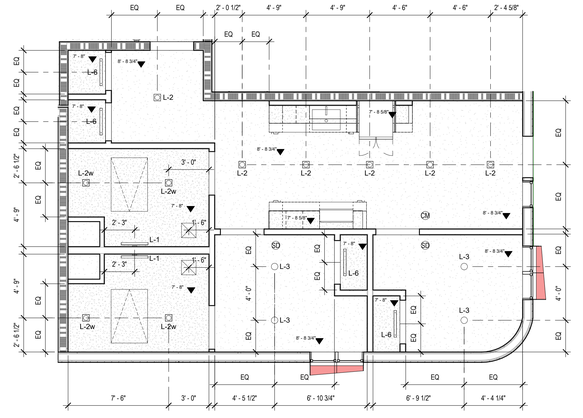
a7.09



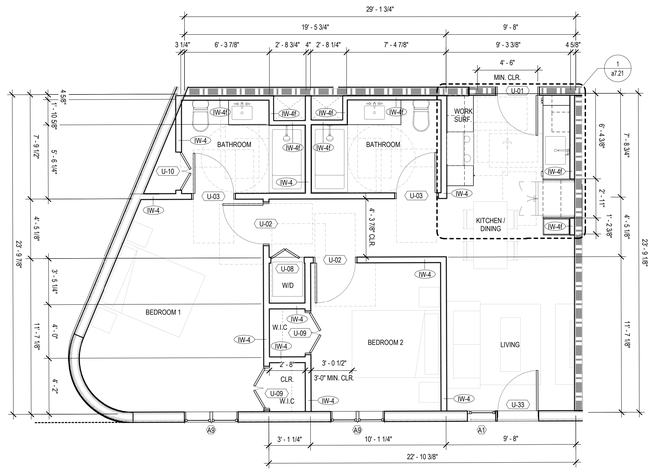
6 2 Bed 2 Bath Type 7 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 2 Bath Type 6 - Enlarged RCP
1/4" = 1'-0"



2 2 Bed 2 Bath Type 5 - Enlarged RCP
1/4" = 1'-0"



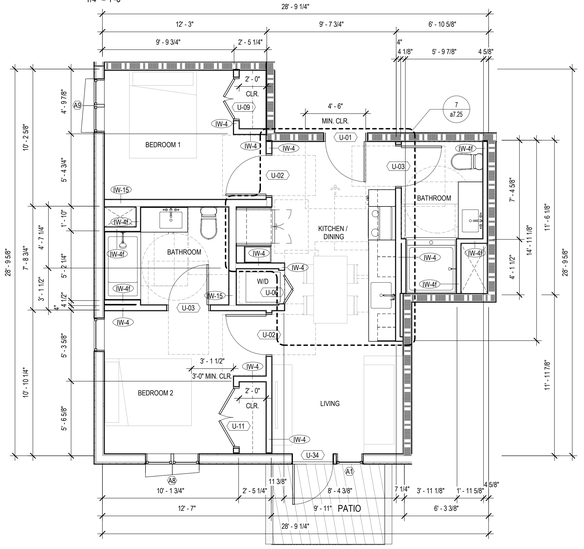
Natural Ventilation Calculation: 4% Required

Bedroom 1: 186 Square Feet x 4% = 7.44 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 105 Square Feet x 4% = 4.20 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

5 2 Bed 2 Bath Type 7 (Unit F.7)
1/4" = 1'-0"



NEED TO ADD MORE DIMENSIONS

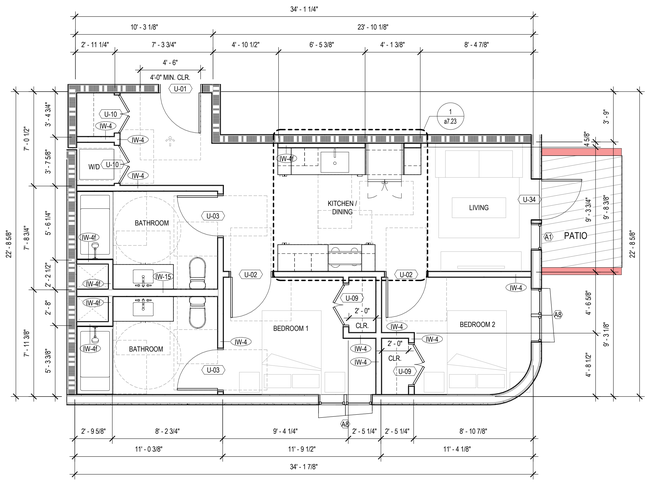
Natural Ventilation Calculation: 4% Required

Bedroom 1: 105 Square Feet x 4% = 4.20 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 114 Square Feet x 4% = 4.56 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 104 Square Feet x 4% = 4.16 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

3 2 Bed 2 Bath Type 6 (Unit F.6)
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom 1: 88 Square Feet x 4% = 3.52 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 84 Square Feet x 4% = 3.36 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 81 Square Feet x 4% = 3.24 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

1 2 Bed 2 Bath Type 5 (Unit F.5)
1/4" = 1'-0"

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4. All dimensions are to Face of Stud U.O.N.
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6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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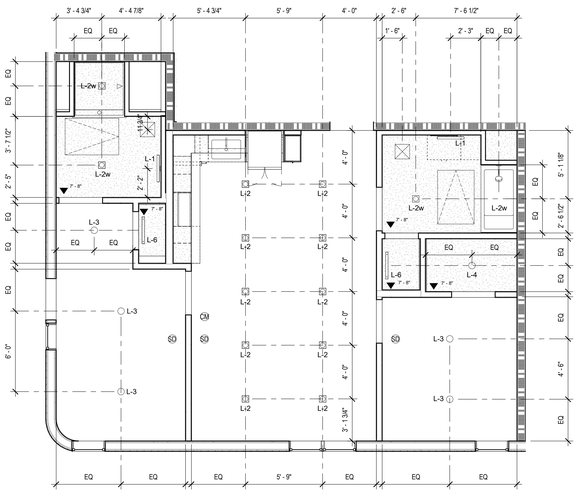
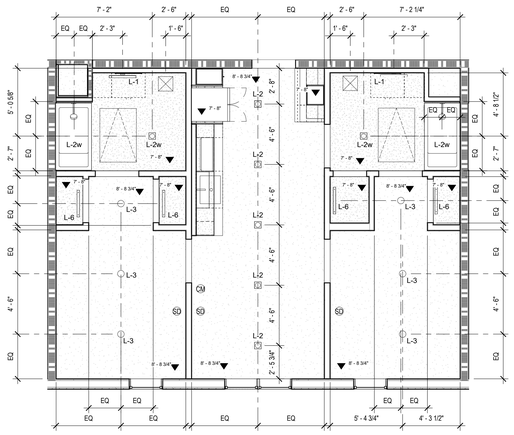
W.PA Job Number 1339

Enlarged Unit Plans

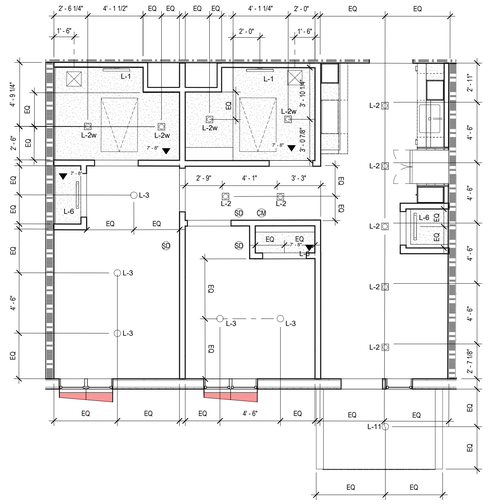
a7.10



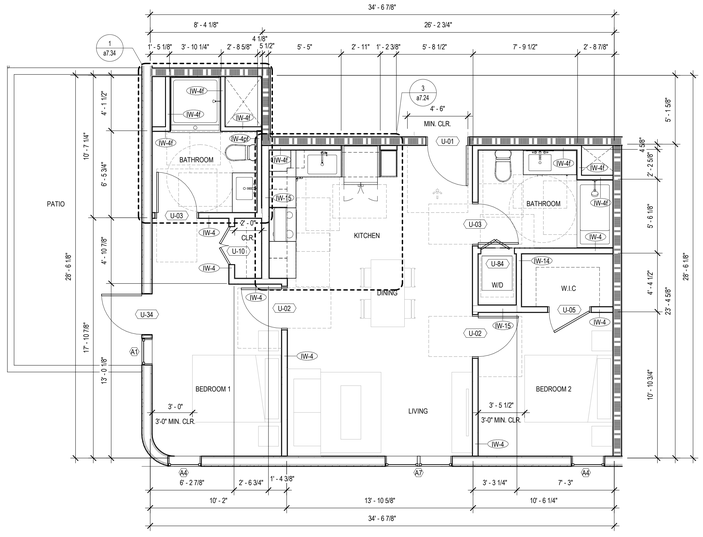
6 2 Bed 2 Bath Type 10 - Enlarged RCP
1/4" = 1'-0"



4 2 Bed 2 Bath Type 9 - Enlarged RCP
1/4" = 1'-0"



2 2 Bed 2 Bath Type 8 - Enlarged RCP
1/4" = 1'-0"



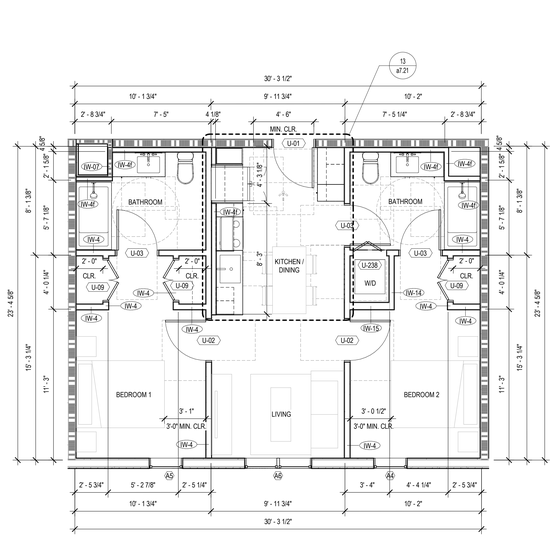
Natural Ventilation Calculation: **4% Required**

Bedroom 1: 127 Square Feet x 4% = 4.12 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Bedroom 2: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 98 Square Feet x 4% = 3.92 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

5 2 Bed 2 Bath Type 10 (Unit F.10)
1/4" = 1'-0"



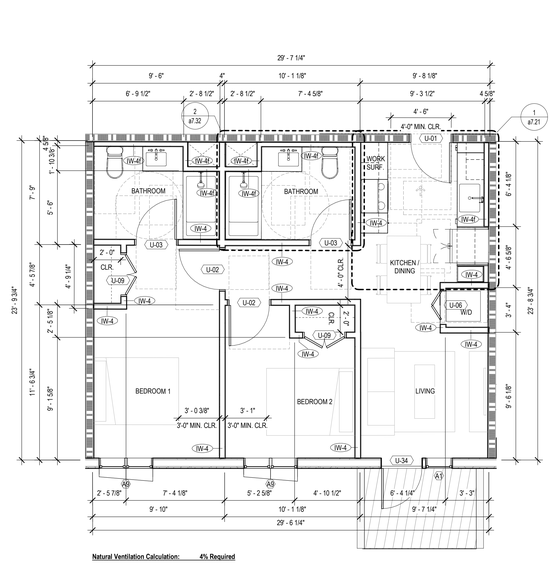
Natural Ventilation Calculation: **4% Required**

Bedroom 1: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 107 Square Feet x 4% = 4.28 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 106 Square Feet x 4% = 4.24 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

3 2 Bed 2 Bath Type 9 (Unit F.9)
1/4" = 1'-0"



Natural Ventilation Calculation: **4% Required**

Bedroom 1: 104 Square Feet x 4% = 4.16 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Bedroom 2: 94 Square Feet x 4% = 3.76 Square Feet Required
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Living Room: 91 Square Feet x 4% = 3.64 Square Feet Required
Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

1 2 Bed 2 Bath Type 8 (Unit F.8)
1/4" = 1'-0"

General Unit Notes

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6. All Bathrooms Exhaust Fans shall be ENERGY STAR compliant and be ducted to terminate to the outside of building.
7. Fans, not functioning as a component of a whole house ventilation system, must be controlled by a humidity control.
8. All Tubs/Showers are required to be surrounded by 6' of Non-Absorbent Material per 1209.2.3.
9. Refer to Interior Design Drawings for all finishes not indicated on Architectural Drawings.
10. All Closets to Receive Hanging Rod and Shelf U.O.N.

Accessibility Notes:

1. All Dwelling Units to be Adaptable per CBC 11A.
2. Provide 36" min. Accessible Route Through All Rooms and Spaces of the Dwelling Unit.
3. All Dwelling Units to have ADA Compliant Fixtures and Appliances.
4. All Dwelling Units to have a Front Loading Washer/Dryer.
5. Kitchen Sink, Cabinet Below 30" Work Surface, and Bathroom Vanity With Base Cabinet to be Removable (Without The Use Of Specialized Tools Or Specialized Knowledge In Order To Provide Knee And Toe Space)
6. Floor Finish to Extend Under all Removable Base Cabinets.

WPA Lighting Fixture Legend

Lighting

- Linear Fixture
- Recessed Fixture
- Surface Mounted Fixture
- Pendant Fixture
- Wall Mounted Fixture
- Exit Sign
- Wall Mounted Exit Sign

Unit Ceiling Equipment Legend

Equipment

- Access Panel
- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

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7	75% Design Development	06.03.2022			

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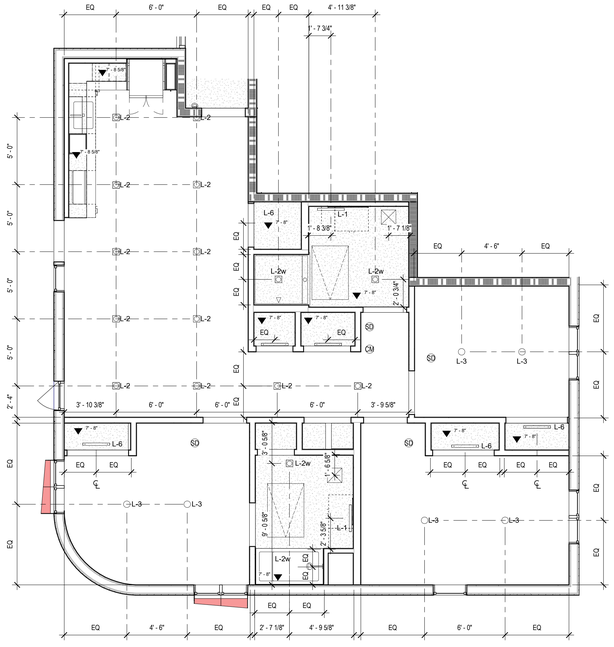
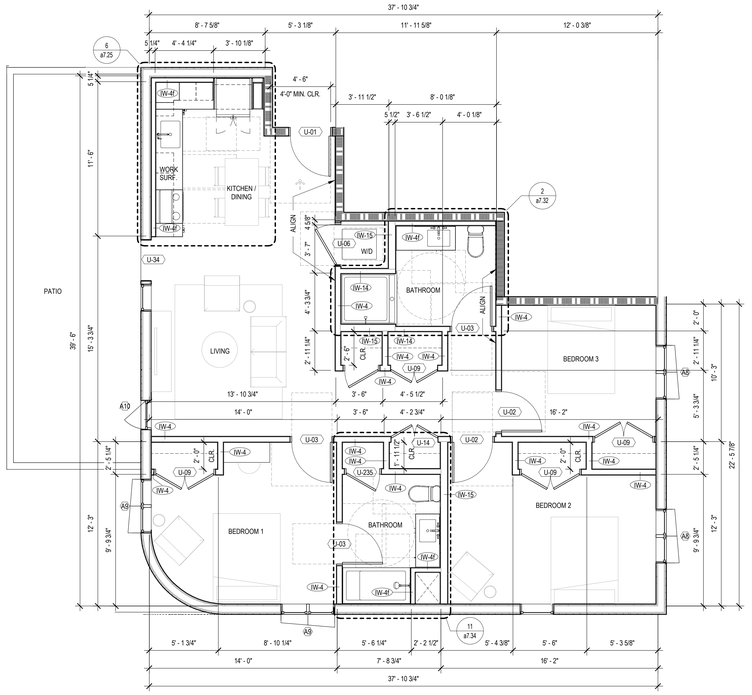
W.PA Job Number 1339

Enlarged Unit Plans

a7.11



4 3 Bed 2 Bath Type 1 - Enlarged RCP
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom 1: 145 Square Feet x 4% = 5.80 Square Feet Required

Window 1: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Window 2: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 9.52 Square Feet

Bedroom 2: 161 Square Feet x 4% = 6.44 Square Feet Required

Window 1: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Window 2: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 9.52 Square Feet

Bedroom 3: 112 Square Feet x 4% = 4.48 Square Feet Required

Window 1: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 4.76 Square Feet

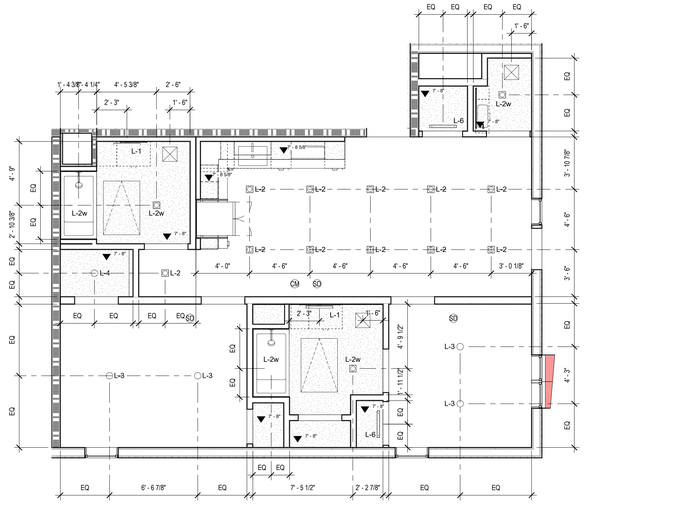
Living Room: 205 Square Feet x 4% = 8.20 Square Feet Required

Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

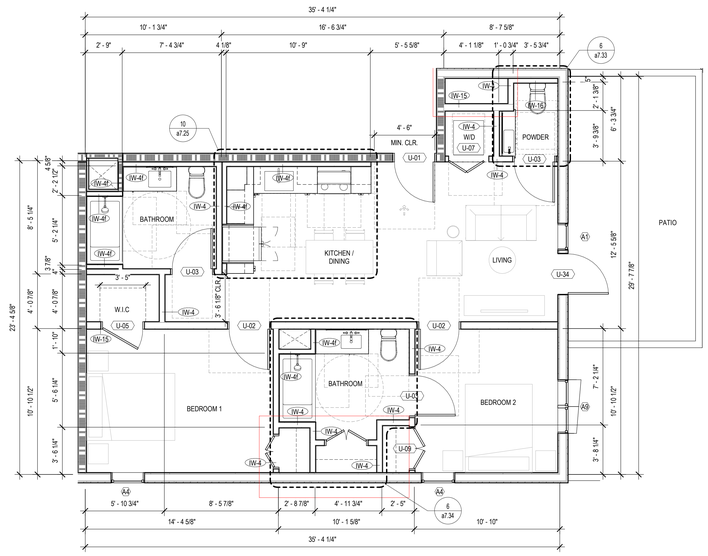
Window: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 27.76 Square Feet

3 3 Bed 2 Bath Type 1 (Unit H.1)
1/4" = 1'-0"



2 2 Bed 2.5 Bath Type 1 - Enlarged RCP
1/4" = 1'-0"



Natural Ventilation Calculation: 4% Required

Bedroom 1: 149 Square Feet x 4% = 5.96 Square Feet Required

Window 1: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 4.76 Square Feet

Bedroom 2: 114 Square Feet x 4% = 4.56 Square Feet Required

Window 1: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Window 2: Casement Type - 50% Operable
9.52 Square Feet x 50% = 4.76 Square Feet Provided

Total Ventilation Provided: 9.52 Square Feet

Living Room: 150 Square Feet x 4% = 6 Square Feet Required

Door: Swing Type - 100% Operable
23 Square Feet x 100% = 23 Square Feet Provided

Total Ventilation Provided: 23 Square Feet

1 2 Bed 2.5 Bath Type 1 (Unit G.1)
1/4" = 1'-0"

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WPA Lighting Fixture Legend

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- Exit Sign
- Wall Mounted Exit Sign

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Equipment

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- EP — Electrical Panel
- Toilet Exhaust
- Supply Air Grille
- Return Air Grille
- Smoke Detector
- Combined Smoke and Carbon Monoxide Detector

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7	75% Design Development	06.03.2022			

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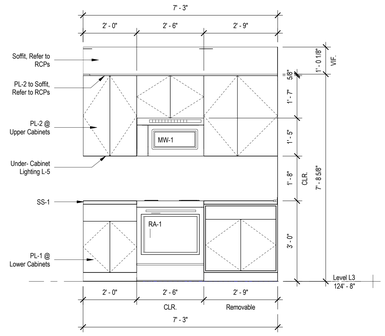
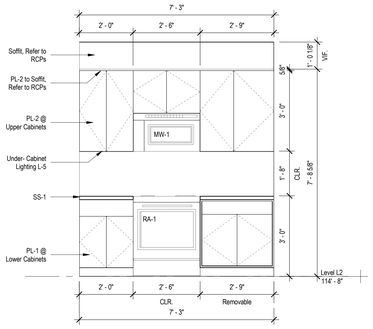
W.PA Job Number 1339

Enlarged Unit Plans

a7.12



17 Kitchen Type 2C Elevation 2
1/2" = 1'-0"



15 Kitchen Type 2B Elevation 2
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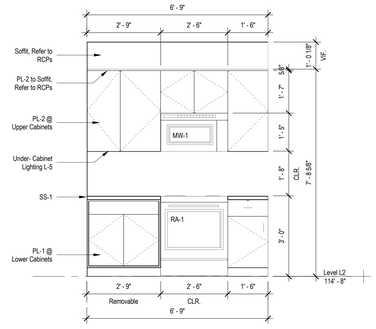
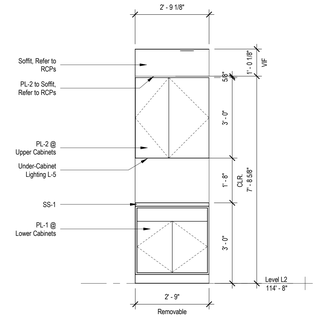


6 Kitchen Type 2A Elevation 2
1/2" = 1'-0"



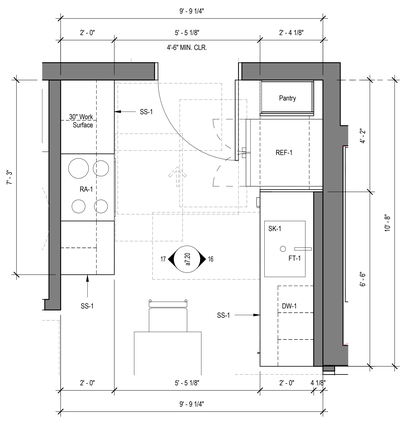
3 Kitchen Type 1 Elevation 2
1/2" = 1'-0"

16 Kitchen Type 2C Elevation 1
1/2" = 1'-0"

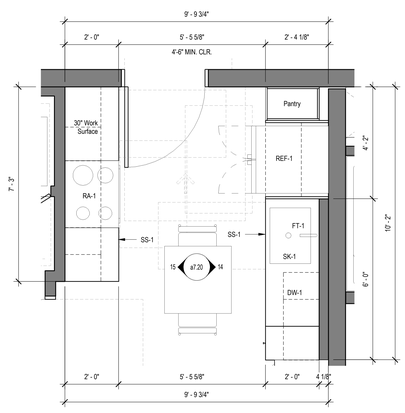
14 Kitchen Type 2B Elevation 1
1/2" = 1'-0"

5 Kitchen Type 2A Elevation 1
1/2" = 1'-0"

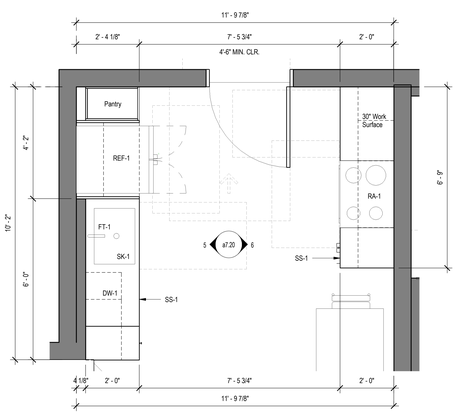
2 Kitchen Type 1 Elevation 1
1/2" = 1'-0"



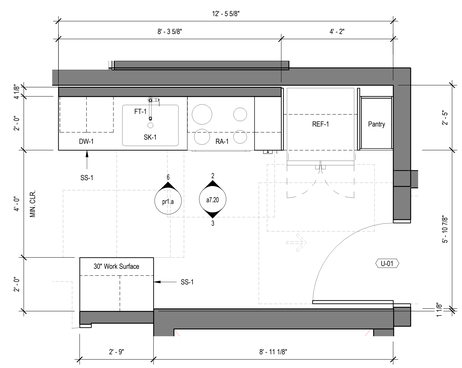
18 Typical Kitchen Type 2C
1/2" = 1'-0"



13 Typical Kitchen Type 2B
1/2" = 1'-0"



4 Typical Kitchen Type 2A
1/2" = 1'-0"



1 Typical Kitchen Type 1
1/2" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

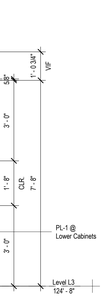
Sepulveda

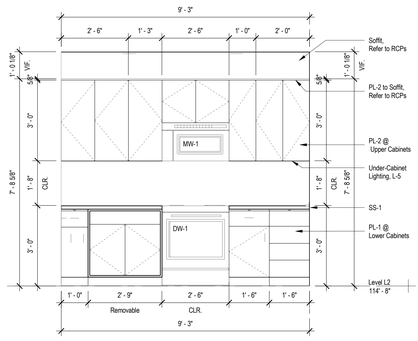
6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Kitchen Plans & Elevations

a7.20





9 Kitchen Type 5 Elevation 2
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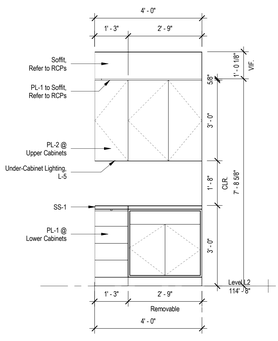

15 Kitchen Type 4B Elevation 2
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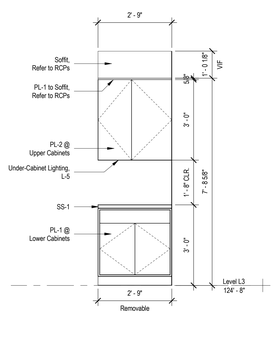
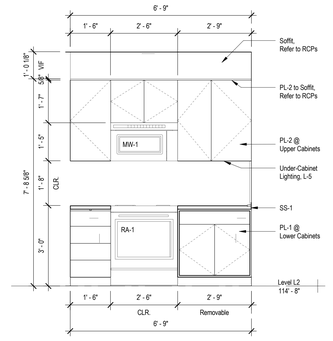


5 Kitchen Type 4A Elevation
1/2" = 1'-0"



3 Kitchen Type 3 Elevation 2
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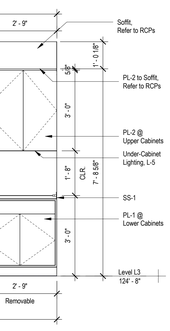
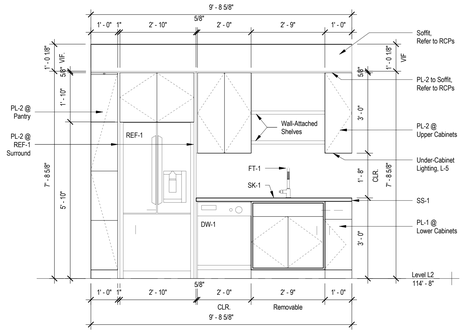
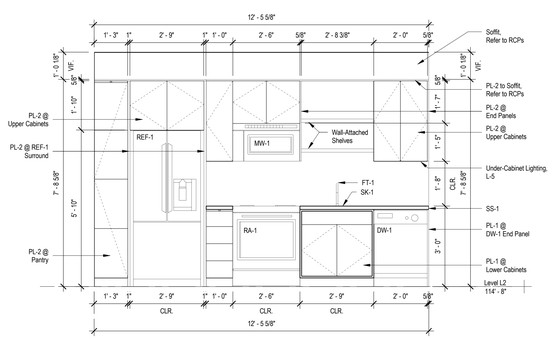




8 Kitchen Type 5 Elevation 1
1/2" = 1'-0"



14 Kitchen Type 4B Elevation 1
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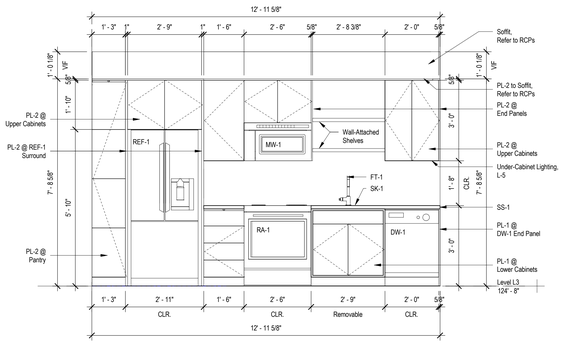

6 Kitchen Type 4A Elevation 1
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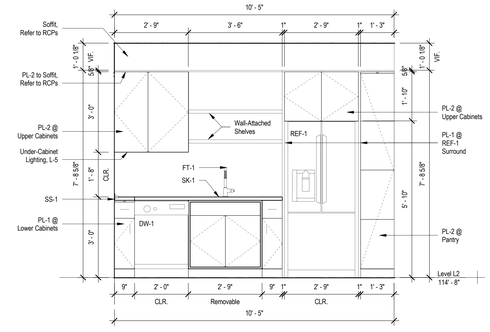

2 Kitchen Type 3 Elevation 1
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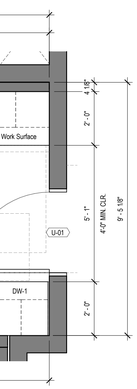

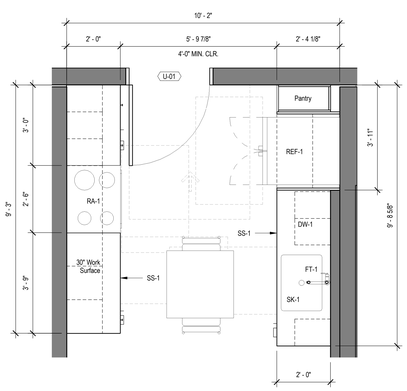

7 Typical Kitchen Type 5
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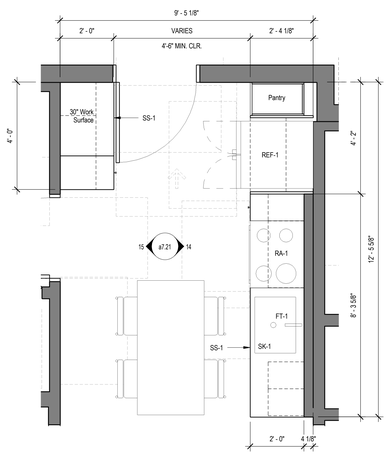
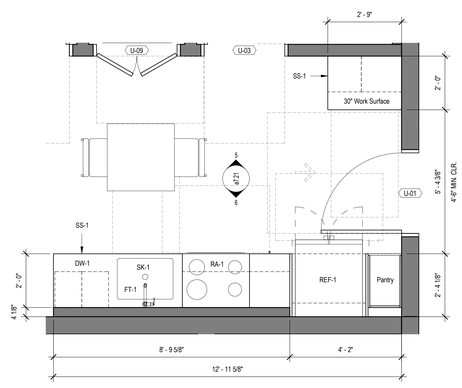
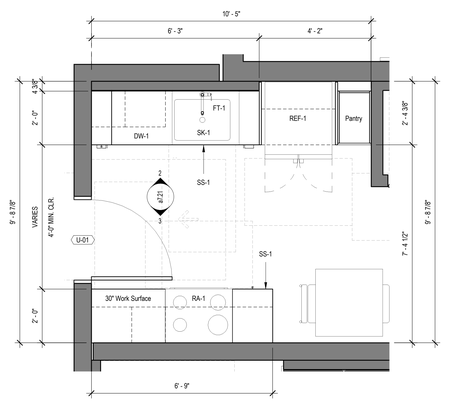


13 Typical Kitchen Type 4B
1/2" = 1'-0"



4 Typical Kitchen Type 4A
1/2" = 1'-0"



1 Typical Kitchen Type 3
1/2" = 1'-0"

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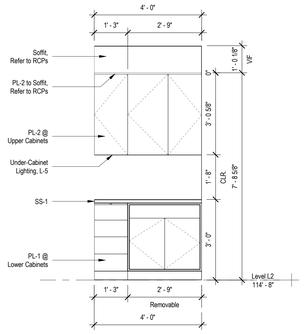
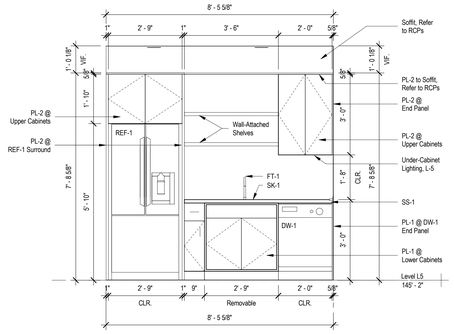
Kitchen Plans & Elevations

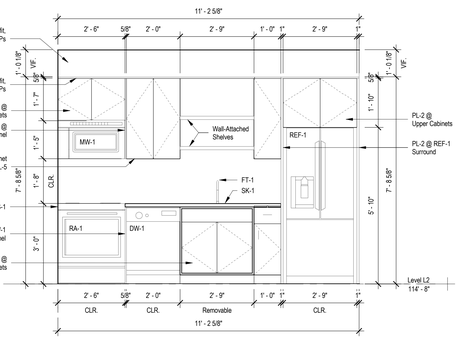
a7.21



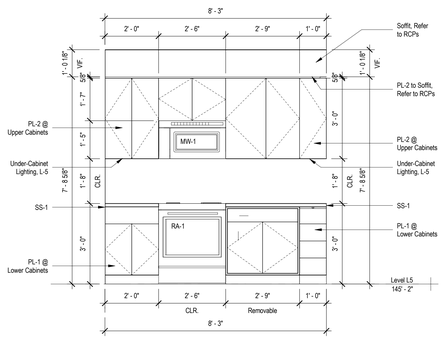
9 Kitchen Type 11 Elevation 2
1/2" = 1'-0"



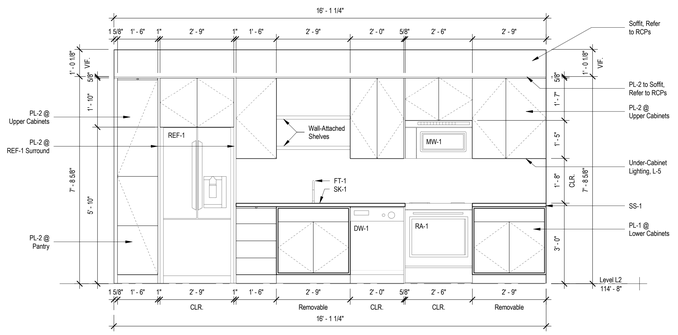
6 Kitchen Type 10 Elevation 2
1/2" = 1'-0"



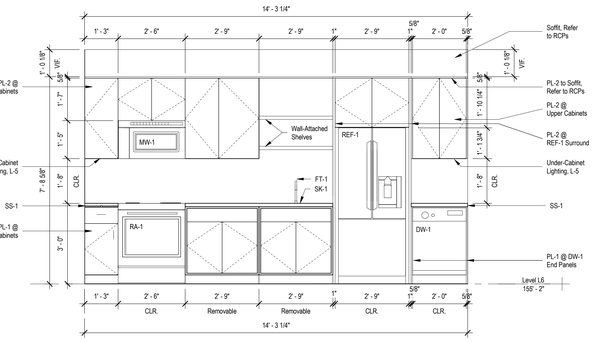
8 Kitchen Type 11 Elevation 1
1/2" = 1'-0"



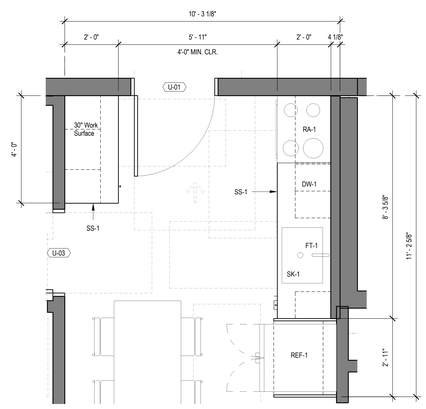
5 Kitchen Type 10 Elevation 1
1/2" = 1'-0"



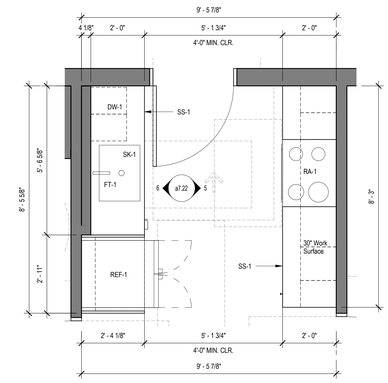
3 Kitchen Type 8 Elevation 1
1/2" = 1'-0"



2 Kitchen Type 7 Elevation 1
1/2" = 1'-0"



7 Typical Kitchen Type 11
1/2" = 1'-0"



4 Typical Kitchen Type 10
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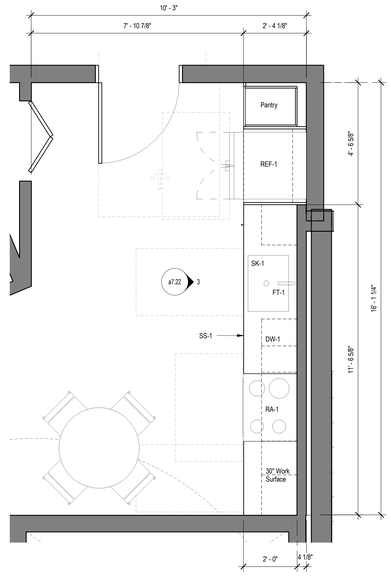
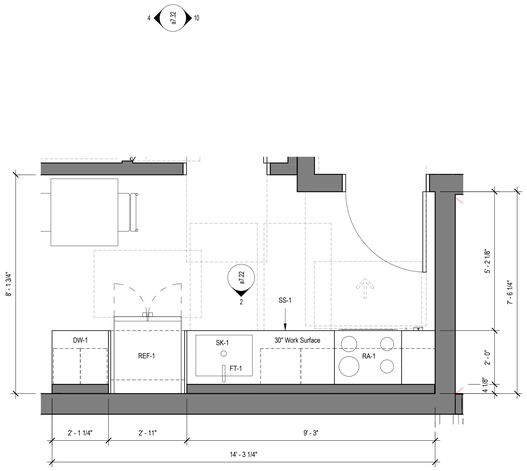


13 Typical Kitchen Type 8
1/2" = 1'-0"



1 Typical Kitchen Type 7
1/2" = 1'-0"

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Sepulveda

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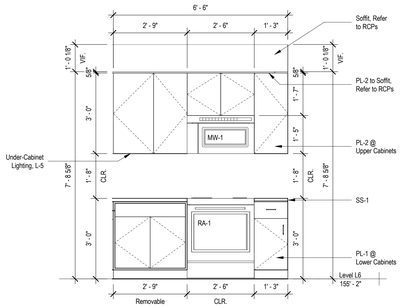
Van Nuys, CA 91411

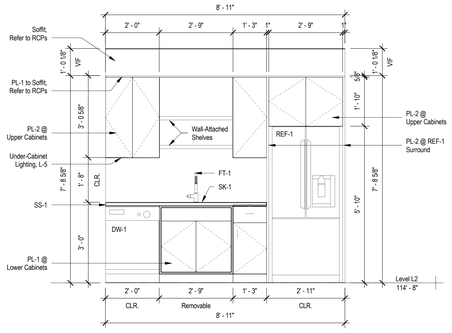
W.PA Job Number 1339

Kitchen Plans & Elevations

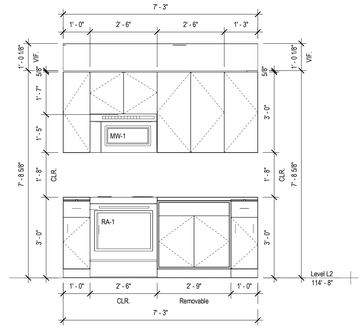
a7.22



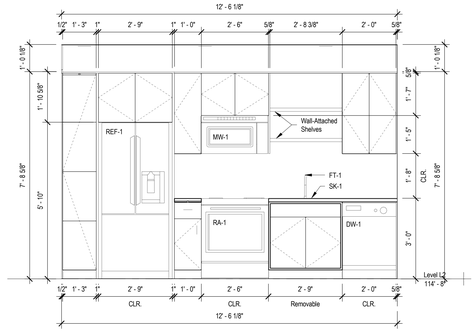
9 Kitchen Type 15- Elevation 2
1/2" = 1'-0"



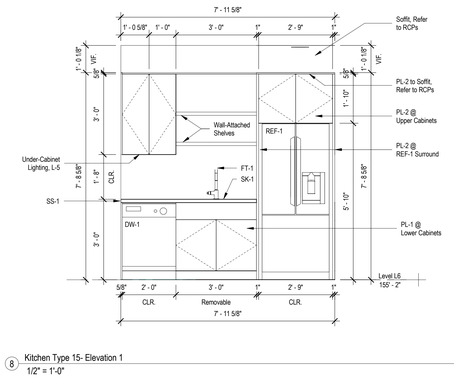
6 Kitchen Type 14 Elevation 2
1/2" = 1'-0"



3 Kitchen Type 13 Elevation 2
1/2" = 1'-0"



14 Kitchen Type 12 Elevation 2
1/2" = 1'-0"



8 Kitchen Type 15- Elevation 1
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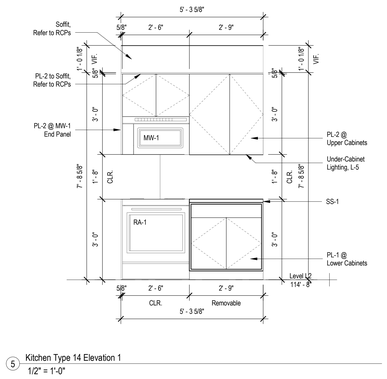
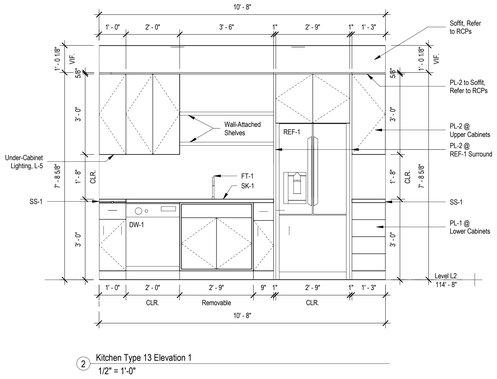


5 Kitchen Type 14 Elevation 1
1/2" = 1'-0"



2 Kitchen Type 13 Elevation 1
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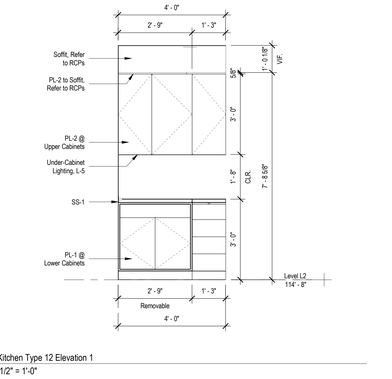
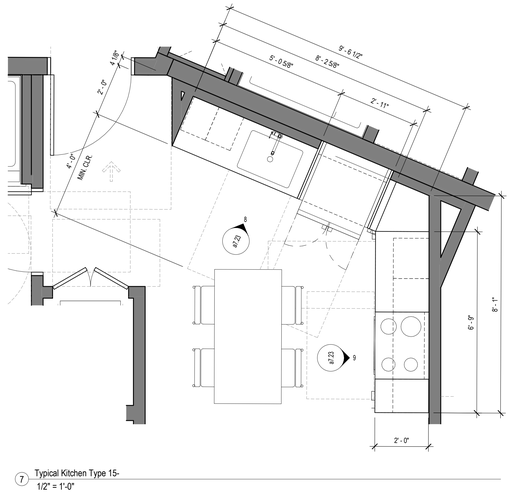


13 Kitchen Type 12 Elevation 1
1/2" = 1'-0"



7 Typical Kitchen Type 15-
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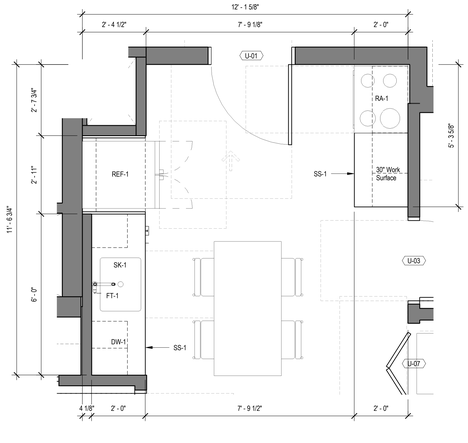

4 Typical Kitchen Type 14
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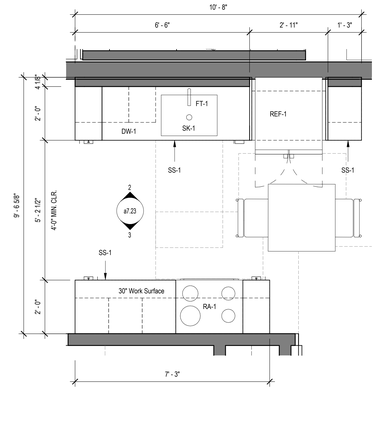
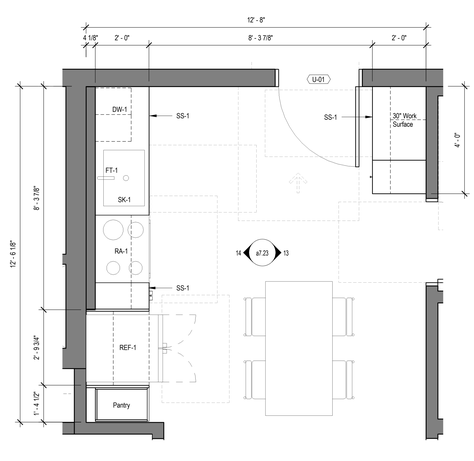


1 Typical Kitchen Type 13
1/2" = 1'-0"



12 Typical Kitchen Type 12
1/2" = 1'-0"

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02/28/2023

SET ISSUE

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1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

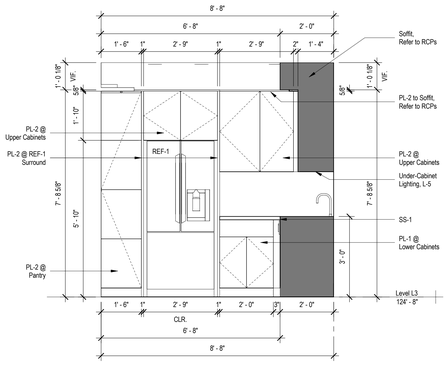
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

W.PA Job Number 1339

Kitchen Plans & Elevations

a7.23



11 Kitchen Type 19 Elevation 2
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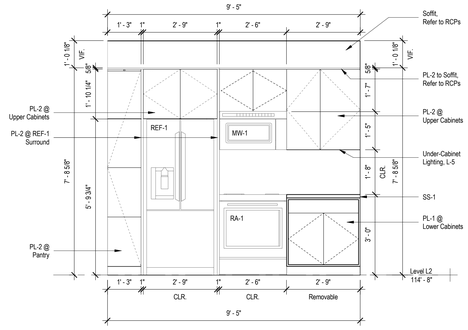
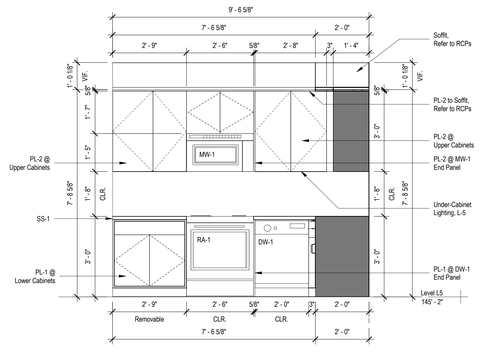
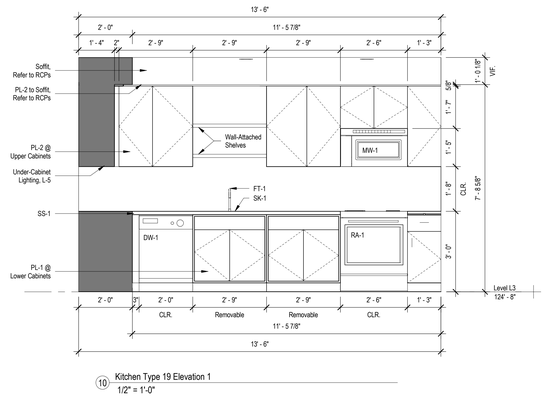


8 Kitchen Type 18 Elevation 2
1/2" = 1'-0"



5 Kitchen Type 17 Elevation 2
1/2" = 1'-0"



10 Kitchen Type 19 Elevation 1
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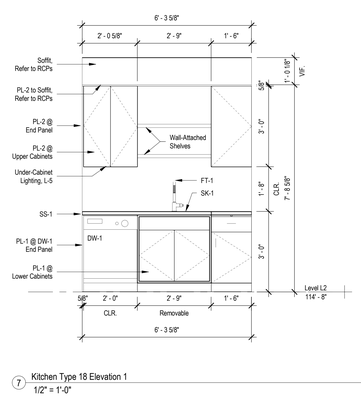

7 Kitchen Type 18 Elevation 1
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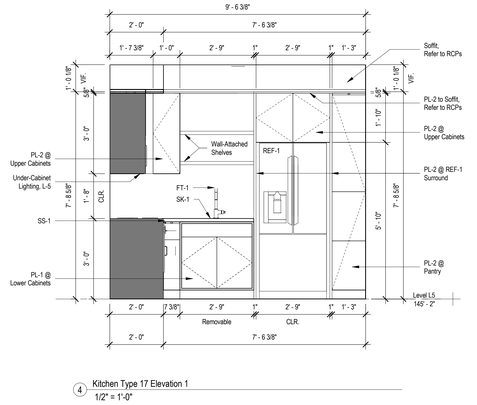
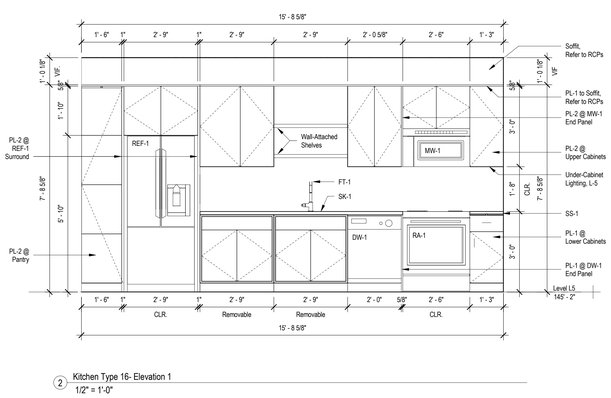
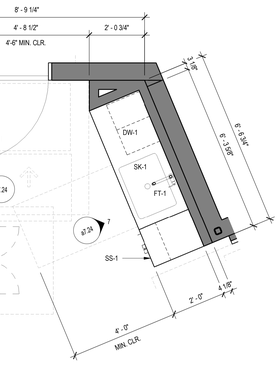


4 Kitchen Type 17 Elevation 1
1/2" = 1'-0"



2 Kitchen Type 16- Elevation 1
1/2" = 1'-0"



6 Typical Kitchen Type 18
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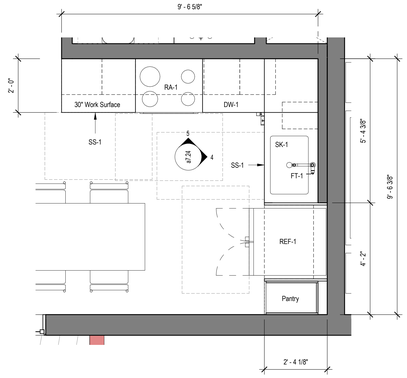
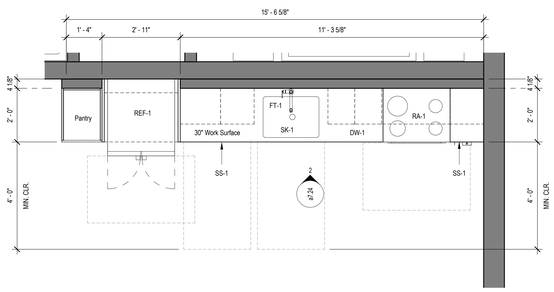


3 Typical Kitchen Type 17
1/2" = 1'-0"



1 Typical Kitchen Type 16-
1/2" = 1'-0"

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3	25% PDPP Submission	04.15.2022			
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5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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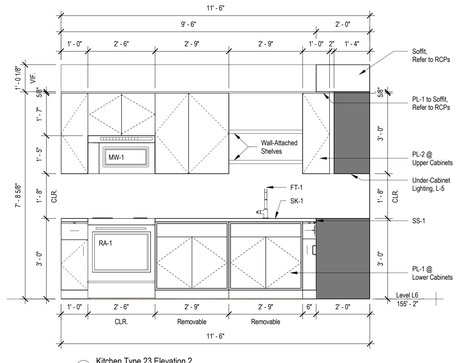
Van Nuys, CA 91411

W.PA Job Number 1339

Kitchen Plans & Elevations

a7.24



9 Kitchen Type 23 Elevation 2
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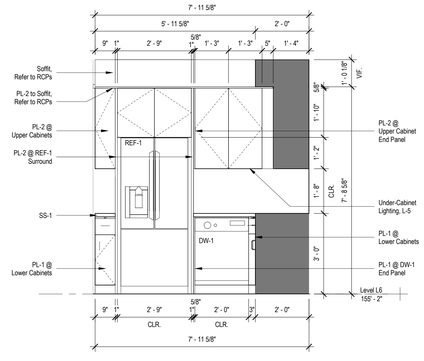
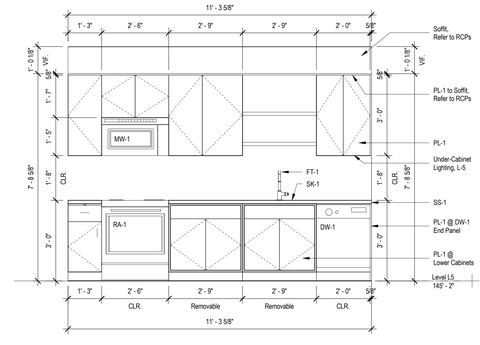
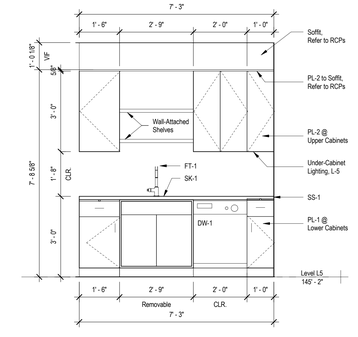


12 Kitchen Type 22 Elevation 2
1/2" = 1'-0"



5 Kitchen Type 21 Elevation 2
1/2" = 1'-0"



2 Kitchen Type 20- Elevation 2
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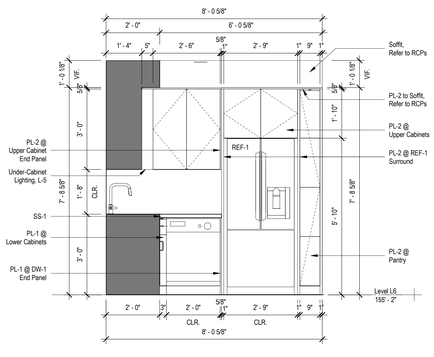
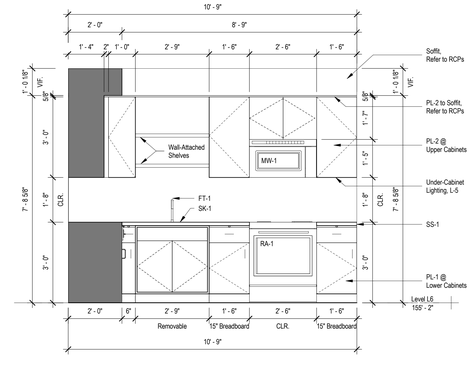


13 Kitchen Type 23 Elevation
1/2" = 1'-0"



11 Kitchen Type 22 Elevation 1
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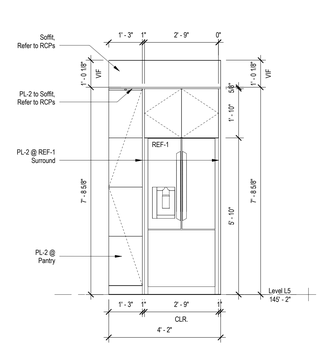

4 Kitchen Type 21 Elevation 1
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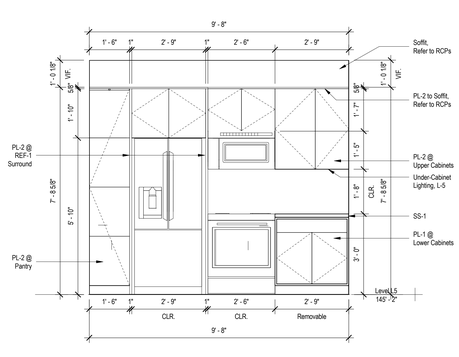

3 Kitchen Type 20- Elevation 1
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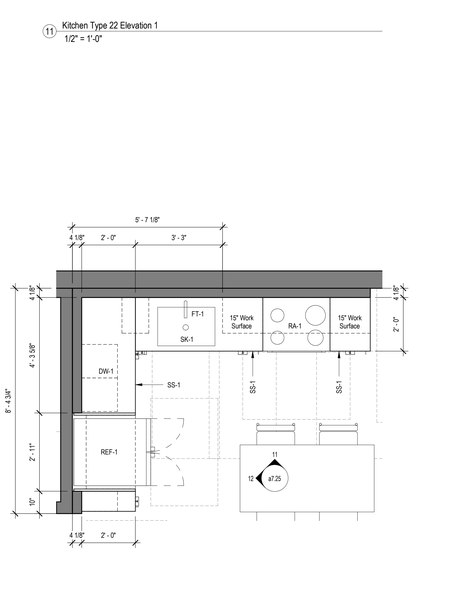
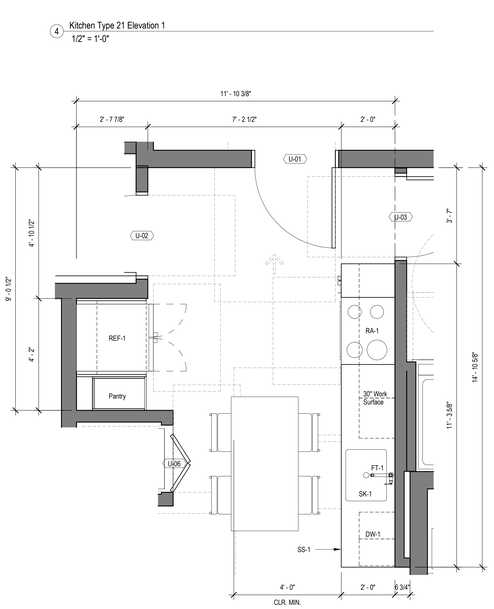
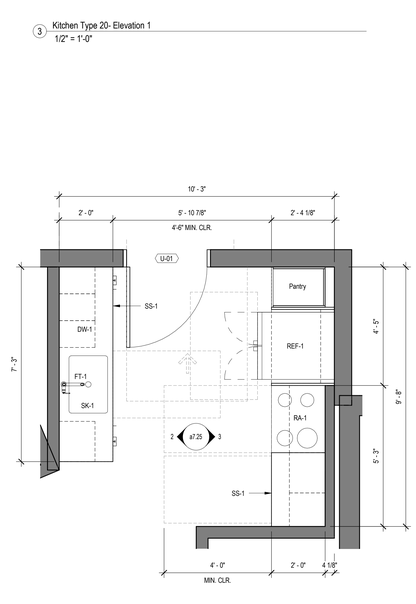


6 Typical Kitchen Type 23
1/2" = 1'-0"

10 Typical Kitchen Type 22
1/2" = 1'-0"



7 Typical Kitchen Type 21
1/2" = 1'-0"



1 Typical Kitchen Type 20-
1/2" = 1'-0"

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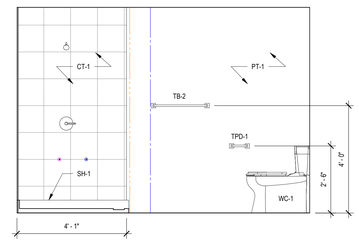
Kitchen Plans & Elevations

a7.25

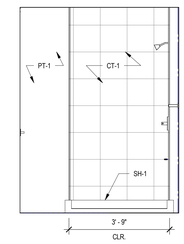
14 Bathroom Type 4x - Elevation 3
1/2" = 1'-0"

13 Bathroom Type 4x - Elevation 2
1/2" = 1'-0"

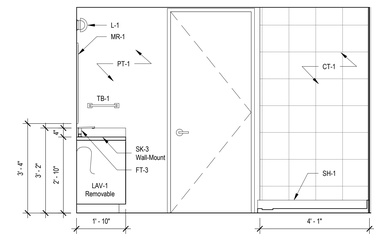
12 Bathroom Type 4x - Elevation 1
1/2" = 1'-0"



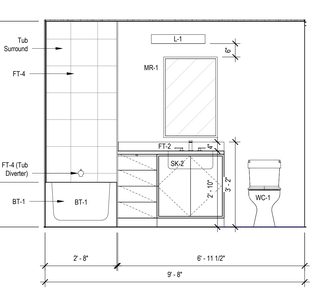
9 Bathroom Type 3 - Elevation 4
1/2" = 1'-0"



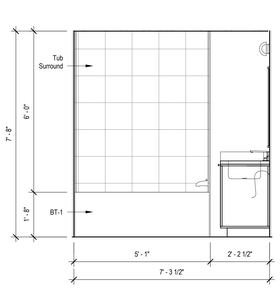
8 Bathroom Type 3 - Elevation 3
1/2" = 1'-0"



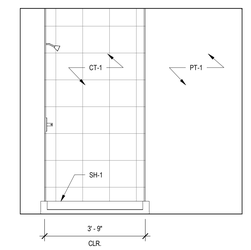
7 Bathroom Type 3 - Elevation 2
1/2" = 1'-0"



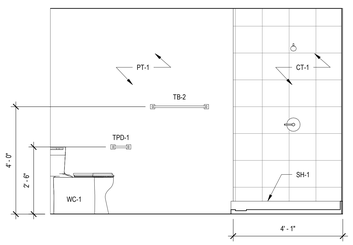
3 Bathroom Type 1x - Elevation 2
1/2" = 1'-0"



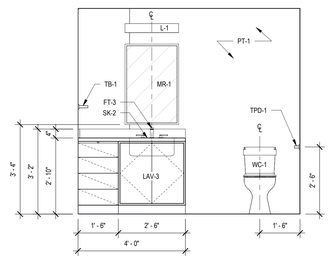
2 Bathroom Type 1x - Elevation 1
1/2" = 1'-0"



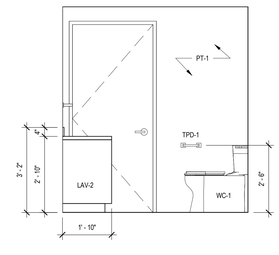
22 Bathroom Type 2 - Elevation 4
1/2" = 1'-0"

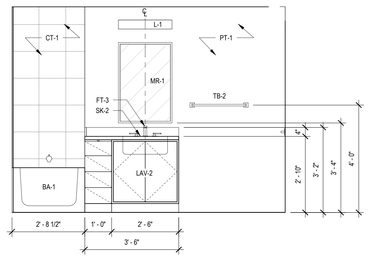


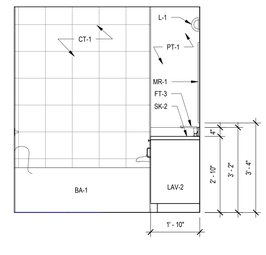
21 Bathroom Type 2 - Elevation 3
1/2" = 1'-0"



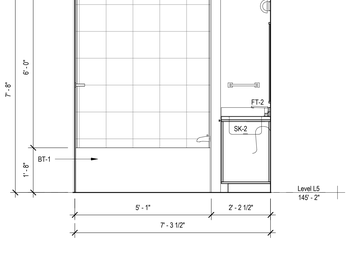
20 Bathroom Type 2 - Elevation 2
1/2" = 1'-0"



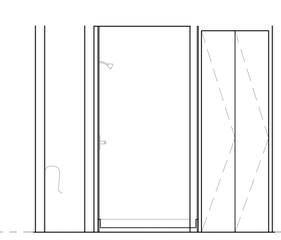




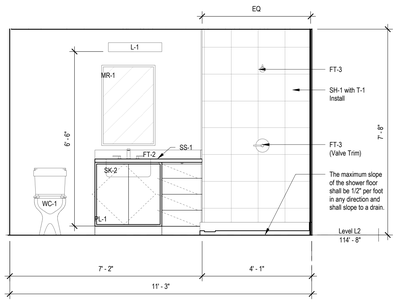
13 Bathroom Type 5X - Elevation 1
1/2" = 1'-0"



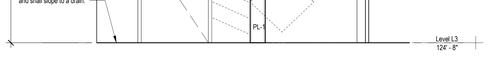
12 Bathroom Type 5X - Elevation 4
1/2" = 1'-0"



3 Bathroom Type 4xx - Elevation 2
1/2" = 1'-0"



2 Bathroom Type 4xx - Elevation 1
1/2" = 1'-0"



9 Bathroom Type 5XX - Elevation 3
1/2" = 1'-0"

8 Bathroom Type 5XX - Elevation 2
1/2" = 1'-0"

7 Bathroom Type 5XX - Elevat
1/2" = 1'-0"

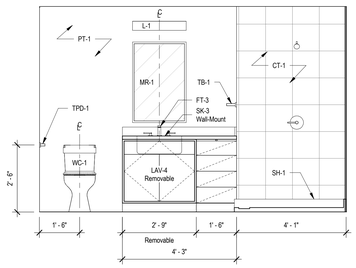
13 Bathroom Type 5X - Elevation 1
1/2" = 1'-0"

12 Bathroom Type 5X - Elevation 4
1/2" = 1'-0"

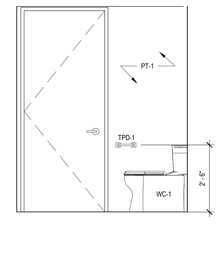
9 Bathroom Type 5XX - Elevation 3
1/2" = 1'-0"

8 Bathroom Type 5XX - Elevation 2
1/2" = 1'-0"

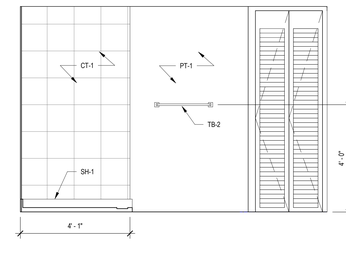
7 Bathroom Type 5XX - Elevat
1/2" = 1'-0"



27 Bathroom Type 6 - Elevation 4
1/2" = 1'-0"



26 Bathroom Type 6 - Elevation 3
1/2" = 1'-0"



25 Bathroom Type 6 - Elevation 2
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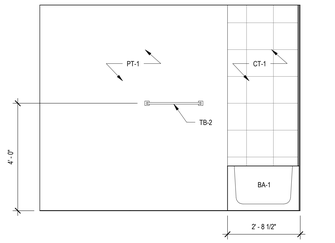

23 Bathroom Type 5 - Elevation 4
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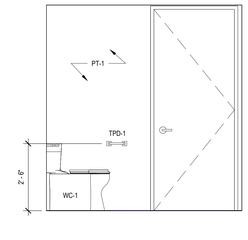
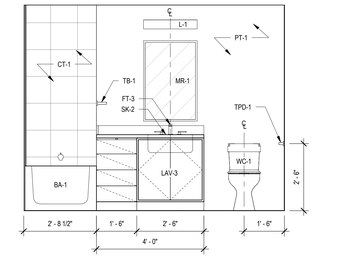
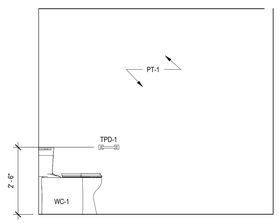


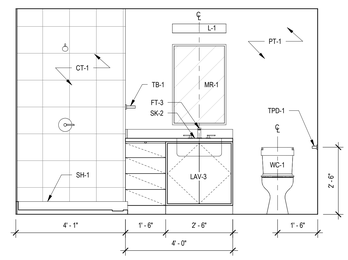
22 Bathroom Type 5 - Elevation 3
1/2" = 1'-0"



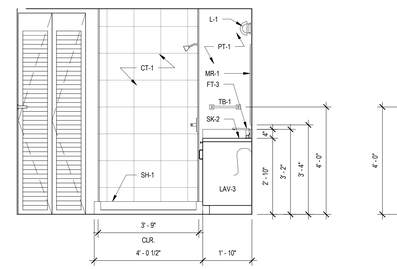
21 Bathroom Type 5 - Elevation 2
1/2" = 1'-0"



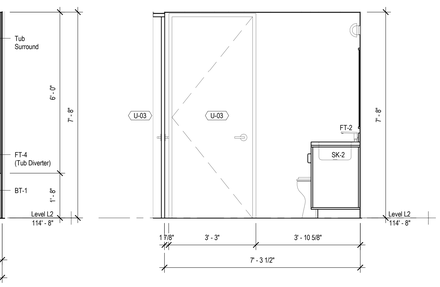
19 Bathroom Type 4 - Elevation 4
1/2" = 1'-0"



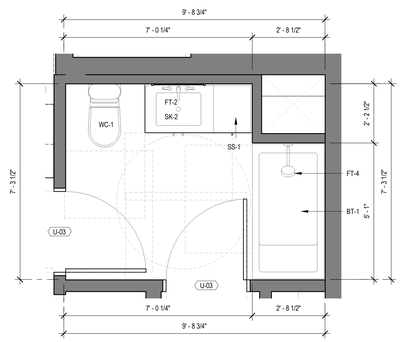
18 Bathroom Type 4 - Elevation 3
1/2" = 1'-0"



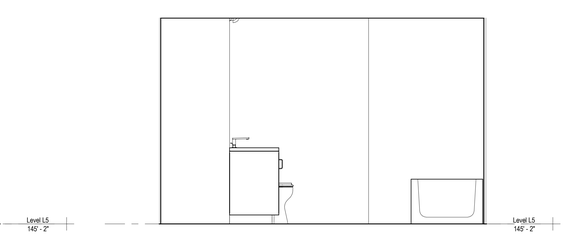
17 Bathroom Type 4 - Elevation 2
1/2" = 1'-0"



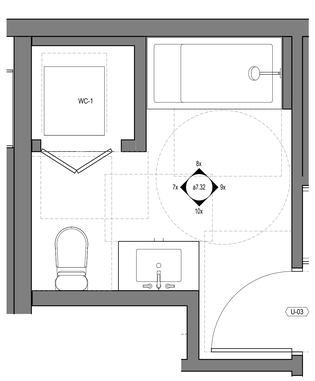
12x Bathroom Type 9 - Elevation 1
1/2" = 1'-0"



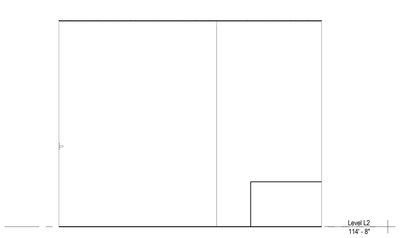
11x Typical Bathroom - Type 9
1/2" = 1'-0"



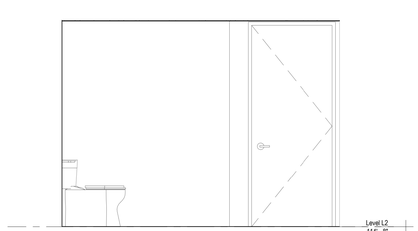
7x Bathroom Type 8x - Elevation 1
1/2" = 1'-0"



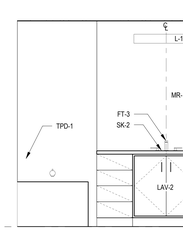
6x Typical Bathroom - Type 8
1/2" = 1'-0"



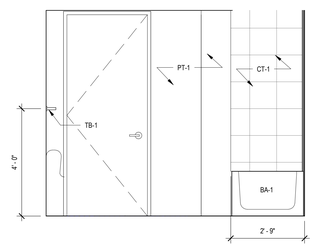
5x Bathroom Type 7x - Elevation 4
1/2" = 1'-0"



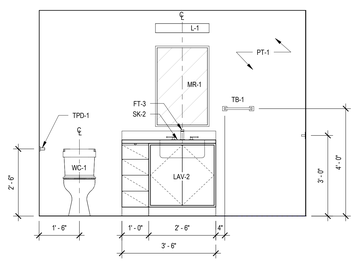
4x Bathroom Type 7x - Elevation 3
1/2" = 1'-0"



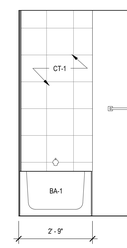
3x Bathroom Type 7x - Elevation 2
1/2" = 1'-0"



13 Bathroom Type 7 - Elevation 4
1/2" = 1'-0"



10 Bathroom Type 7 - Elevation 3
1/2" = 1'-0"



7 Bathroom Type 7 - Elevation
1/2" = 1'-0"

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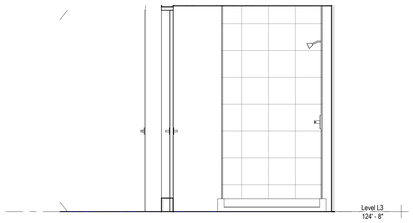
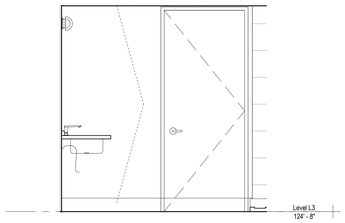
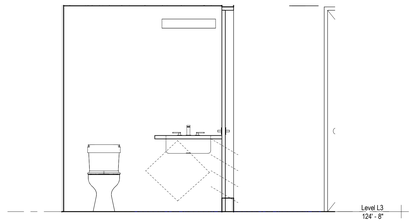
4	25% Design Develo
5	Pre-Submittal Rev
6	50% Design Develo
7	75% Design Develo



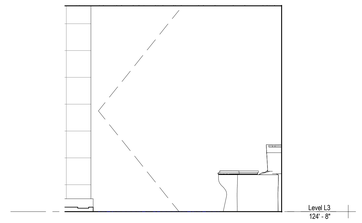
15 Bathroom Type 12 - Elevation 4
1/2" = 1'-0"



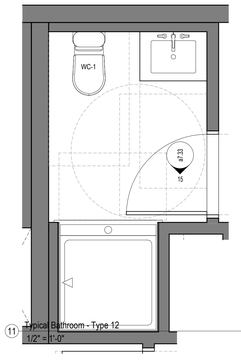
14 Bathroom Type 12 - Elevation 3
1/2" = 1'-0"



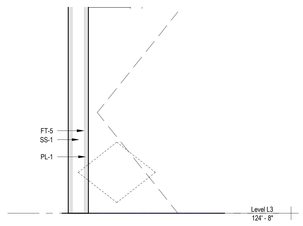
13 Bathroom Type 12 - Elevation 2
1/2" = 1'-0"



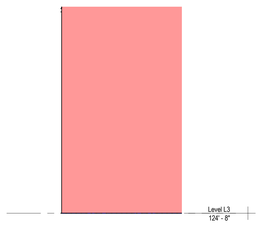
12 Bathroom Type 12 - Elevation 1
1/2" = 1'-0"



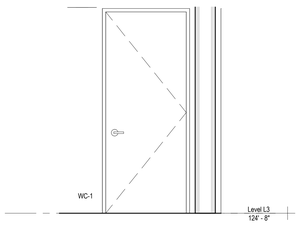
11 Typical Bathroom - Type 12
1/2" = 1'-0"



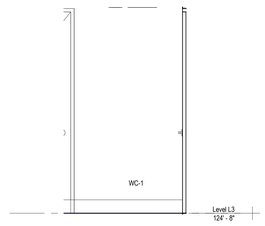
10 Bathroom Type 11 - Elevation 4
1/2" = 1'-0"



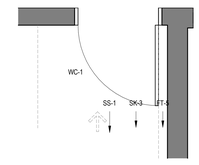
9 Bathroom Type 11 - Elevation 3
1/2" = 1'-0"



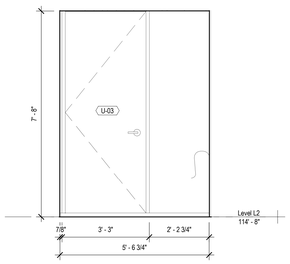
8 Bathroom Type 11 - Elevation 2
1/2" = 1'-0"



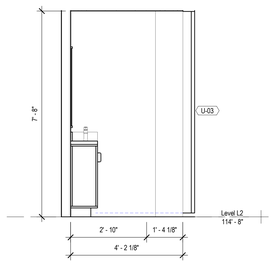
7 Bathroom Type 11 - Elevation 1
1/2" = 1'-0"



6 Typical Bathroom - Type 11
1/2" = 1'-0"

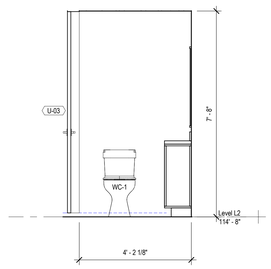


5 Bathroom Type 10 - Elevation 2
1/2" = 1'-0"

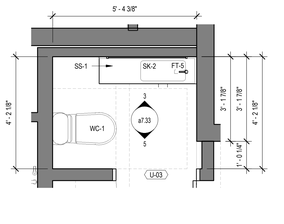


4 Bathroom Type 10 - Elevation 3
1/2" = 1'-0"

3 Bathroom Type 10 - Elevation 1
1/2" = 1'-0"



2 Bathroom Type 10 - Elevation 4
1/2" = 1'-0"



1 Typical Bathroom - Type 10
1/2" = 1'-0"

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7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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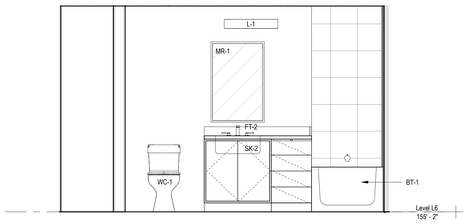
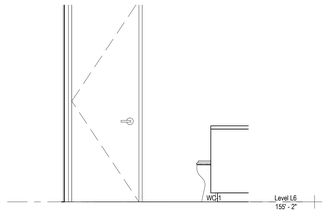
W.PA Job Number 1339

Toilet Room Plans, Elevations, & Typical Details

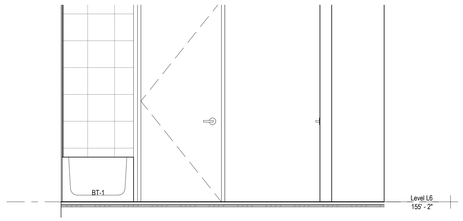
a7.33



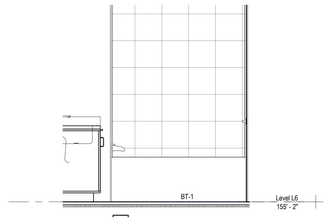
15 Bathroom Type 16 - Elevation 4
1/2" = 1'-0"



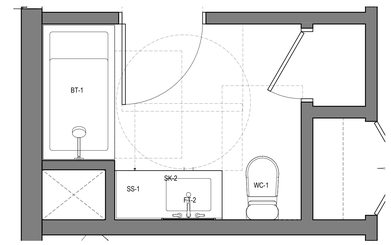
14 Bathroom Type 16 - Elevation 3
1/2" = 1'-0"



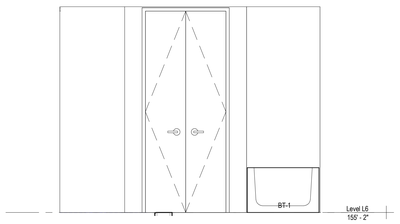
13 Bathroom Type 16 - Elevation 2
1/2" = 1'-0"



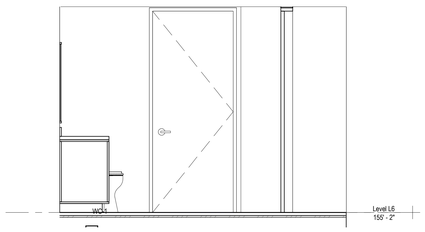
12 Bathroom Type 16 - Elevation 1
1/2" = 1'-0"



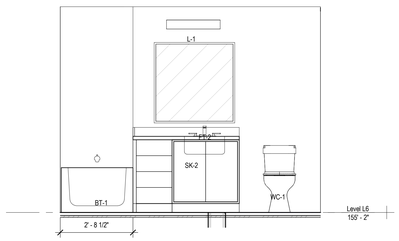
11 Typical Bathroom - Type 16
1/2" = 1'-0"



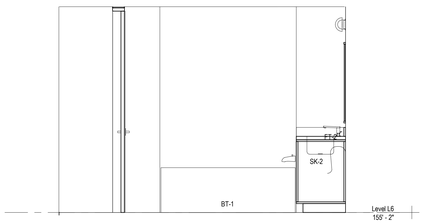
10 Bathroom Type 15 - Elevation 4
1/2" = 1'-0"



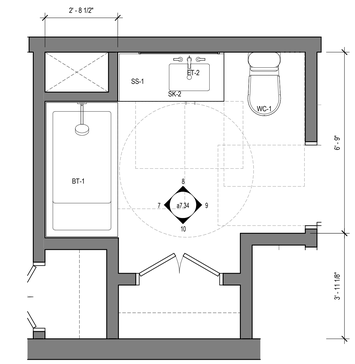
9 Bathroom Type 15 - Elevation 3
1/2" = 1'-0"



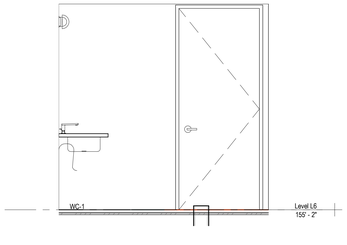
8 Bathroom Type 15 - Elevation 2
1/2" = 1'-0"



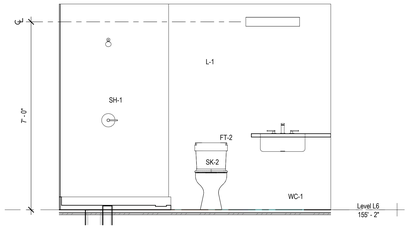
7 Bathroom Type 15 - Elevation 1
1/2" = 1'-0"



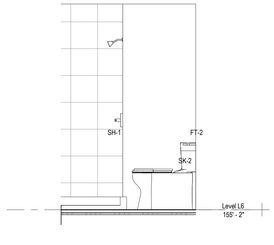
6 Typical Bathroom - Type 15
1/2" = 1'-0"



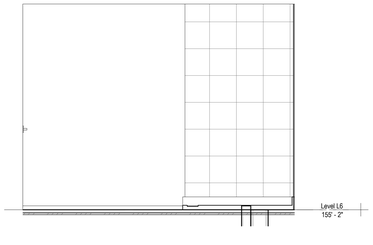
5 Bathroom Type 14 - Elevation 4
1/2" = 1'-0"



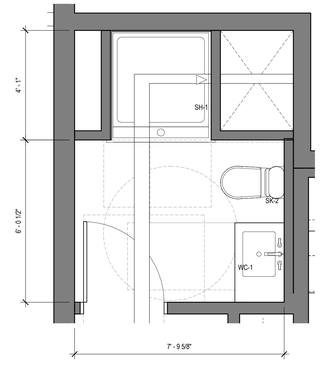
4 Bathroom Type 14 - Elevation 3
1/2" = 1'-0"



3 Bathroom Type 14 - Elevation 2
1/2" = 1'-0"



2 Bathroom Type 14 - Elevation 1
1/2" = 1'-0"



1 Typical Bathroom - Type 14
1/2" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

Sepulveda

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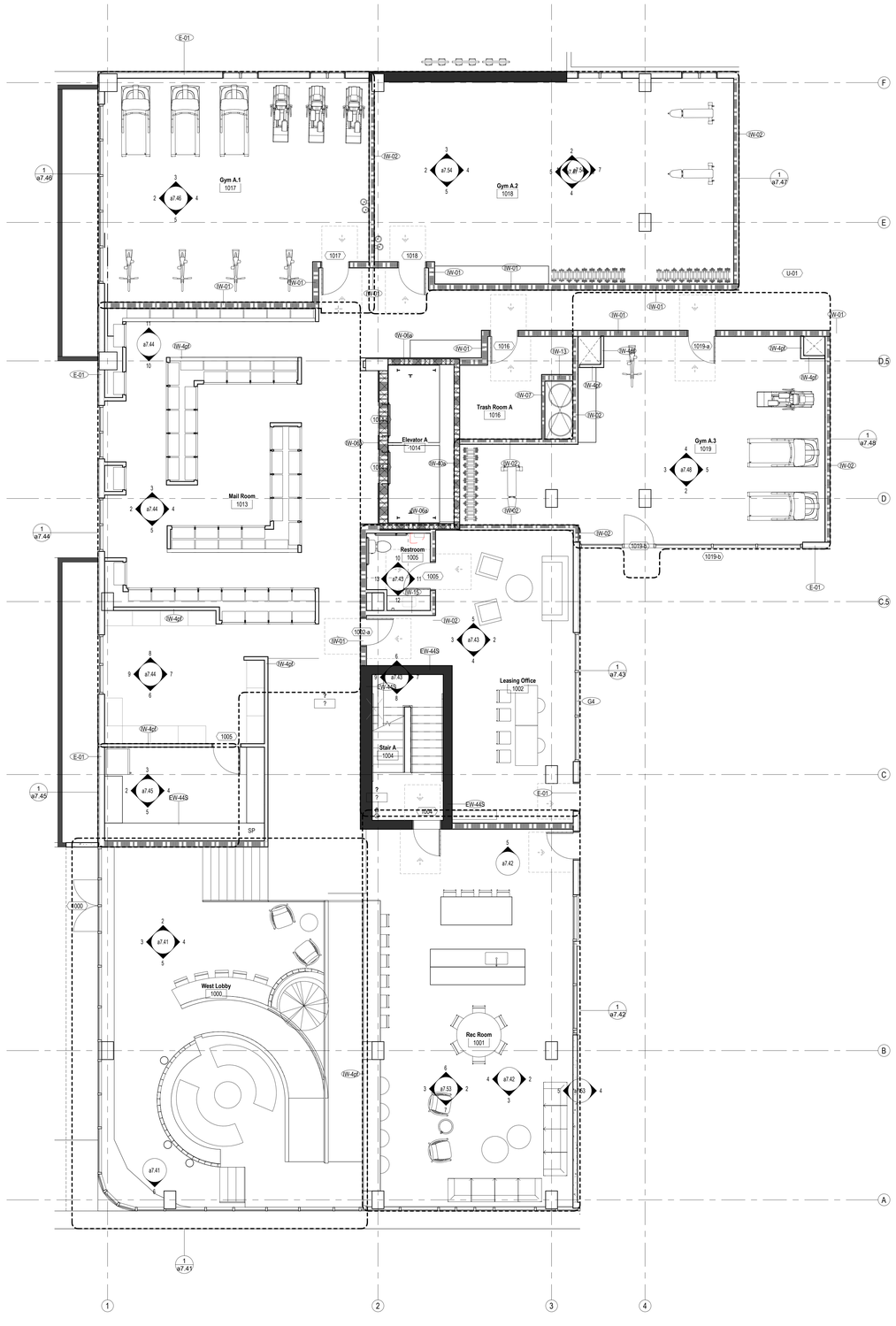
Van Nuys, CA 91411

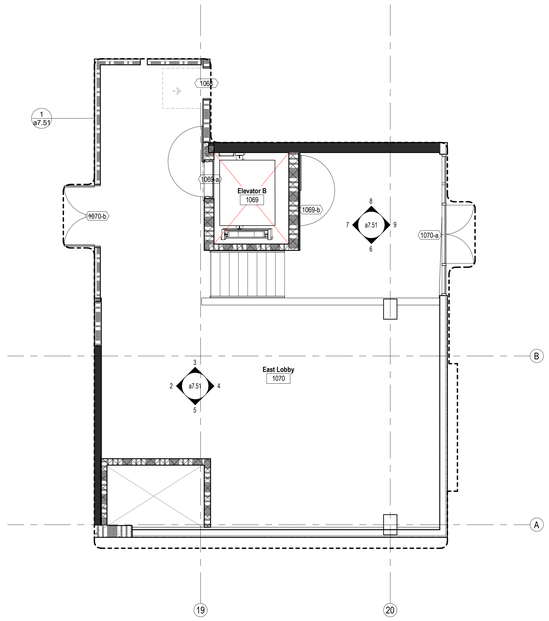
W.PA Job Number 1339

Toilet Room Plans, Elevations, & Typical Details

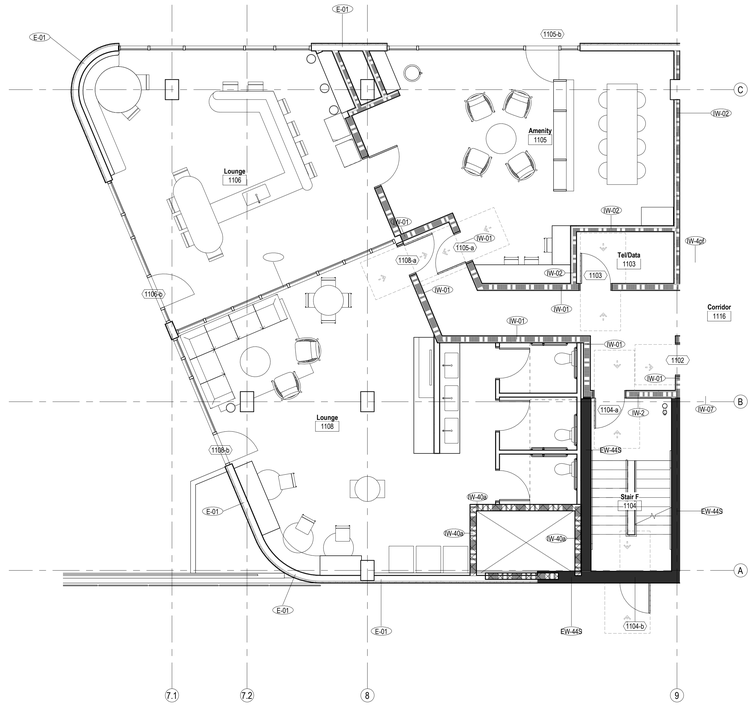
a7.34



2 Level L1 West - Amenity Enlarged Plan
3/16" = 1'-0"



3 Level L1 East - Lobby on Columbus
3/16" = 1'-0"



1 Level L1 West - Lounge Amenity Enlarged Plan
3/16" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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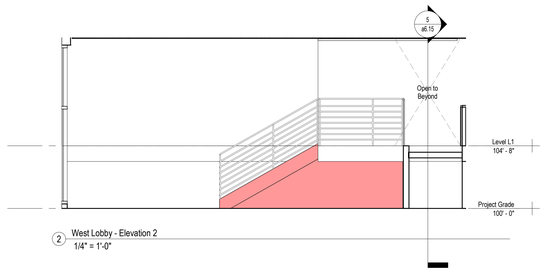
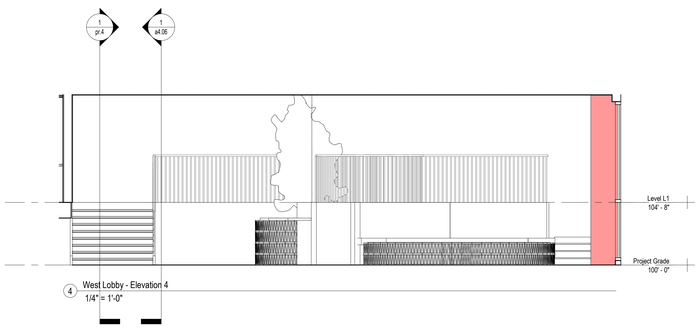
W.PA Job Number 1339

L01 - Overall
Amenity Plans

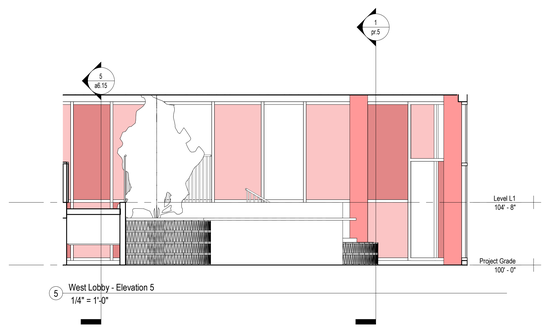
a7.40



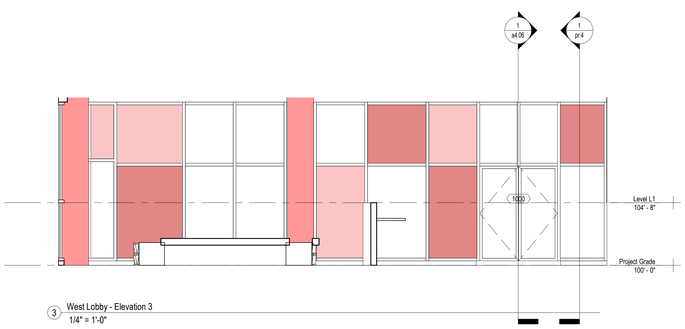
2 West Lobby - Elevation 2
1/4" = 1'-0"



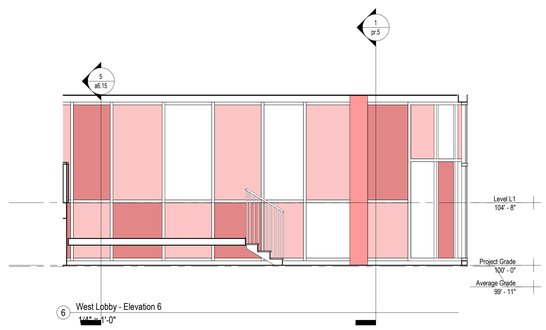
4 West Lobby - Elevation 4
1/4" = 1'-0"



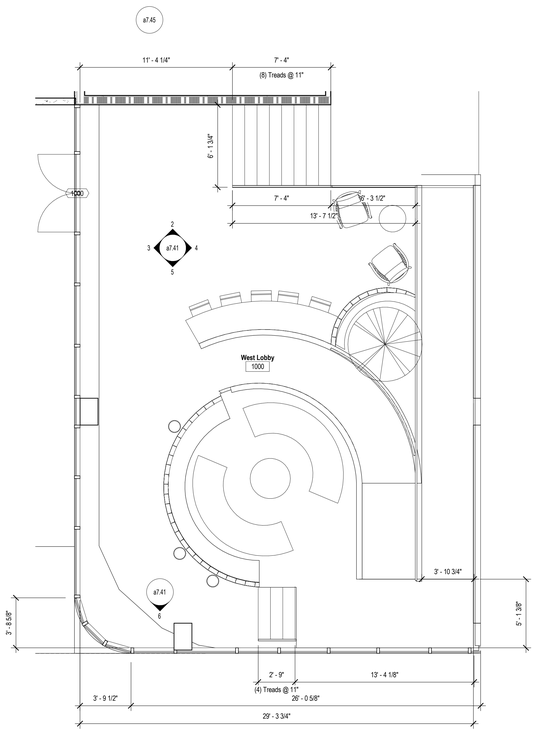
5 West Lobby - Elevation 5
1/4" = 1'-0"



3 West Lobby - Elevation 3
1/4" = 1'-0"



6 West Lobby - Elevation 6
1/4" = 1'-0"



1 West Lobby - Enlarged Amenity Plan
1/4" = 1'-0"

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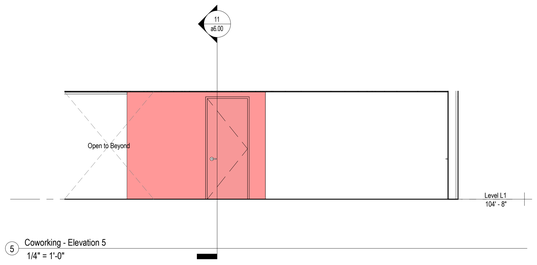
L01 West Lobby - Enlarged Amenity Plan & Elevations

a7.41



5 Coworking - Elevation 5
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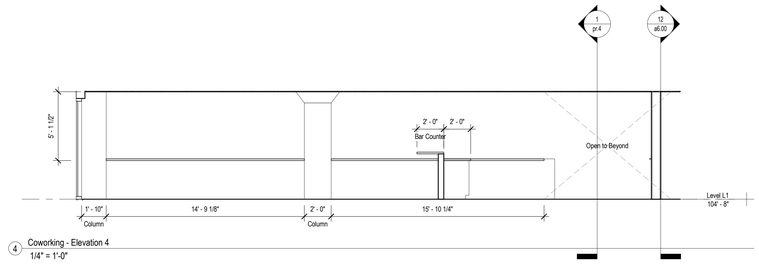
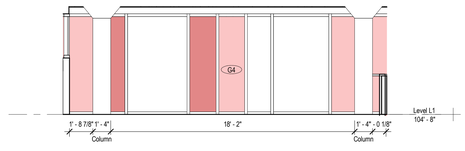
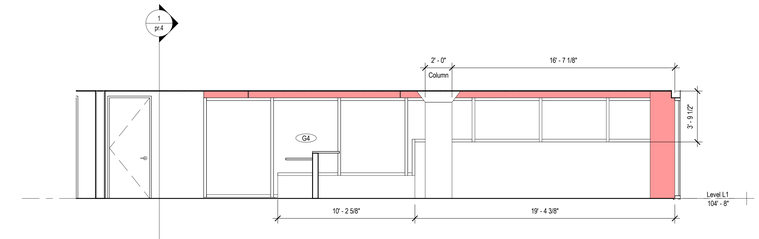


4 Coworking - Elevation 4
1/4" = 1'-0"



3 Coworking - Elevation 3
1/4" = 1'-0"



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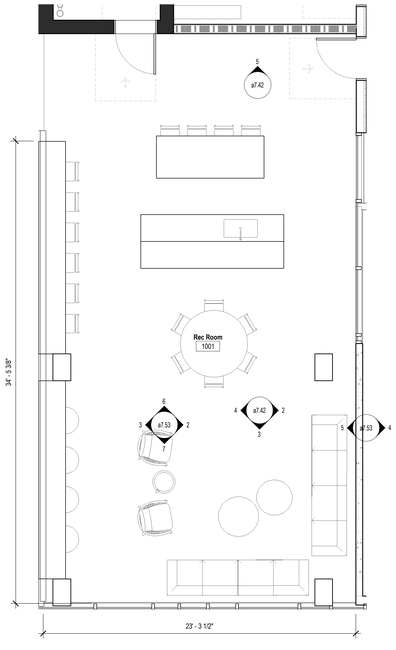
1/4" = 1'-0"



1 Coworking - Enlarged Amenity Plan
1/4" = 1'-0"

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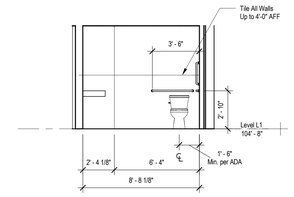
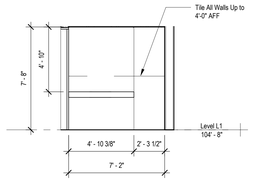
L01 Co-Working - Enlarged Amenity Plan & Elevations

a7.42



13 Leasing Office B/R 2 - Elevation 13
1/4" = 1'-0"



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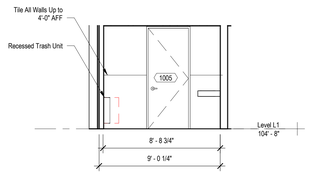
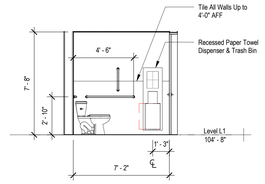
1/4" = 1'-0"



11 Leasing Office B/R 2 - Elevation 11
1/4" = 1'-0"



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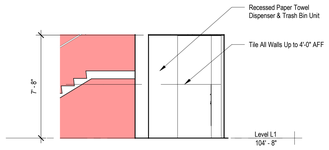
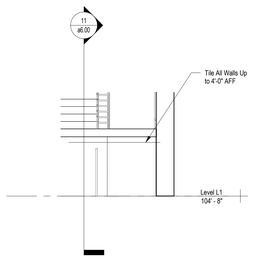
1/4" = 1'-0"



9 Leasing Office B/R 1 - Elevation 9
1/4" = 1'-0"



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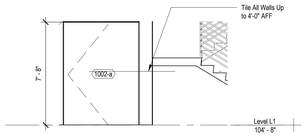
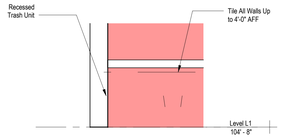
1/4" = 1'-0"



7 Leasing Office B/R 1 - Elevation 7
1/4" = 1'-0"



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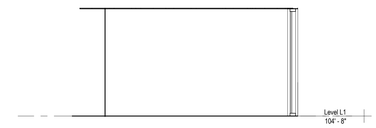
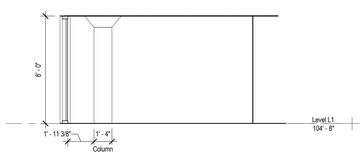
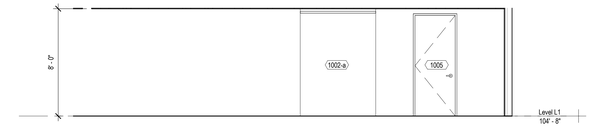
1/4" = 1'-0"



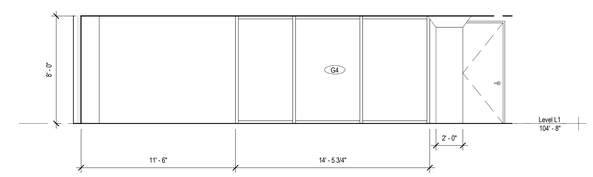
5 Leasing Office - Elevation 5
1/4" = 1'-0"



4 Leasing Office - Elevation 4
1/4" = 1'-0"



3 Leasing Office - Elevation 3
1/4" = 1'-0"



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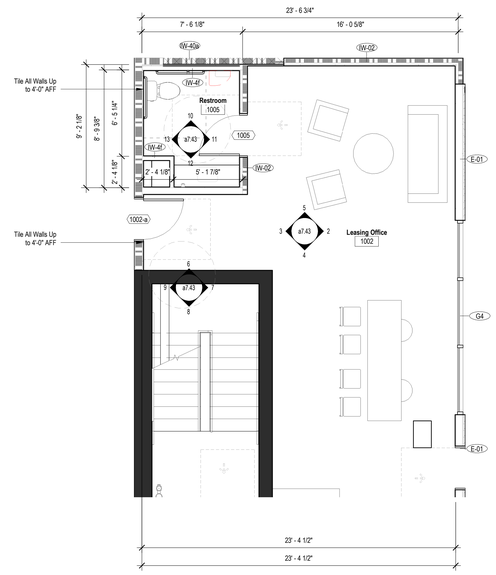
1/4" = 1'-0"



1 Leasing Office - Amenity Plan
1/4" = 1'-0"

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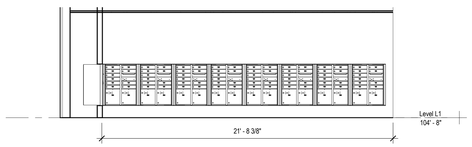
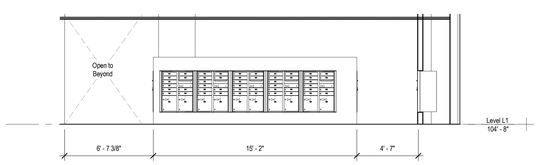
L01 Leasing Office
- Enlarged Amenity
Plan & Elevations

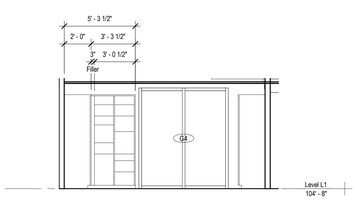
a7.43



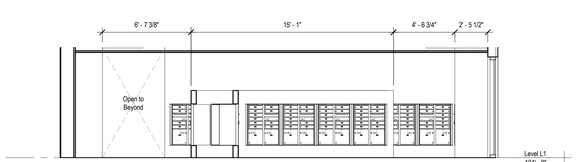
11 Mail Room - Elevation 11
1/4" = 1'-0"



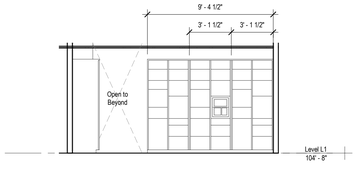
10 Mail Room - Elevation 10
1/4" = 1'-0"



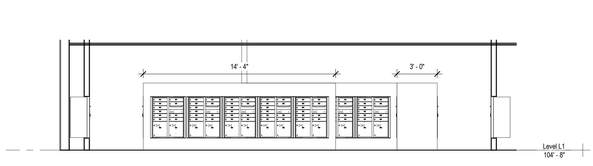
9 Mail - Elevation 9
1/4" = 1'-0"



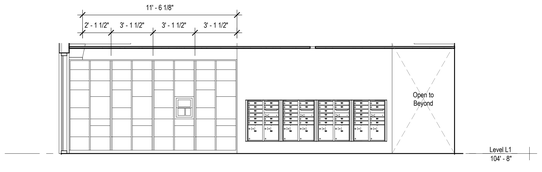
5 Mail Room - Elevation 5
1/4" = 1'-0"



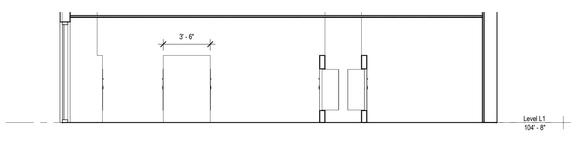
7 Mail - Elevation 7
1/4" = 1'-0"



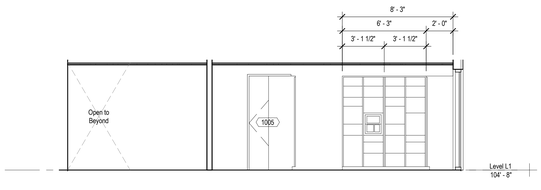
4 Mail Room - Elevation 4
1/4" = 1'-0"



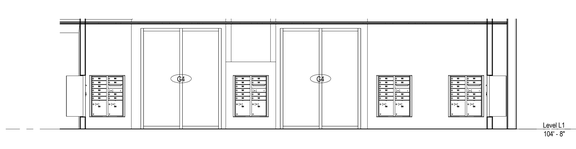
8 Mail - Elevation 8
1/4" = 1'-0"



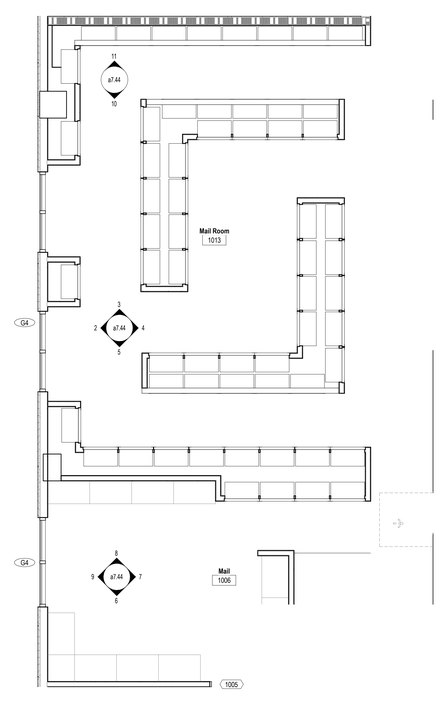
3 Mail Room - Elevation 3
1/4" = 1'-0"



6 Mail - Elevation 6
1/4" = 1'-0"



2 Mail Room - Elevation 2
1/4" = 1'-0"



1 Mail Room - Enlarged Amenity Plan
1/4" = 1'-0"

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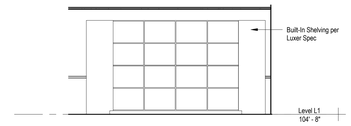
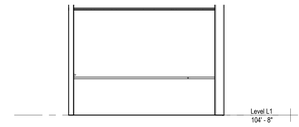
L01 Mail Room -
Enlarged Amenity
Plan & Elevations

a7.44



5 Parcel Room - Elevation 5
1/4" = 1'-0"



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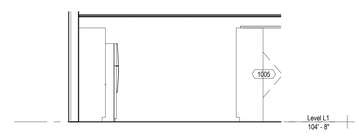
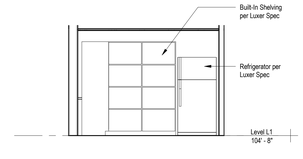
1/4" = 1'-0"



3 Parcel Room - Elevation 3
1/4" = 1'-0"



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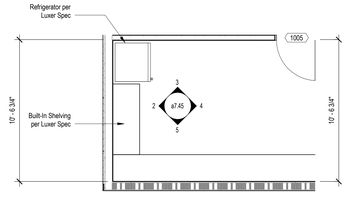

1 Parcel Room - Enlarged Amenity Plan
1/4" = 1'-0"

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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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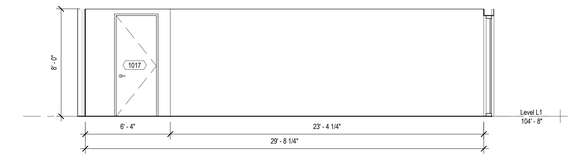
W.PA Job Number 1339

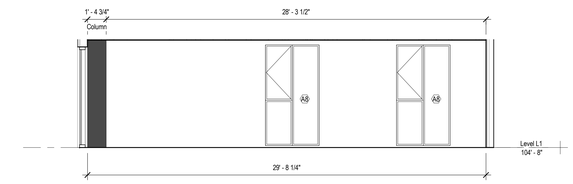
L01 Parcel Room - Enlarged Amenity Plan & Elevations

a7.45

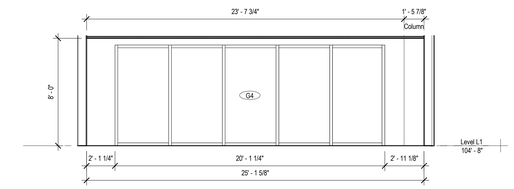


5 Gym A.1 - Elevation 5
1/4" = 1'-0"

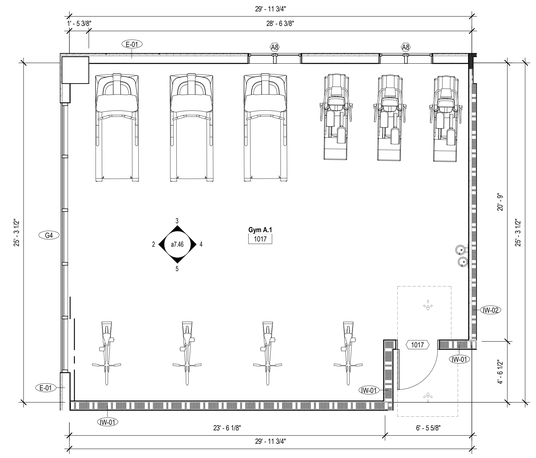
4 Gym A.1 - Elevation 4
1/4" = 1'-0"



3 Gym A.1 - Elevation 3
1/4" = 1'-0"



2 Gym A.1 - Elevation 2
1/4" = 1'-0"



1 Gym A.1 - Enlarged Amenity Plan
1/4" = 1'-0"

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2	100% Schematic Design	03.11.2022
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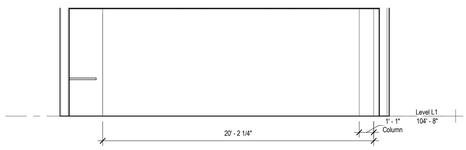
W.PA Job Number 1339

L01 Gym A.1 -
Enlarged Amenity
Plan & Elevations

a7.46



5 Gym A.2 - Elevation 5
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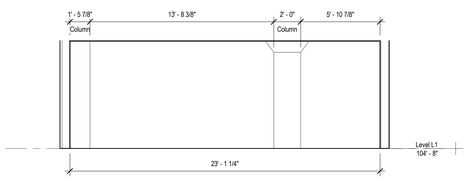
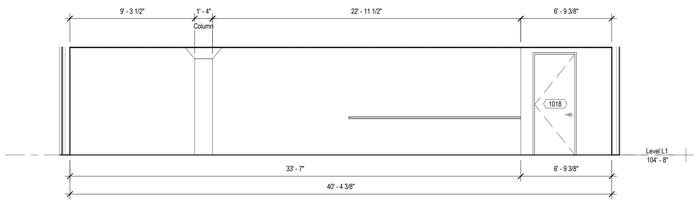
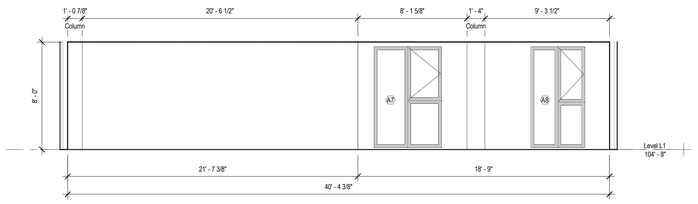


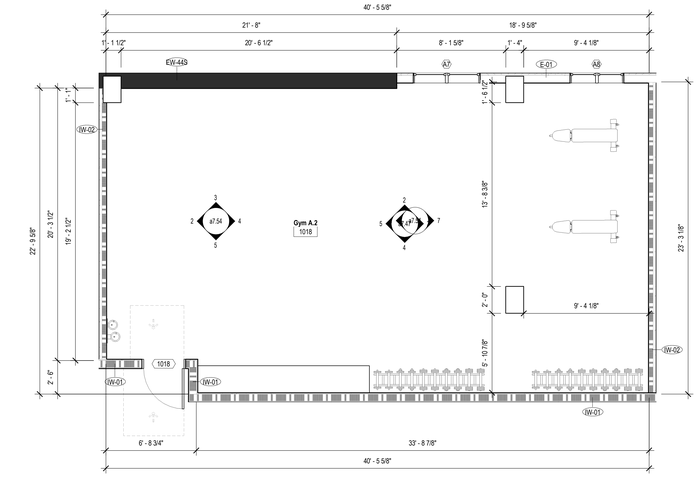
3 Gym A.2 - Elevation 3
1/4" = 1'-0"



4 Gym A.2 - Elevation 4
1/4" = 1'-0"



2 Gym A.2 - Elevation 2
1/4" = 1'-0"



1 Gym A.2 - Enlarged Amenity Plan
1/4" = 1'-0"

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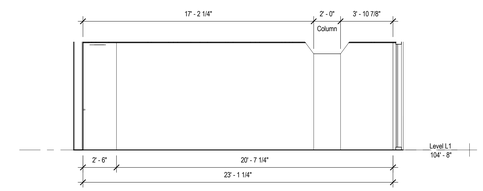
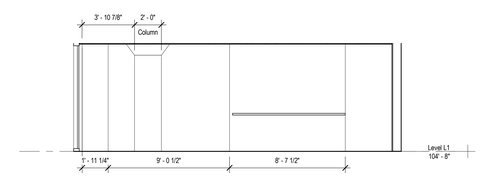
L01 Gym A.2 -
Enlarged Amenity
Plan & Elevations

a7.47



5 Gym A.5 - Elevation 5
1/4" = 1'-0"



3 Gym A.3 - Elevation 3
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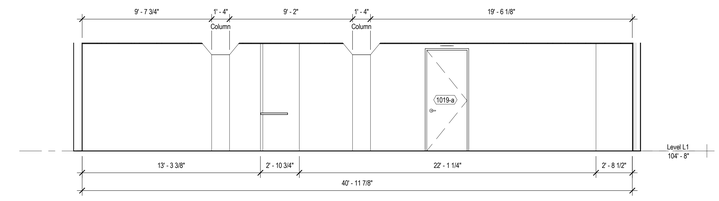
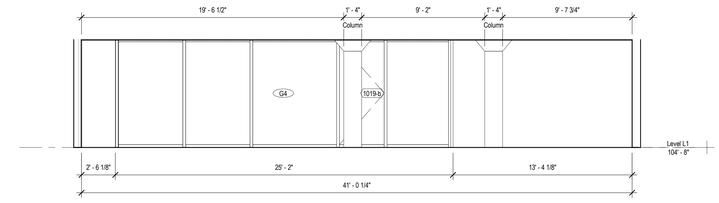
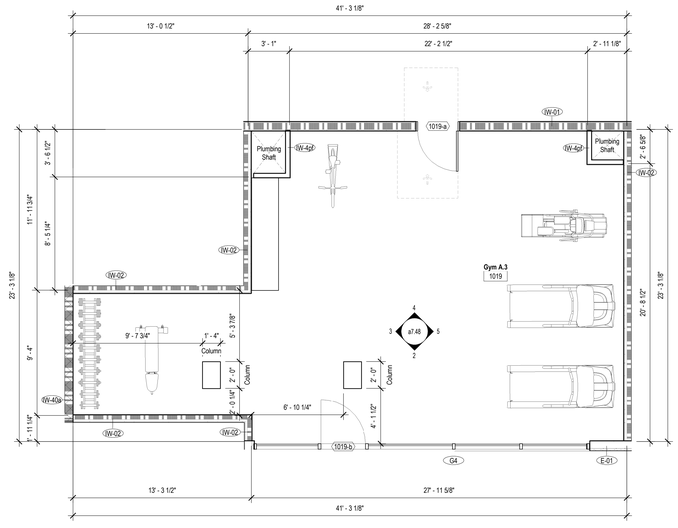


4 Gym A.3 - Elevation 4
1/4" = 1'-0"



2 Gym A.3 - Elevation 2
1/4" = 1'-0"



1 Gym A.3 - Enlarged Amenity Plan
1/4" = 1'-0"

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L01 Gym A.3 -
Enlarged Amenity
Plan & Elevations

a7.48

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L01 Lounge 1 -
Enlarged Amenity
Plan & Elevations

a7.49

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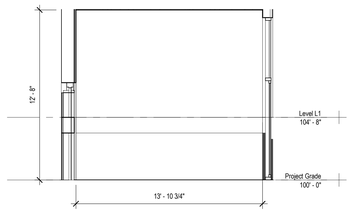
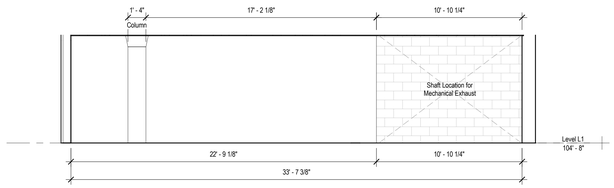
W.PA Job Number 1339

L01 Lounge 2 -
Enlarged Amenity
Plan & Elevations

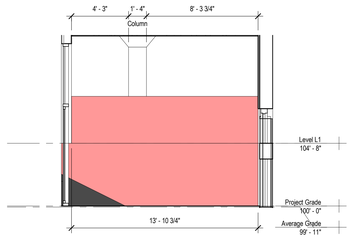
a7.50



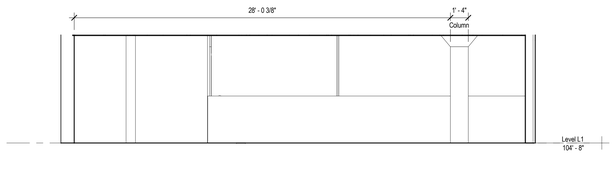
8 East Lobby Entry - Elevation 8
1/4" = 1'-0"



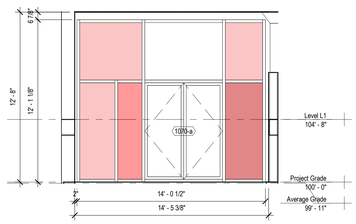
5 East Lobby - Elevation 5
1/4" = 1'-0"



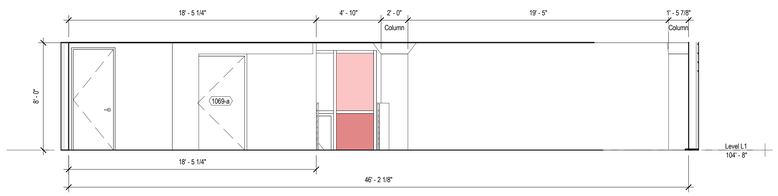
6 East Lobby Entry - Elevation 6
1/4" = 1'-0"



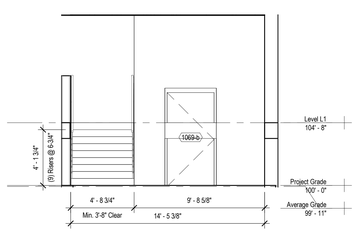
3 East Lobby - Elevation 3
1/4" = 1'-0"



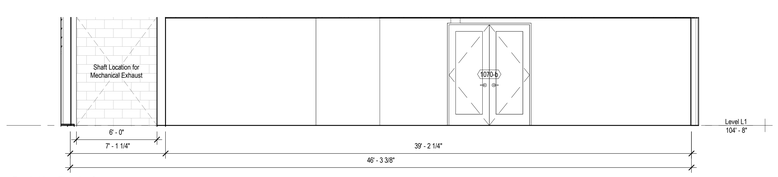
9 East Lobby Entry - Elevation 9
1/4" = 1'-0"



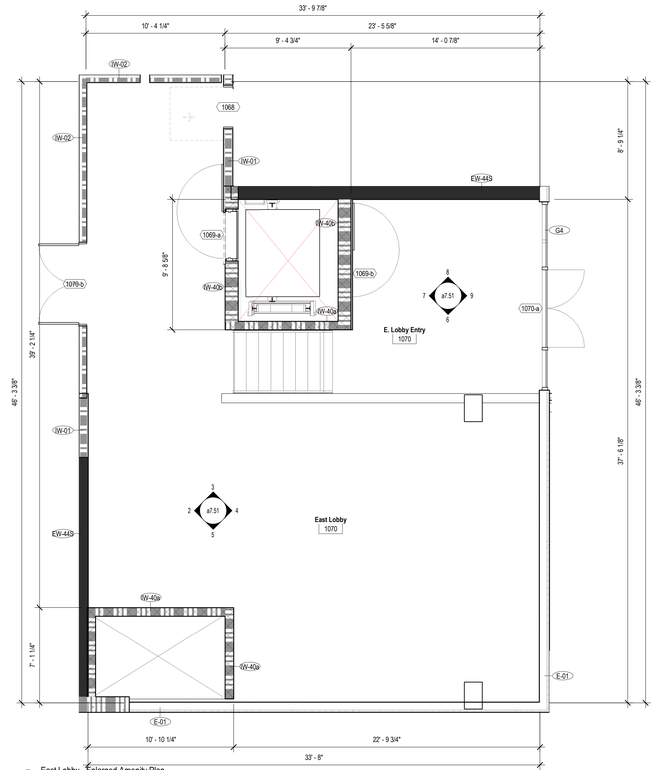
4 East Lobby - Elevation 4
1/4" = 1'-0"



7 East Lobby Entry - Elevataion 7
1/4" = 1'-0"



2 East Lobby - Elevation 2
1/4" = 1'-0"



1 East Lobby - Enlarged Amenity Plan
1/4" = 1'-0"

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8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

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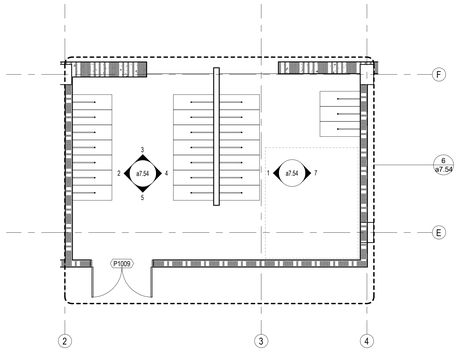
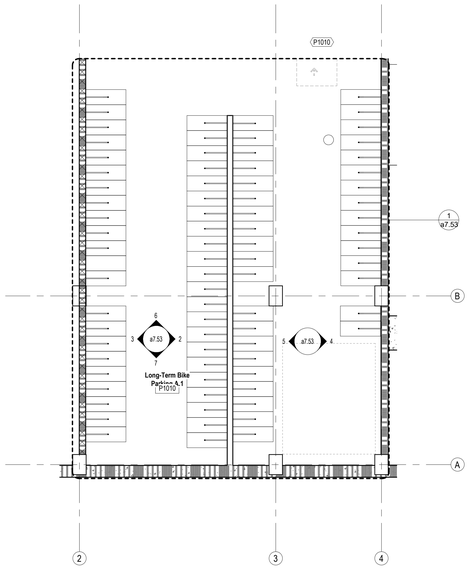
L01 East Lobby -
Enlarged Amenity
Plan & Elevations

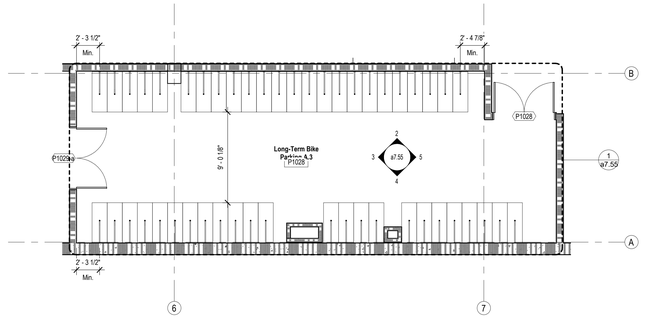
a7.51



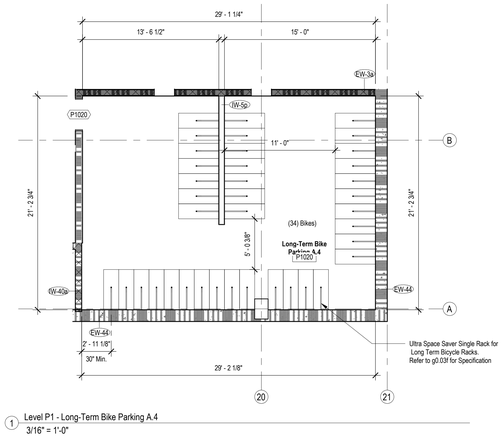
4 Level P1 - Long-Term Bike Parking A.2
3/16" = 1'-0"



2 Level P1 - Long-Term Bike Parking A.1
3/16" = 1'-0"



3 Level P1 - Long-Term Bike Parking A.3
3/16" = 1'-0"



1 Level P1 - Long-Term Bike Parking A.4
3/16" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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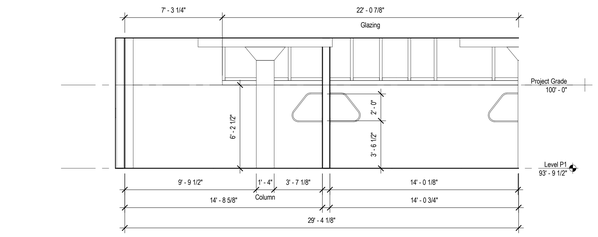
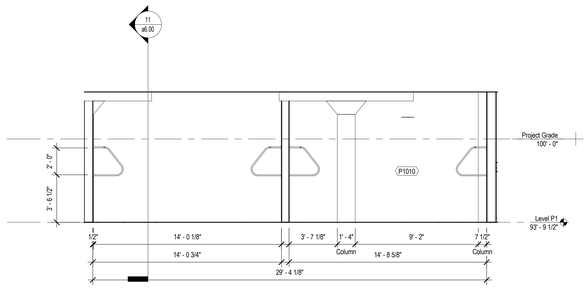
P01 - Overall
Long-Term Bike
Parking Plans

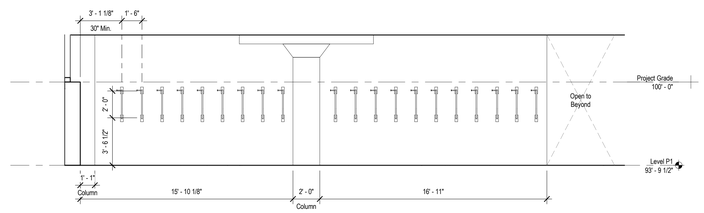
a7.52



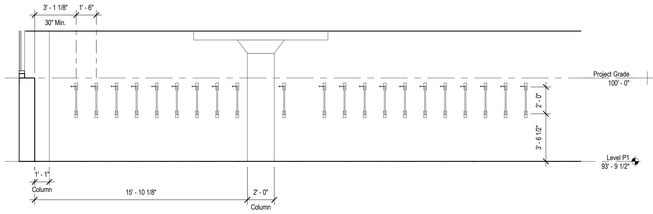
7 Long-Term Bike Parking A.1 - Elevation 6
1/4" = 1'-0"



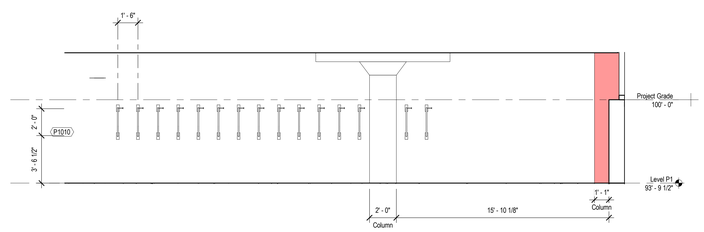
6 Long-Term Bike Parking A.1 - Elevation 7
1/4" = 1'-0"



5 Long-Term Bike Parking A.1 - Elevation 5
1/4" = 1'-0"



3 Long-Term Bike Parking A.1 - Elevation 3
1/4" = 1'-0"



4 Long-Term Bike Parking A.1 - Elevation 4
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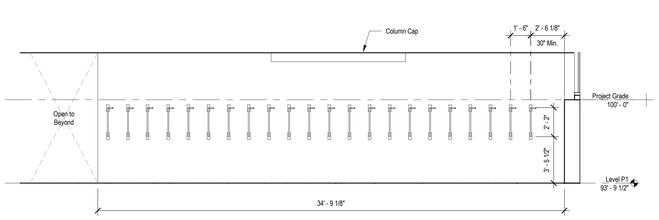
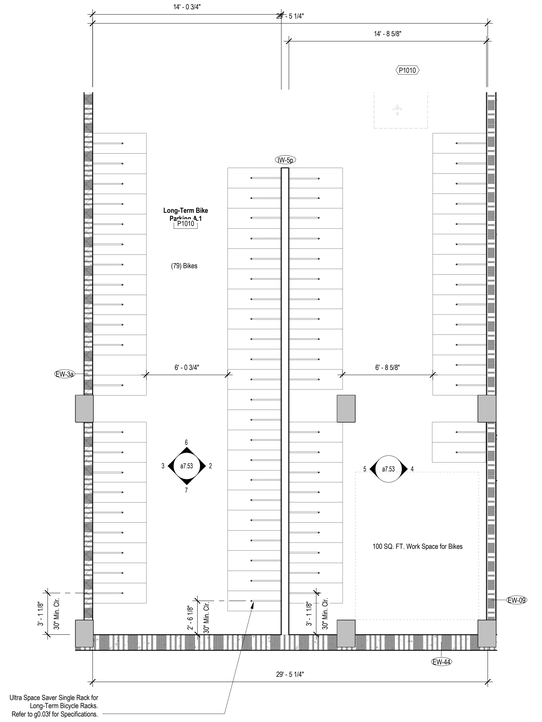


2 Long Term Bike Parking A.1 - Elevation 2
1/4" = 1'-0"



1 Level P1 - Long-Term Bicycle Parking A.1
1/4" = 1'-0"

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SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
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6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% PDPP Submission	08.19.2022

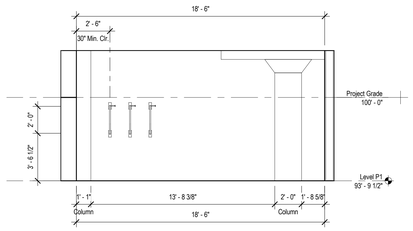
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

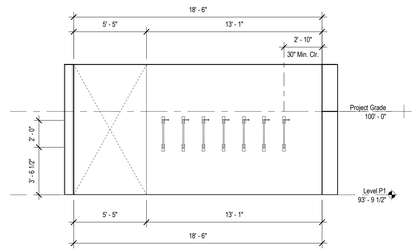
W.PA Job Number 1339

P01 Long-Term Bike Parking A.1 - Enlarged Plan & Elevations

a7.53



7 Long-Term Bike Parking A.2 - Elevation 7
1/4" = 1'-0"



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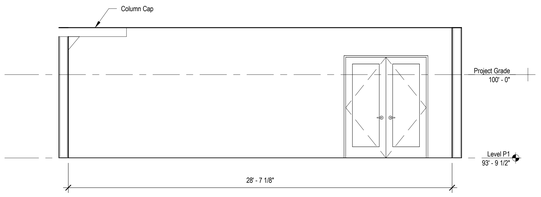

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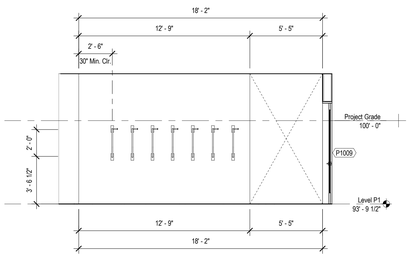

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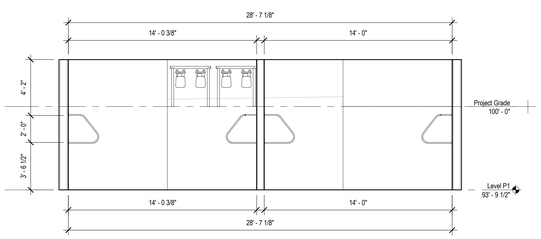
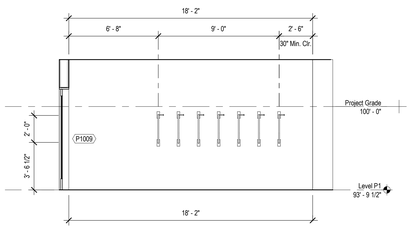
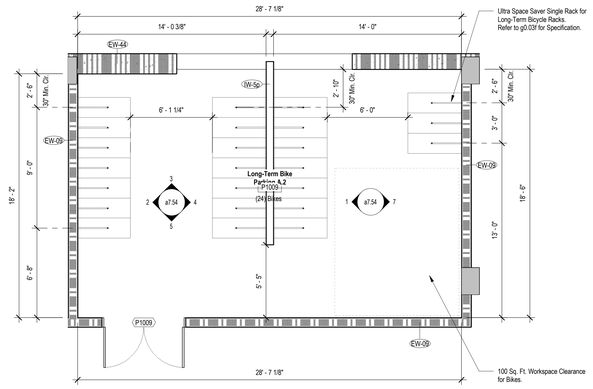
1/4" = 1'-0"



3 Long-Term Bike Parking A.2 - Elevation 3
1/4" = 1'-0"



2 Long-Term Bike Parking A.2 - Elevation 2
1/4" = 1'-0"



6 Level P1 - Long-Term Bike Parking A.2 - Callout 1
1/4" = 1'-0"

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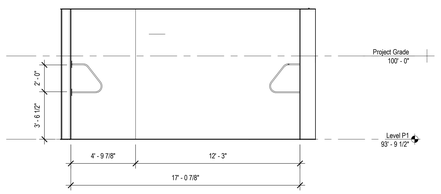
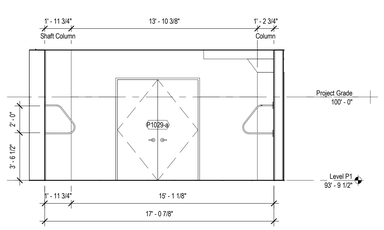
W.PA Job Number 1339

P01 Long-Term Bike Parking A.2 - Enlarged Plan & Elevations

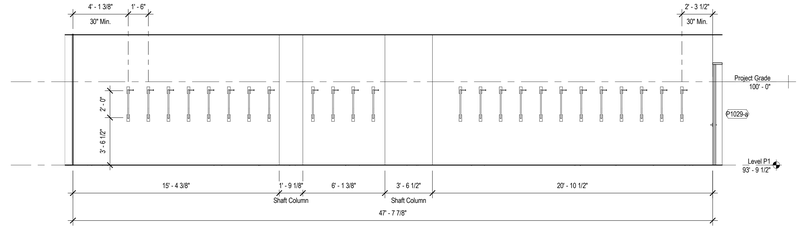
a7.54



5 Long-Term Bike Parking A.3 - Elevation 5
1/4" = 1'-0"



3 Long-Term Bike Parking A.3 - Elevation 2
1/4" = 1'-0"



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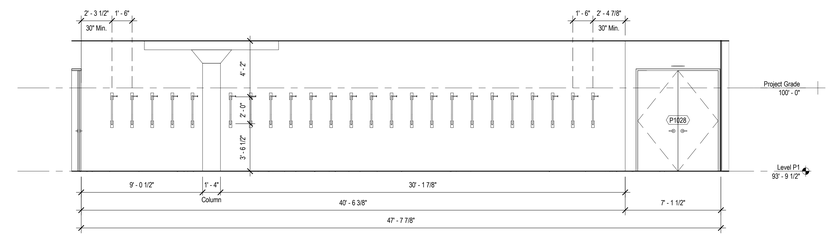
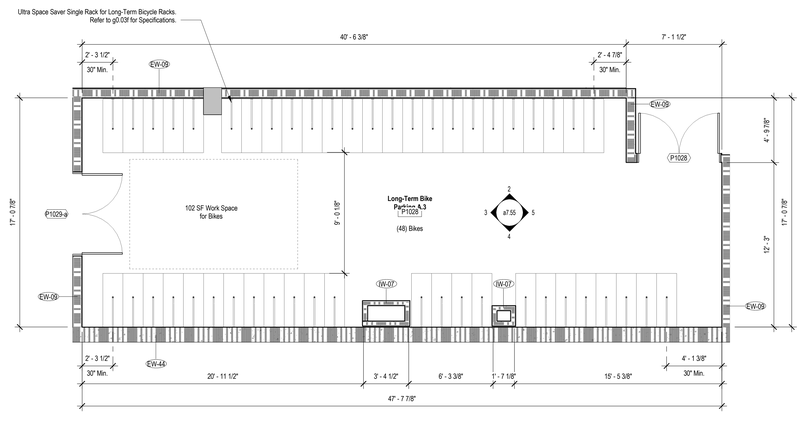
1/4" = 1'-0"



2 Long-Term Bike Parking - Elevation 4
1/4" = 1'-0"



1 Level P1 - Long-Term Bike Parking A.3 - Callout 1
1/4" = 1'-0"

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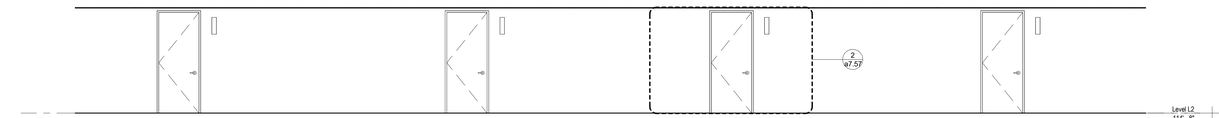
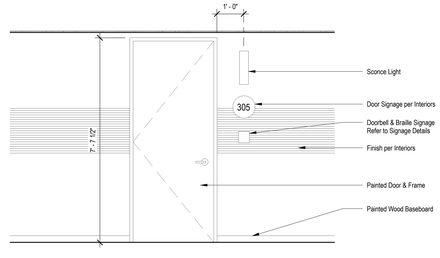
a7.55



1 Corridor Elevation
1/4" = 1'-0"



2 Corridor Elevation - Unit Entry Door
1/2" = 1'-0"

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9	25% PDPP Submission	08.19.2022

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Corridor Elevation - Residential

a7.57

Appendix A.2

Landscape Plans

LANDSCAPE AND IRRIGATION MAINTENANCE SCHEDULE

1. MAINTENANCE PERIOD: THE MAINTENANCE PERIOD SHALL BE FOR 90 CALENDAR DAYS BEGINNING ON THE DAY OF THE CHECK INSPECTION AFTER ALL WORK HAS BEEN INSTALLED AND APPROVED BY THE LANDSCAPE

2. GENERAL: THE GENERAL CARE AND MAINTENANCE OF ALL AREAS SHALL CONSIST OF PROPER WATERING, FERTILIZATION, WEEDING, RODENT CONTROL, CLEANUP, ETC.

3. SAFETY: ALL PLANT MATERIALS SHALL BE CHECKED AND MAINTAINED AS REQUIRED IN AN ONGOING PROGRAM TO ASSURE A SAFE ENVIRONMENT

4. WATERING: WATER ALL PLANTINGS TO ASSURE COMPLETE GERMINATION OF ALL SEEDED AREAS AND CONTINUED GROWTH OF THE PLANTS. AREAS THAT DO NOT HAVE ADEQUATE IRRIGATION COVERAGE OR WHICH MAY REQUIRE ADDITIONAL DEEP WATERING SHALL BE WATERED BY HAND AS REQUIRED.

5. IRRIGATION COVERAGE: ADJUST ALL IRRIGATION HEADS IN EACH AREA AND ZONE OF EXPOSURE SO THAT THE OPTIMUM AMOUNT OF WATER IS APPLIED AT THE PROPER TIMES WITHOUT OVERTHROW ONTO WALLS, WALKS, ETC.

6. CULTIVATING AND WEEDINGS: CULTIVATE AND WEED ALL PLANTED AREAS AT REGULAR INTERVALS NOT TO EXCEED 15 DAYS. EXERCISE CARE WHEN CULTIVATING TO AVOID DAMAGE TO ROOTS OF THE GROWING PLANTS.

7. CHEMICAL HERBICIDES: A CERTIFIED TECHNICIAN SHALL APPLY CHEMICAL HERBICIDES TO CONTROL WEEDS AT THE OPTION OF THE CONTRACTOR AND UPON PRIOR APPROVAL BY THE LANDSCAPE ARCHITECT.

8. PEST AND DISEASE CONTROL: A CERTIFIED TECHNICIAN SHALL SPRAY AS NECESSARY TO CONTROL ALL INFESTATIONS.

9. RODENT CONTROL: THE CONTRACTOR SHALL TAKE THE NECESSARY STEPS TO ELIMINATE ANY RODENTS ENCOUNTERED ON SITE.

10. PRUNING: ALL PRUNING SHALL BE IN ACCORDANCE WITH THE NECESSARY STEPS TO ELIMINATE ANY RODENTS BRANCHES SHALL BE REMOVED BACK TO THE POINT OF GROWTH.

11. PLANT REPLACEMENTS: DURING THE MAINTENANCE PERIOD, SHOULD ANY PLANT SHOW WEAKNESS AND PROBABILITY OF DYING, IT SHALL BE REPLACED BY THE CONTRACTOR WITHIN 5 DAYS OF NOTIFICATION TO DO SO.

12. OPERATING INSTRUCTIONS: AFTER THE SYSTEM HAS BEEN COMPLETED, THE CONTRACTOR SHALL INSTRUCT THE OWNER'S AUTHORIZED REPRESENTATIVE IN THE OPERATION AND MAINTENANCE OF THE SYSTEM AND SHALL FURNISH A COMPLETE SET OF OPERATING INSTRUCTIONS.

13. SITE MAINTENANCE: CONTRACTOR SHALL KEEP THE PROJECT SITE CLEAN AND FREE FROM RUBBISH AND DEBRIS. ALL DEBRIS SHALL BE REMOVED FROM SITE PER LOCAL CODE AND ORDINANCES.

14. GUARANTEE: THE ENTIRE IRRIGATION SYSTEM, INCLUDING ALL WORK DONE UNDER THIS CONTRACT, SHALL BE GUARANTEED AGAINST ALL DEFECTS AND FAULT OF MATERIAL AND WORKMANSHIP, AND SHALL BE MAINTAINED IN PERFECT WORKING ORDER FOR ONE YEAR FROM DATE OF COMPLETION BY THE CONTRACTOR WITHOUT EXPENSE TO SETTLING OF BACKFILLED TRANCES WHICH MAY OCCUR DURING THE ONE YEAR PERIOD SHALL BE REPAIRED TO THE OWNER'S SATISFACTION BY THE CONTRACTOR WITHOUT EXPENSE TO THE OWNER. INCLUDING THE COMPLETE RESTORATION OF ALL DAMAGED PLANTING, PAVING OR OTHER IMPROVEMENTS OF ANY KIND.

THE IRRIGATION MAINTENANCE SCHEDULE TASKS LISTED BELOW ARE INTENDED AS MINIMUM STANDARDS AND MORE FREQUENT ATTENTION MAY BE REQUIRED DEPENDING ON THE PARTICULAR SITE CONDITIONS.

MAINTENANCE TASK	FREQUENT
CONTROLLER CABINET - OPEN CABINET AND CLEAN OUT DEBRIS AND REPLACE BATTERY AS NECESSARY. CHECK WIRING AND REPAIR AS NEEDED AND CHECK CLOCK AND RESET IF NECESSARY.	QUARTERLY
IRRIGATION SCHEDULE - ADJUST SCHEDULE FOR SEASONAL VARIATIONS AND OTHER CONDITIONS WHICH MAY AFFECT THE AMOUNT OF WATER NEEDED TO MAINTAIN PLAN HEALTH ADJUST AS NECESSARY.	MONTHLY
POC - VISUALLY INSPECT COMPONENTS FOR LEAKS, PRESURE SETTINGS, SETTLEMENT OR OTHER DAMAGE AFFECTING THE OPERATION OF A COMPONENT REPAIR AS NEEDED.	QUARTERLY
REMOTE CONTROL VALVES, ISOLATION VALVES AND QUICK COUPLER VALVES VISUALLY INSPECT FOR LEAKS, SETTLEMENT, WIRE CONNECTIONS AND PRESSURE SETTINGS. REPAIR OR ADJUST AS NEEDED.	QUARTERLY
MAINLINE & LATERALS VISUALLY INSPECT FOR LEAKS OR SETTLEMENT OF TRENCH.	QUARTERLY
SPRINKLERS VISUALLY CHECK FOR ANY BROKEN MISSIGNED OR CLOGGED HEADS, HEADS WITH INCORRECT ARC, INADEQUATE COVERAGE OR OVERSPRAY AND LOW HEAD DRAINAGE REPAIR AS NEEDED.	WEEKLY
FILTERS AND STRAINERS VISUALLY CHECK FOR LEAKS, BROKEN FITTING CLEAN AND FLUSH SCREENS.	MONTHLY

LANDSCAPE AREA TABULATION

OUTDOOR COMMON OPEN SPACE CALCULATION

COMMON OPEN SPACE PROVIDED:

• POOL DECK	9,924 SF
• LEVEL 4	1,815 SF
• LEVEL 6 WEST	733 SF
• LEVEL 6 EAST	736 SF
• ROOF LEVEL:	5,288 SF
TOTAL:	18,496 SF

LANDSCAPE REQUIRED @ COMMON OPEN SPACE: 4,624 (25%)

LANDSCAPE PROVIDED @ COMMON OPEN SPACE:

• POOL DECK:	2,784 SF
• LEVEL 4:	621 SF
• LEVEL 6: WEST	83 SF
• LEVEL 6 EAST	75 SF
• ROOF LEVEL:	1,389 SF
TOTAL:	4,952 SF (27%)

TREES REQUIRED (LAMC SECTION 12.21.G.2)

24" BOX TREE REQUIRED FOR EVERY 4 DWELLING UNITS (405/4): 102 TREES

NUMBER OF TREE REQUIRED: 102 EA. (1 PER 4 UNITS)

NUMBER OF TREE PROPOSED:

- LEVEL 1:	
- ON SITE:	97 EA.
- OFF SITE (STREET TREE):	7 EA.
- LEVEL 4:	3 EA.
- LEVEL 6:	8 EA.
TOTAL:	115 EA.

TOTAL LANDSCAPE AREA CALCULATIONS

• LEVEL 1 :	8,570 SF
• LEVEL 4	1,399 SF
• LEVEL 6 WEST	86 SF
• LEVEL 6 EAST	74 SF
• ROOF LEVEL:	1,393 SF
TOTAL:	11,522 SF

-TOTAL LANDSCAPE AREA PROPOSED:	11,522 SF
-TOTAL CA NATIVE PLANT, WATERSHED WISE PLANT/ DROUGHT TOLERANT OR LA COUNTY RIVER MASTER PLAN PLANT PROPOSED:	11,478 SF (99.6%)

PROJECT TEAM

Architect:

Works Progress Architecture
Project Manager: Carrie Strickland
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Carrie@worksarchitecture.net

Landscape Architect:

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Project Manager: Samuel Kim
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Samuel@sqlainc.com

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Project Manager: Ety Guez
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323.733.6673 Ext. 343
Ety.benichou@englekirk.com

Owner:

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Project Manager: Leon Benrimon
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General Contractor:

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Project Manager: David Mas
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Project Manager: Frank Larocca
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Project Manager: Mike H. Sukazi
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Mikes@rffire.com

SHEET INDEX:

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3	LC-1A	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
4	LC-1B	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT B
5	LC-1C	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT C
6	LC-1D	HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT D
7	LC-2	HARDSCAPE PLAN - LEVEL 4 DECK
8	LC-3	OVERALL HARDSCAPE PLAN - LEVEL 6
9	LC-3A	HARDSCAPE PLAN - LEVEL 6
11	LC-4	HARDSCAPE PLAN - ROOF DECK
12	LD-1	HARDSCAPE DETAILS
13	LD-2	HARDSCAPE DETAILS
14	LD-3	HARDSCAPE DETAILS
15	LP-1	PLANTING PLAN - LEVEL 1
16	LP-2	PLANTING PLAN - LEVEL 4 DECK
17	LP-3	PLANTING PLAN - LEVEL 6
18	LP-4	PLANTING PLAN - ROOF DECK
19	LP-5	PLANTING DETAILS
20	LP-6	PLANT IMAGES
21	LI-1	IRRIGATION PLAN - LEVEL 1
22	LI-2	IRRIGATION PLAN - LEVEL 4 DECK
23	LI-3	IRRIGATION PLAN - LEVEL 6
24	LI-4	IRRIGATION PLAN - ROOF DECK
25	LI-5	IRRIGATION DETAILS

PROJECT INFORMATION

SEPULVEDA 6728 SEPULVEDA BLVD
LOS ANGELES, CA 91411

OWNER: 6728 Sepulveda QOZB LLC

PROJECT DESCRIPTION:

THE NEW CONSTRUCTION OF 405 DWELLING UNITS, 513 PARKING SPACES, AND AMENITIES WITHIN A MAIN RESIDENTIAL BUILDING.

CONSTRUCTION TYPE: TYPE III OVER TYPE I PODIUM (NEW CONSTRUCTION)

ZONING: (Q)R4-1-RIO

FLOOD ZONE: OUTSIDE FLOOD ZONE

SITE AREA: 94,920 SF

SETBACKS:
- **Front (Sepulveda)**: Required: 15' I Proposed: 18'-7"
- **Rear* (Columbus)**: Required: 15' I Proposed: 18'
- **Side**: Required: 9' I Proposed: 9'

Note: Per (Q) R5-1: No.2 That vehicular access to Columbus Avenue shall be prohibited.

VICINITY MAP

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REGISTERED LANDSCAPE ARCHITECT SAMUEL KYUN KIM 5622 STATE OF CALIFORNIA
Signature 2-28-2024
Renewal Date 08-31-2024
Date

SQLA INC
Landscape Architects
2669 Saturn Street T. 562-905-0800
BREA, CA, 92821 F. 562-905-0880
la@sqlainc.com www.sqlainc.com

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SQLA #22155

COVER SHEET

LT-0

1 OVERALL HARDSCAPE PLAN - LEVEL 1
SCALE: 1/16" = 1'-0"

N

0 8" 16" 32"
Scale: 1/16" = 1'-0"

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REGISTERED LANDSCAPE ARCHITECT
SAMUEL KYUN KIM
No. 6249
Signature
2-28-2024
Renewal Date
09-27-2022
Date
STATE OF CALIFORNIA

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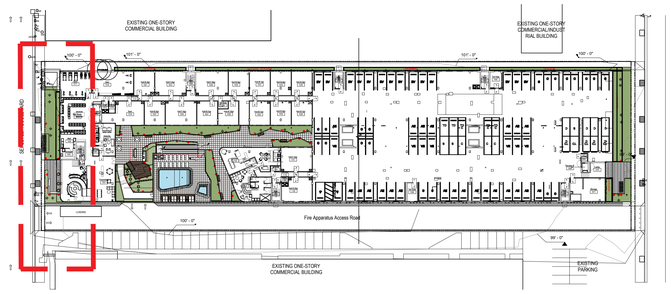
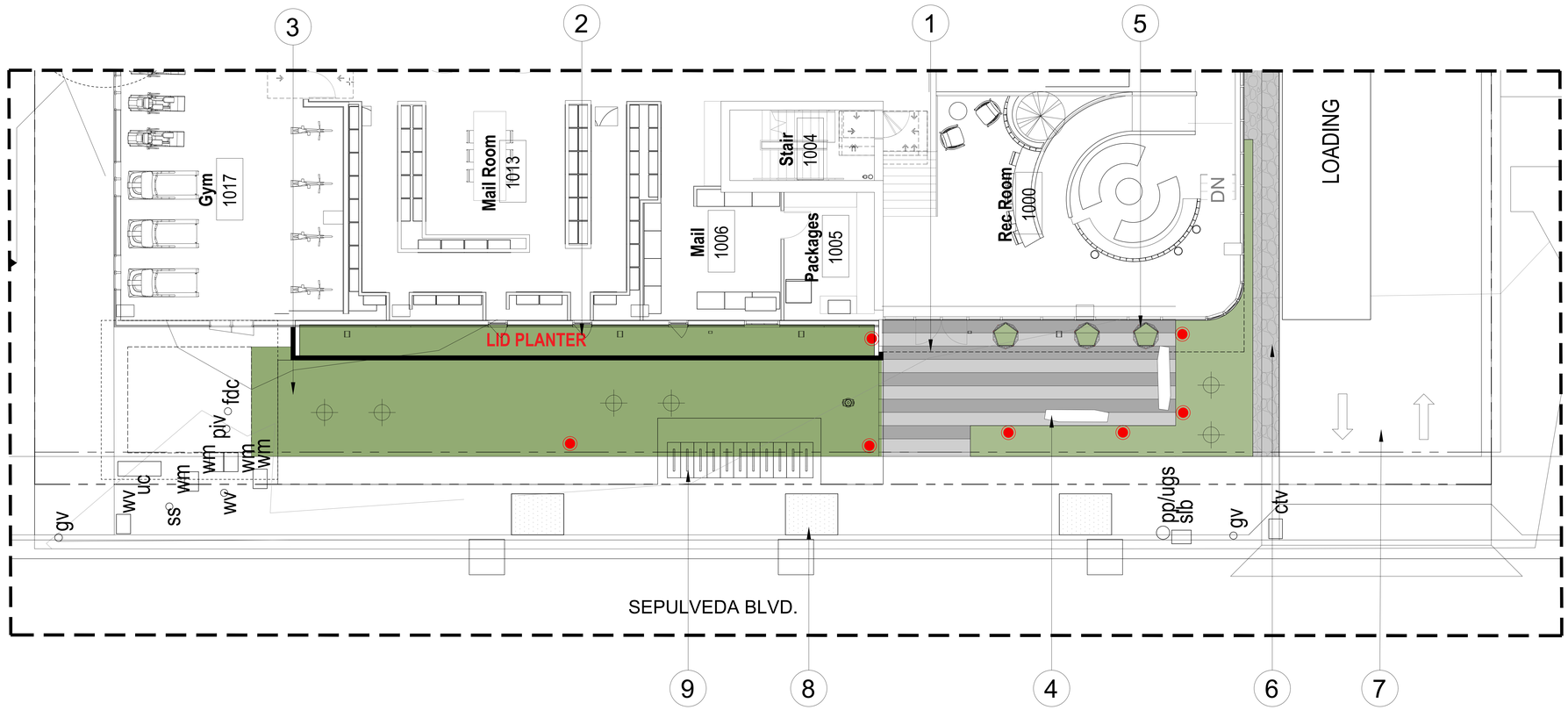
OVERALL
HARDSCAPE PLAN
- LEVEL 1

LC-1



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
SCALE: 3/16" = 1'-0"

Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEYNOTES:

1. CONRETE PAVING PATTERN

2. LID PLANTER
3. ON-GRADE PLANTING
4. ORIGAMI BENCH

5. 36" SYMMETRIA -DECORATIVE PLANTER

6. PEBBLES
7. PARKING ACCESS
8. TREE WELL W/ 24" BOX STREET TREE
9. BIKE RACKS

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Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% Construction Document	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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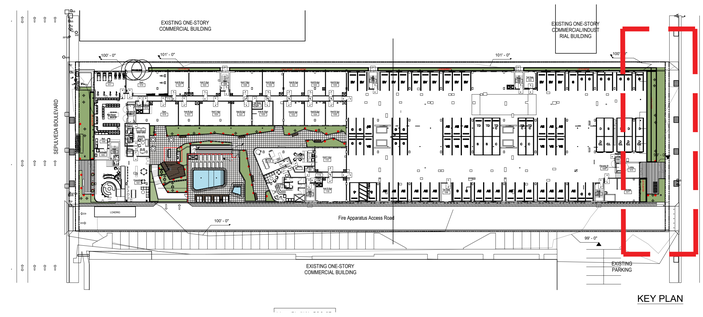
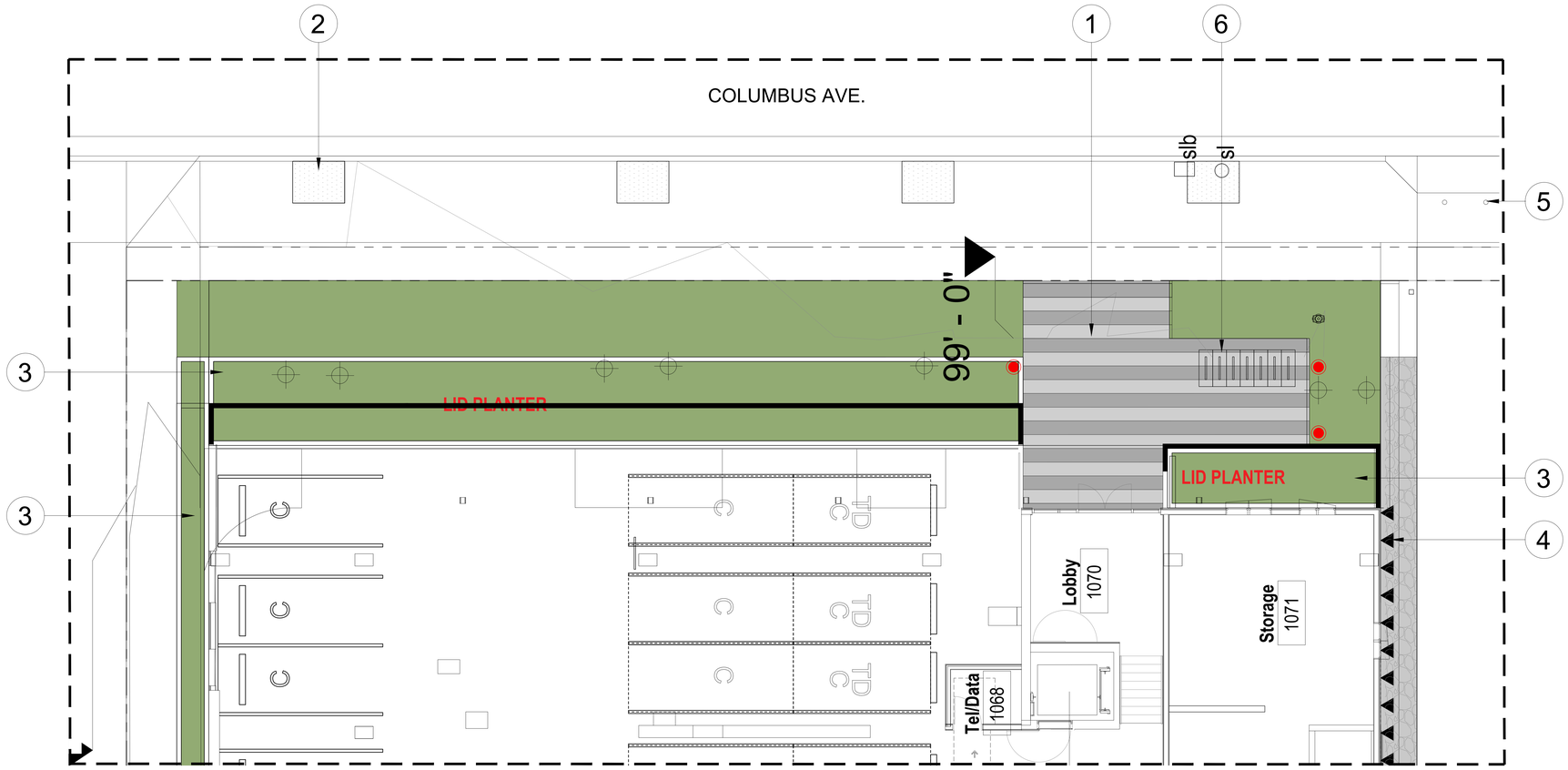
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT A

LC-1A



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT A
SCALE: 3/16" = 1'-0"

Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEYNOTES:

1. CONCRETE PAVING PATTERN

2. TREE WELL W/ 24" BOX STREET TREE & DG
3. LID PLANTER
4. VINE PLANTING AREA & PEBBLES
5. BOLLARDS PER ARCH. DRAWINGS
6. BIKE RACK

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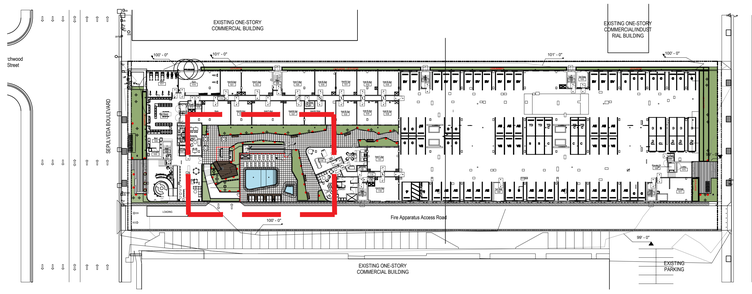
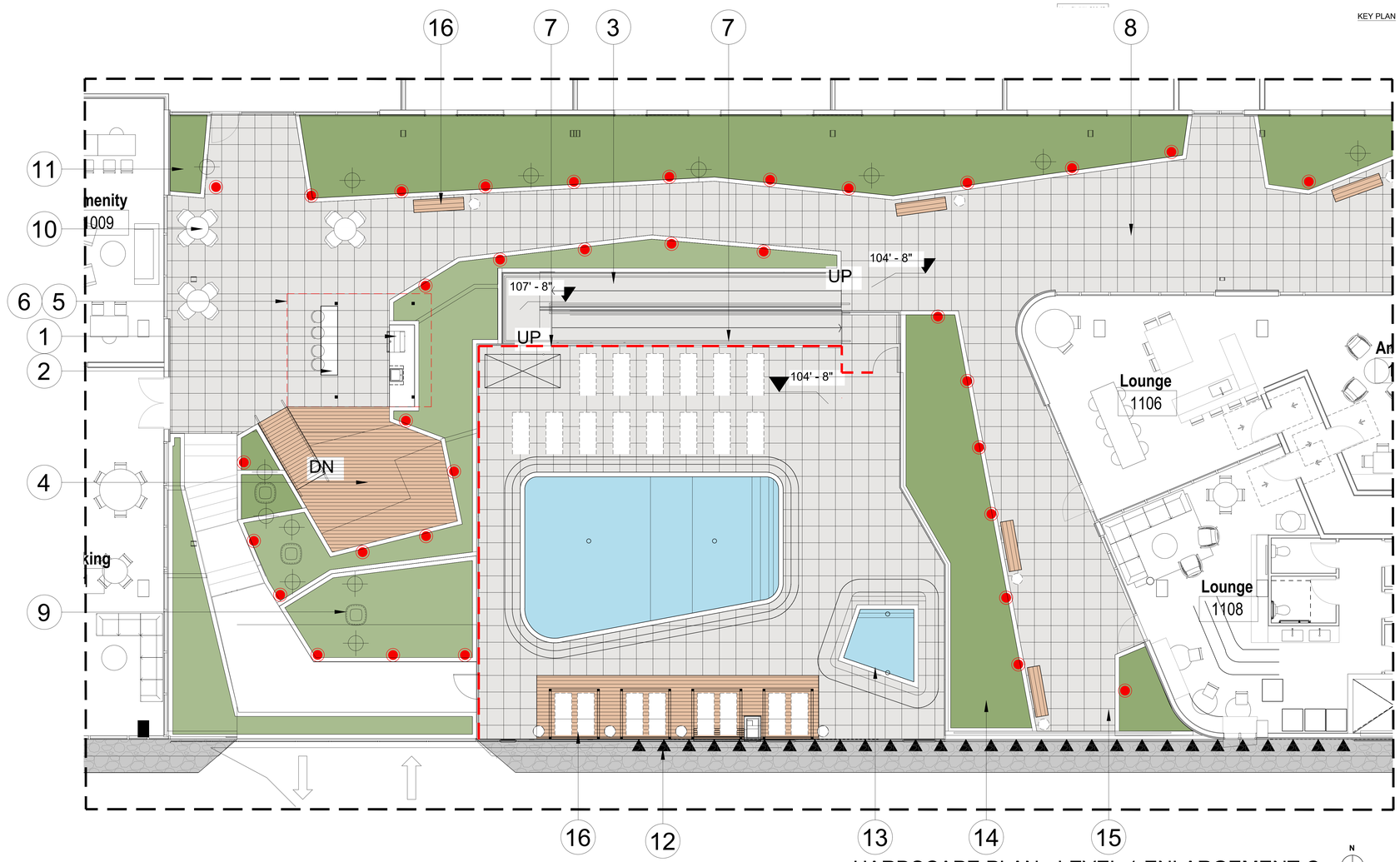
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT B

LC-1B



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT C
SCALE: 3/16" = 1'-0"

N

Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

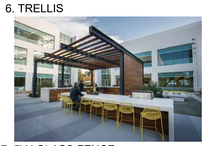
LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEYNOTES:

1. BBQ

2. BAR
3. RAMP
4. WOOD DECK
5. CANTILEVER TRELLIS
6. TRELLIS



7. 5' H GLASS FENCE
8. PASEO

9. SQUARO POT
10. TABLE W/ CHAIRS
11. BUILT-IN PLANTER
12. VINES & PEBBLES LANDSCAPE AREA
13. SPA
14. LANDSCAPE AREA
15. BENCH W/ SIDE TABLE FF&E
16. 6' x 6' DAYBED CABANA

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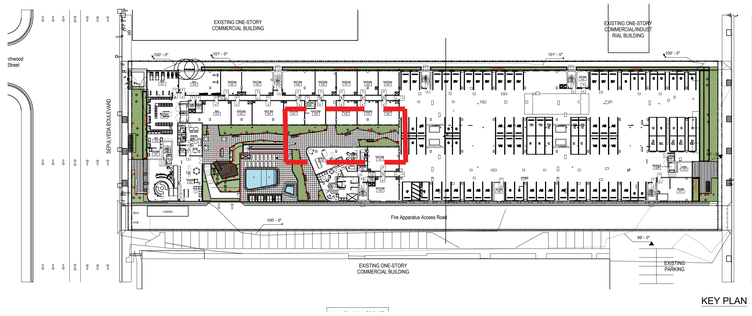
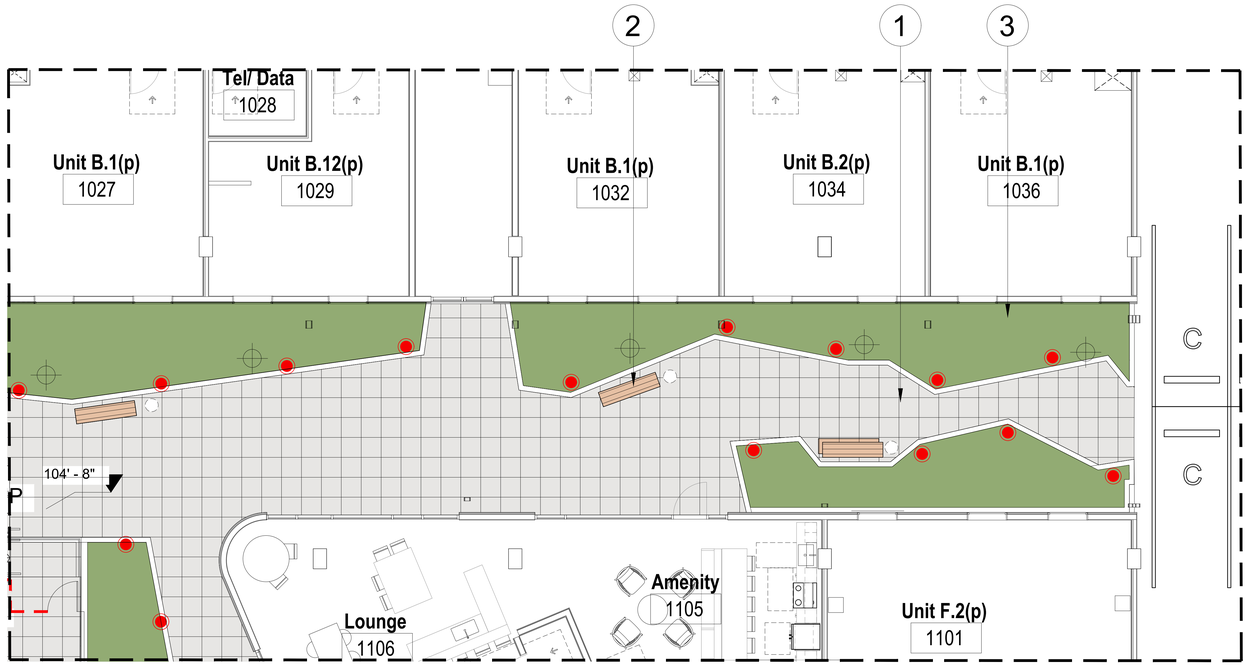
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT C

LC-1C



KEY PLAN



1 HARDSCAPE PLAN - LEVEL 1 ENLARGEMENT D
SCALE: 3/16" = 1'-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

PAVING LEGEND

- CONCRETE PAVING NATURAL COLOR W/ LIGHT TSR
- CONCRETE PAVING MEDIUM GRAY COLOR W/ LIGHT TSR
- CONCRETE PAVING DARK GRAY COLOR W/ LIGHT TSR
- PEDESTAL PAVING
- IPE WOOD TILE
- GRAVEL
- DECOMPOSED GRANITE
- LANDSCAPE AREA

LIGHTING LEGEND

- TREE UPLIGHT VOLT ALL STAR CAST BRASS SPOTLIGHT VAL-2000-4-BBZ
- VOLT ELEVATOR CAST BRASS PATH LIGHT VPL-3024-4-BBZ

KEY NOTES

1. PASEO W/ PEDESTAL PAVING SYSTEMM

2. BENCH W/ SIDE TABLE FF&E
3. METAL PLANTER

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9	25% Construction Document	08.19.2022

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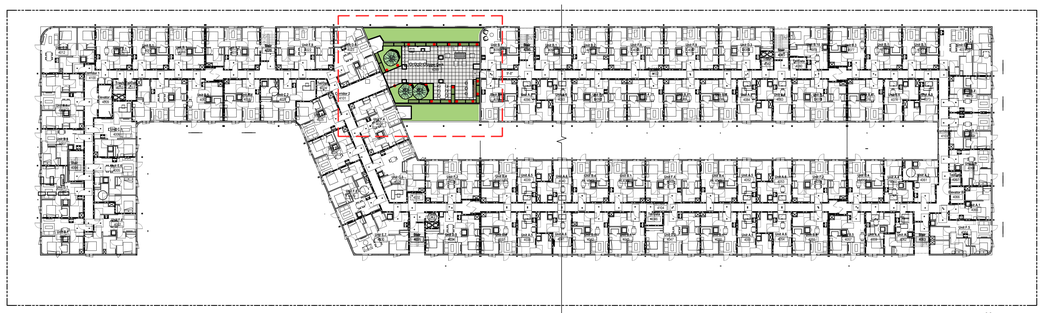
HARDSCAPE PLAN
- LEVEL 1
ENLARGEMENT D

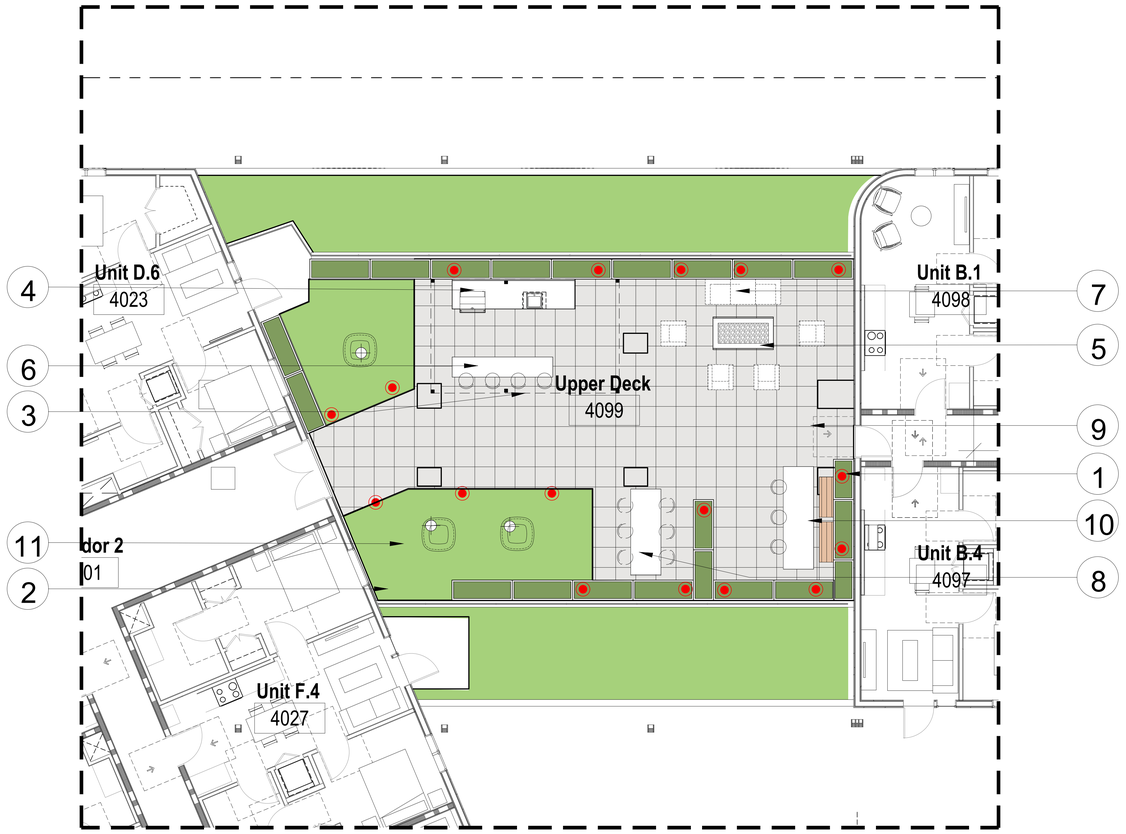
LC-1D



1 KEYPLAN - LEVEL 4 DECK
SCALE: 1" = 30'-0"

N

0 30' 60'
Scale: 1" = 30'-0"



1 HARDSCAPE PLAN - LEVEL 4 DECK
SCALE: 3/16" = 1'-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

KEY NOTES

1. FIBERGLASS PLANTER

2. GREEN ROOF

3. TRELLIS

4. BBQ

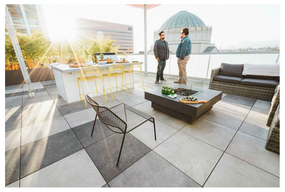
5. FIREPIT

6. BAR

7. LOUNGE SEATING

8. DINING TABLE

9. TILE TECH COOL ROOF PEDESTAL PAVERS



10. TABLE & CHAIRS W/ BENCH

11. 40" SQUARO POTS

TREE UPLIGHT

LED PATH LIGHT

PAVING LEGEND

24"X24"X 3/8 TILE TECH PEDESTAL PAVING
COOL ROOF SERIES PORCELAIN. PAVERS
COLOR: COOL GRAY
FINISH: TEXTURED FINISH
WWW.TILETECHPAVERS.COM

GREEN ROOF

PLANTING

LIGHTING LEGEND

TREE UPLIGHT
VOLT ALL STAR CAST BRASS SPOTLIGHT
VAL-2000-4-BBZ

VOLT ELEVATOR CAST BRASS PATH LIGHT
VPL-3024-4-BBZ

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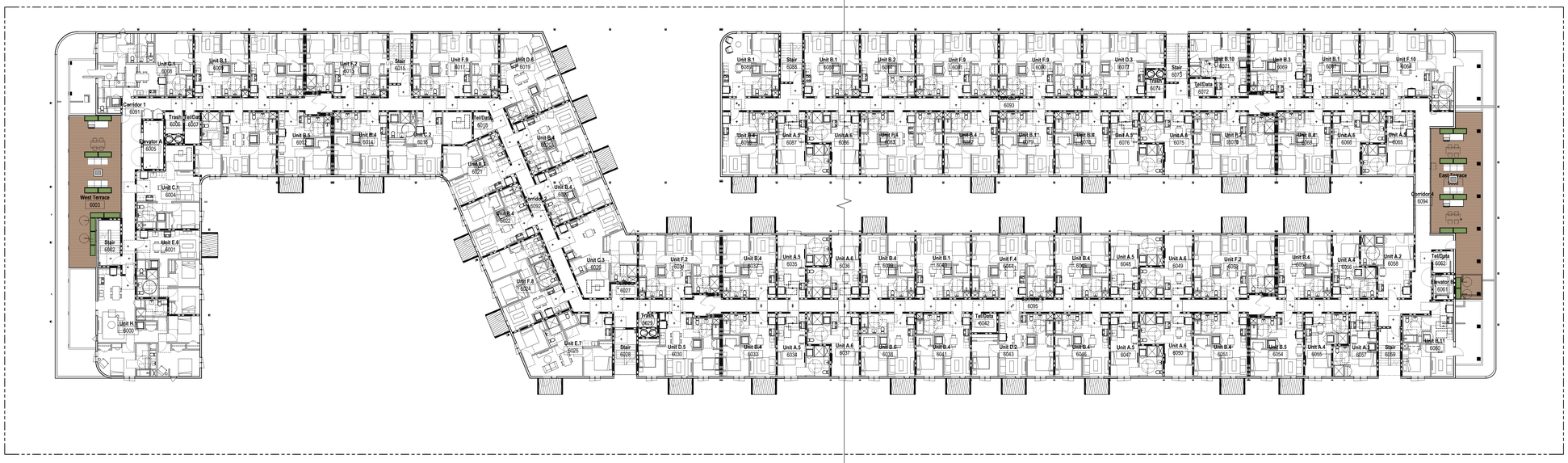
HARDSCAPE PLAN
- LEVEL 4 DECK

LC-2



1 OVERALL HARDSCAPE PLAN - LEVEL 6
SCALE: 1/16" = 1'-0"

N

Scale: 1/16" = 1'-0"

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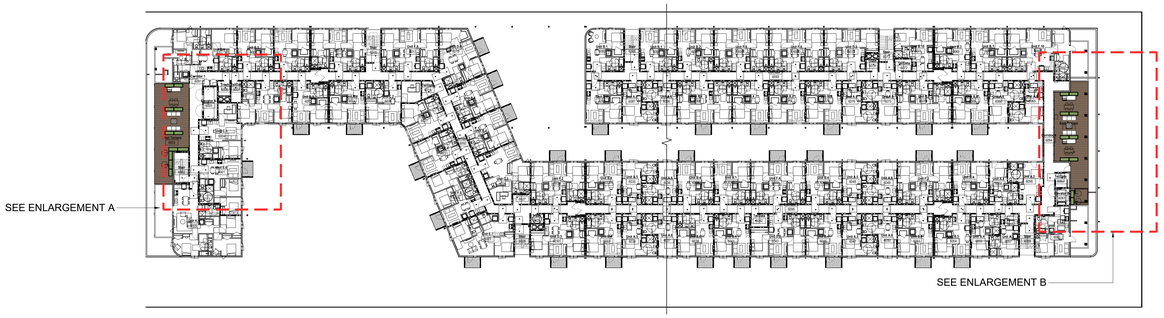
OVERALL
HARDSCAPE PLAN
- LEVEL 6

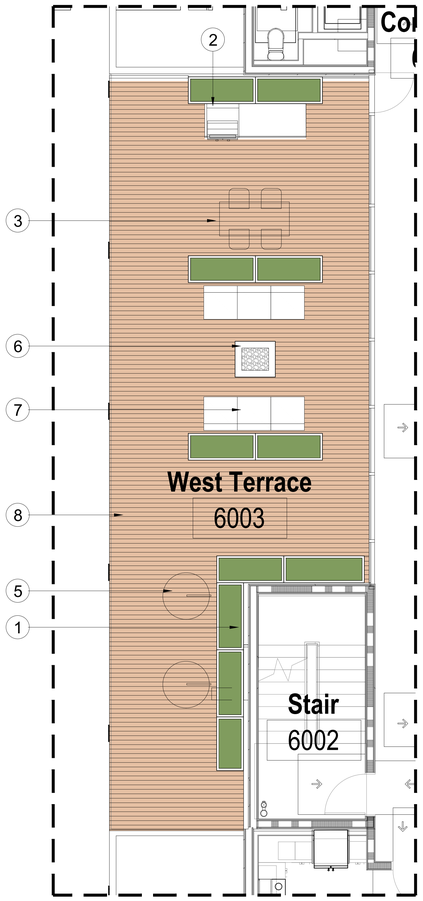
LC-3



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"

N

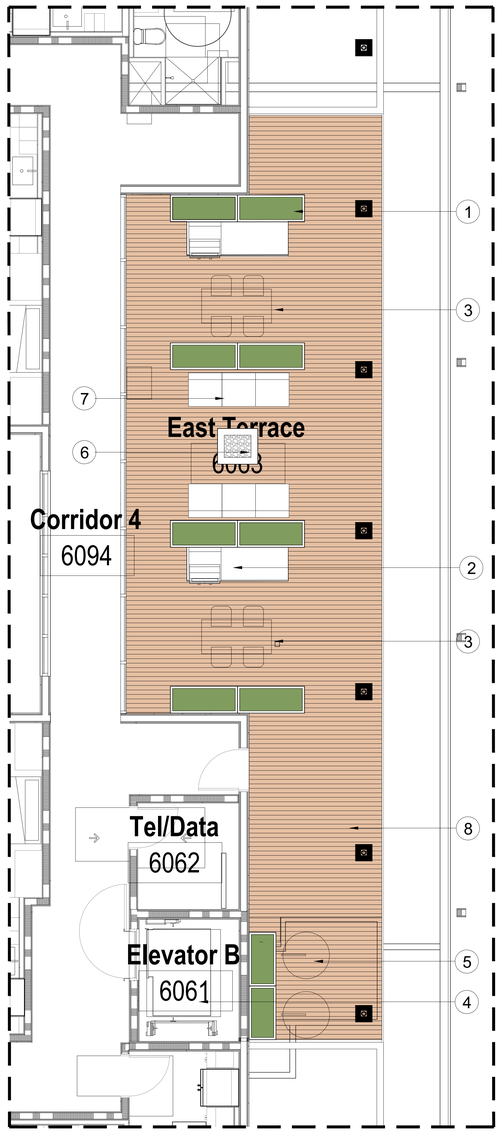
0 30' 60'
Scale: 1" = 30'-0"



2 HARDSCAPE PLAN - WEST DECK
SCALE: 1/4" = 1'-0"

N

Scale: 1/4" = 1'-0"



3 ENLARGEMENT B
SCALE: 1/4" = 1'-0"

N

Scale: 1/4" = 1'-0"

KEY NOTES

1. FIBERGLASS PLANTER

2. BBQ

3. DINING TABLE
4. ELEVATOR
5. NEST HANGING CHAIR FF&E

6. FIRE PIT
7. OUTDOOR LOUNGE SEATING

8. TILE TECH PEDESTAL PAVING
   IPE WOOD TILE

PAVING LEGEND

- 24"X24" TILETECH PEDESTAL PAVING
  IPE WOOD TILE
  www.tiletechpavers.com
- 24"X24" TILETECH PEDESTAL PAVING
  COOL ROOF SERIES PORCELAIN. PAVERS
  COLOR: COOL GRAY
  FINISH: TEXTURED FINISH
  www.tiletechpavers.com
- SYNTHETIC GRASS
- PLANTING

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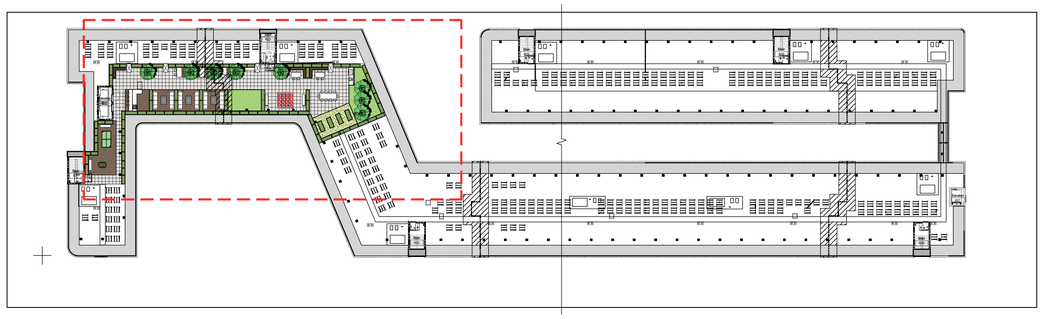
HARDSCAPE PLAN
- LEVEL 6

LC-3A



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"

2 HARDSCAPE PLAN - ROOF DECK
SCALE: 3/16" = 1'-0"

KEY NOTES

1. FIBERGLASS PLANTER

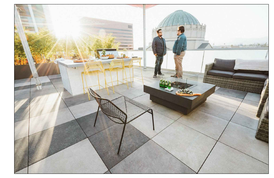
2. PREFAB BBQ CABINET SYSTEM

3. BUILT-IN BAR
4. ELEVATOR
5. TABLE & CHAIRS
6. FIREPIT

7. 40" SQUARO POTS

8. GREENROOF W/ ALUMINUM EDGING

9. DINING TABLE
10. TILE TECH COOL ROOF PEDESTAL PAVERS



11. LOUNGE SEATING

12. SYNTHETIC GRASS
13. FOOSBALL
14. PING PONG TABLE
15. VEGETABLE PLANTERS
16. PREFAB BENCH, FF&E
17. ADA ACCESS
18. TILETECH IPE WOOD TILE ON PEDESTAL
19. LARGE CHECKER BOARD

PAVING LEGEND

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IPE WOOD TILE
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24"X24" TILETECH PEDESTAL PAVING
COOL ROOF SERIES PORCELAIN. PAVERS
COLOR: COOL GRAY
FINISH: TEXTURED FINISH
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SYNTHETIC GRASS

PLANTING

LIGHTING LEGEND

TREE UPLIGHT
VOLT ALL STAR CAST BRASS SPOTLIGHT
VAL-2000-4-BBZ

VOLT ELEVATOR CAST BRASS PATH LIGHT
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www.sqlainc.com

25% Construction Document 08/19/2022

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% Construction Document	08.19.2022

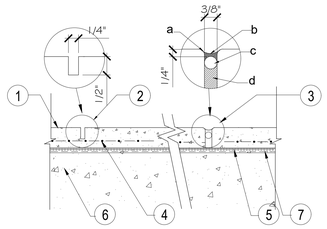
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

SQLA #22155

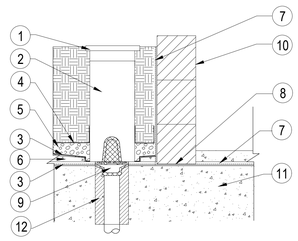
HARDSCAPE PLAN
- ROOF DECK

LC-4



KEYNOTES
1. CONCRETE PAVING
2. SAW CUT JOINT
3. EXPANSION JOINT
   a. 1/4" TOOLED RADIUS
   b. CAULKING, COLOR TO MATCH CONC. PAVING. CONTRACTOR SWEEP SAND INTO CAULK JOINTS WHILE CALUKING IS STILL PAILABLE.
   c. BACKER ROD
   d. 3/8" FELT STRIP
4. 6" x 6"-10/10 W.W.M.
5. MIRADRAIN 9000
6. STRUCTURAL SLAB
7. WESTERN LM-60 LIQUID APPLIED URETHANE RUBBER MEMBRANE

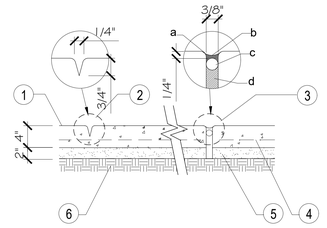
3 CONC. PAVING - OVER STRUCTURE
SCALE: NTS



KEYNOTES
1. 10" ROUND GRATE CLEAN OUT COVER
2. 6" DIA PVC PIPE W/ PERFORATED BOTTOM 3' OF PIPE
3. WATERPROOFING & & PROTECTION BOARD
4. FILTER FABRIC
5. DRAIN GRAVEL
6. TOPPING SLAB, SLOPE TO DRAIN
7. DRAINAGE MAT OVER WATERPROOFING.
8. CEMENTITIOUS CONTINUOUS WATERPROOFING UNDER BLOCK WALL & 6" BEYOND EA. SIDE OF WALL
9. SMITH 2671T PLANTER DRAIN, W/ WATERPROOFING OVER THE FLASHING COLLAR
10. 6" X 8" X 16" CMU BLOCK W/ STUCCO FINISH TO MATCH BUILDING
11. STRUCTURAL SLAB PER ARCHITECT PLAN
12. CAN OUT FOR DRAIN, SEAL TOP WITH WATER STOP OR EQUAL FILL WITH QUICK SETTING CEMENT

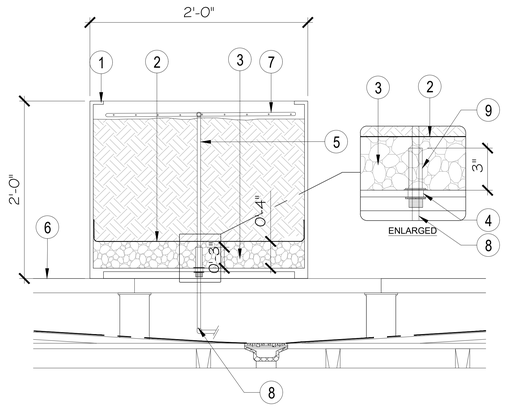
NOTE
1. 10" ROUND GRATE SHALL BE NDS #1050 GREEN, AVAILABLE FROM THE NDS. COMPANY (800) 726-1994

2 PLANTER DRAIN
SCALE: NTS



KEYNOTES
1. CONC. PAVING, COLOR & FINISH PER SITE PLAN
2. SCORE JOINT
   A. 1/4" TOLLED RADIUS
3. EXPANSION JOINT
   A. 1/4" TOLLED RADIUS
   B. CAULKING, COLOR TO MATCH CONC. PAVING. CONTRACTOR SWEEP SAND INTO CAULK JOINTS WHILE CALUKING IS STILL PLIABLE.
   C. BACKER ROD
   D. 3/8" FELT STRIP
4. 6"X6"-10/10 W.W.M.
5. 2" SAND BASE
6. COMPACTED SUBGRADE

1 CONC. PAVING W/ SCORE JOINTS (ON GRADE)
SCALE: NTS



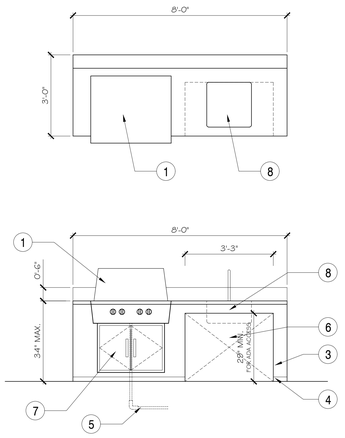
KEY NOTES:
1. B2G FIBERGLASS PLANTER
   MODEL: DIVIDUM SERIES 3045
   COLOR: MATTE GRAY
   FINISH: SMOOTH FINISH
   CONTACT: PAOLA ROGRIGUEZ
   EMAIL : INFO@BACK2GARDEN.COM
2. FILTER FABRIC
3. GRAVEL
4. 1-1/2" BULKHEAD FITTING W/ GASKET

   AVAILABLE FROM
   www.bulkreefsupply.com
5. 1/2" PVC IRRIGATION SUPPLY LINE
6. PEDESTAL PAVER SYSTEM
7. 1/2" DRIPLINE
8. IRRIGATION SUPPLY LINE
9. 1-1/2" DIA. SCH.40 PVC OVERFLOW PIPE

DIVIDUM SERIES 3045

COLOR GY-01-05

5 B2G PREFAB PLANTER
SCALE : 1-1/2"=1'-0"



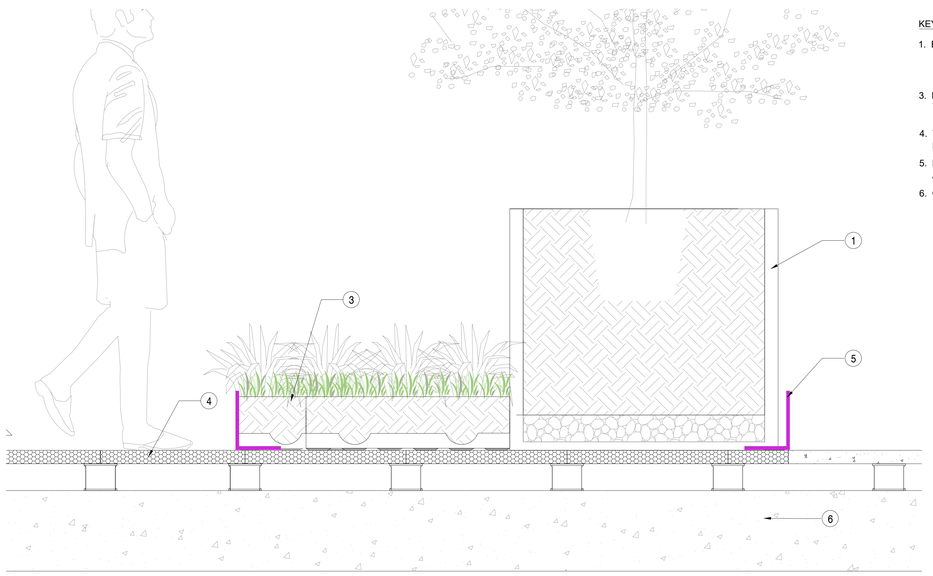
KEYNOTES
1. BBQ UNIT 36" GAS GRILL AMERICAN OUTDOOR GRILL L-SERIES www.americanoutdoorgrill.com
2. GRANITE COUNTER TOP OVER WONDER BOARD (SEAL GRANITE TOP)
3. CEMENT BOARD W/ STUCCO FINISH TO MATCH BUILDING
4. STUCCO STOP
5. GAS LINE
6. ACCESSIBLE 34" MAX AFF. (OPENING FOR H/C ACESS)
7. STAINLESS STEEL DOUBLE ACCESS DOOR AD5-2820 VIKING RANGE COPORATION www.vikingrange.com
8. SINK WITH COVER SUNSTONE 20" ADA

BBQ UNIT 36" GAS GRILL

STAINLESS STEEL DOOR

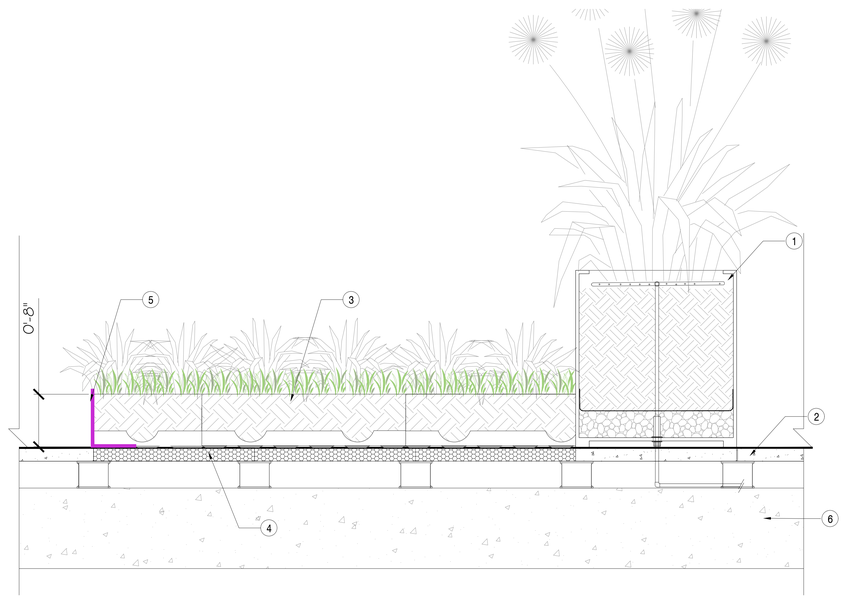
NOTE : PROVIDE GAS CONNECTION TO BBQ UNIT.

4 BBQ (SKY DECK)
SCALE : 1/2"=1'-0"



KEYNOTES
1. B2G 30" SQUARO POT
3. B3G 8"H. GREEN ROOF TRAY ON TILE TECH TRAY SYSTEM
4. TILE TECH WIND UPLIFT PAVER TRAYS SYSTEM
5. PERMALOC GEOEDGE ALUMINUM EDGING
6. CONCRETE SLAB

7 B2G GREEN ROOF ON TILE TECH TRAY SYSTEM
SCALE : 1-1/2"=1'-0"



KEYNOTES
1. B2G 24"W X 24"H FIBERGLASS PLANTER

2. TILE TECH PEDESTAL PAVING COOL-ROOF™ CONCRETE SERIES COLOR: TERRAZZO COOL GRAY
3. B3G 8"H. GREEN ROOF TRAY ON TILE TECH TRAY SYSTEM CONTACT : PAOLA RODRIGUEZ EMAIL : INFO@BACK2GARDEN.COM
4. TILE TECH WIND UPLIFT PAVER TRAYS SYSTEM
5. PERMALOC GEOEDGE ALUMINUM EDGING
6. CONCRETE SLAB

6 B2G GREEN ROOF MODULE SYSTEM ON TILE TECH TRAY SYSTEM
SCALE : 1-1/2"=1'-0"

W.PA
works progress architecture

811 SE Stark Street, Suite 210
Portland OR, 97214
(503) 234-2945
www.worksarchitecture.net

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REGISTERED LANDSCAPE ARCHITECT — SAMUEL KYUN KIM — No. 2249 — Signature — Renewal Date 08-31-2023 — STATE OF CALIFORNIA

SQLA INC
Landscape Architects
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BREA, CA. 92821
la@sqlainc.com
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F. 562-903-0880
www.sqlainc.com

25% Construction Document 08/19/2022

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SQLA #22155

HARDSCAPE DETAILS

LD-1

permaloc
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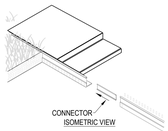
13505 BARRY ST
HOLLAND, MI 49424
TOLL FREE: 1-800-356-9660
PHONE: (616) 399-9600
FAX: (616) 399-9770
www.permaloc.com

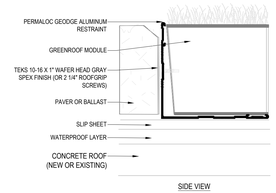
☐ SELECT DESIRED SIZE (IN 8' (2.44 M) LENGTHS WITH .25" (6.35 MM) THICK EXPOSED TOP LIP):

- ☐ 3" X 3.25" (76 MM X 83 MM)
- ☐ 3.5" X 4.5" (89 MM X 114 MM)
- ☐ 4" X 3.25" (102 MM X 83 MM)
- ☐ 4.25" X 3.25" (108 MM X 83 MM)
- ☐ 4.5" X 3.25" (114 MM X 83 MM)
- ☐ 4.5" X 4.5" (114 MM X 114 MM)
- ☐ 5.5" X 6.5" (140 MM X 165 MM)
- ☐ 6.5" X 5.5" (165 MM X 140 MM)
- ☐ 7.5" X 8.5" (191 MM X 216 MM)
- ☑ 8.5" X 7.5" (216 MM X 191 MM)



☐ SELECT DESIRED FINISH:

- ☐ MF - MILL FINISH-NATURAL ALUMINUM
- ☑ BL - BLACK DURAFLEX - ELECTROSTATICALLY APPLIED BAKED ON PAINT, MEETS AAMA 2603



NOTES:
1. INSTALL PER MANUFACTURER'S "INSTALLATION GUIDELINES".
2. 8'-0" (2.44 M) SECTIONS CONNECTED WITH 2 - 2.75" (70 MM) SLIDING CONNECTOR.
3. CORNERS: REMOVE BASE TABS AND FORM A CONTINUOUS CORNER.
4. PERMALOC GEODEGE AS MANUFACTURED BY PERMALOC CORPORATION.
5. DO NOT SCALE DRAWING.
6. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
7. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.
8. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info AND ENTER REFERENCE NUMBER 006-069.

GEOEDGE ALUMINUM GREEN BUILD EDGING

EDGING FOR MODULAR GREEN ROOF SYSTEM CAD FILES GE-3

006-069 REVISION DATE 11/25/2014

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12 GREEN ROOF ALUMINUM EDGING
SCALE : N.T.S

Green Roof Trays

SIZE: 20" x 20" x 8"h

MATERIAL: HDPE (HIGH-DENSITY POLYETHYLENE)

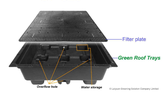
FINISHING: PE COATED

DESCRIPTION: ROOF GREENING PLASTIC FLOWER CONTAINER

FEATURE: ECO-FRIENDLY

APPLICATION: GREEN ROOF, GARDEN, LANDSCAPE

GF-520



FOR SALE INQUIRY PLEASE CONTACT: AMBER URENA EMAIL: info@back2garden.com TEL: (213) 332-8573 B2G, INC.

11 B2G GREEN ROOF
SCALE : N.T.S

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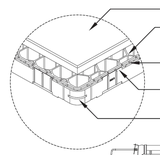
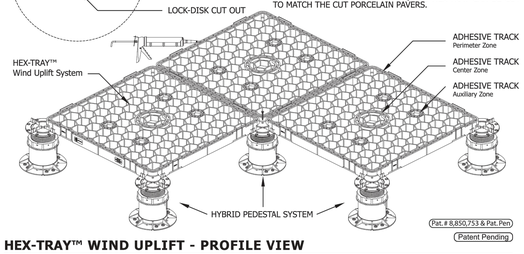
Toll Free: 888-380-5575 Fax: 213-380-5561

HEX-TRAY™ WIND UPLIFT SYSTEM

PAVER WIND-UPLIFT SYSTEM DETAILS. PLAN AND PROFILE VIEW



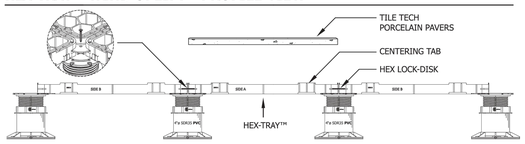
HEX-TRAY™ WIND UPLIFT SYSTEM COMPONENTS INCLUDES A HONEYCOMB STRUCTURAL TRAY WITH 3 ADHESIVE TRACK; PERIMETER, CENTER AND AUXILIARY ZONES. A HEX LOCK DISK, HEX 2MM SPACER TABS AND USER SUPPLIED 1-½" BLACK RUST PROOF SCREWS IN ADDITION TO CHEM-LINK™ M1 ROOFING ADHESIVE. PRE ASSEMBLE AND ADHERE THE PORCELAIN PAVERS TO THE HEX-TRAY™ USING CHEM-LINK™ M1 APPLIED TO THE ADHESIVE TRACK ON THE HEX-TRAY. THE PERIMETER ZONE IS THE MOST COMMON ADHESIVE TRACK. POSITION AND LEVEL HYBRID PEDESTAL SYSTEM ON TO GRID / CHALK LINES AND PLACE ASSEMBLED HEX-TRAY™ ON TO PEDESTAL SYSTEM. LEVEL & SECURE FOUR ADJACENT CORNERS TO PEDESTAL SYSTEM USING HEX-LOCK DISK AND SECURE WITH DECK SCREW. AT TERMINATION POINTS AND WALLS, THE HEX-TRAY CAN BE CUT TO MATCH THE CUT PORCELAIN PAVERS.



Pat. # 8,850,753 & Pat. Pen

Patent Pending

HEX-TRAY™ WIND UPLIFT - PROFILE VIEW



GENERAL NOTES: APPLY TO ALL OF THE ABOVE PRODUCTS
1. INSTALLATION MUST BE COMPLETED IN ACCORDANCE WITH TILE TECH INC PRODUCT SPECIFICATIONS.
2. DRAWING NOT TO SCALE.
3. USE OF BUFFER PADS IS MANDATORY.
4. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.TILETECHPAVERS.com

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10 TILE TECH WIND LIFT TRAY SYSTEM
SCALE : N.T.S

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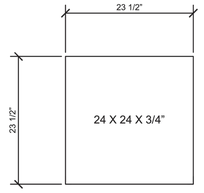
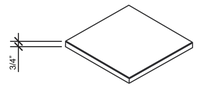
PORCELAIN PAVER DETAILS

24" x 24" x 3/4"

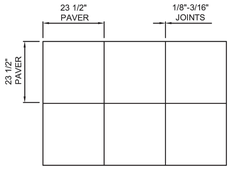


TOP VIEW

SIDE VIEW



ISOMETRIC VIEW



SQUARE LAYOUT

☑ SELECT DESIRED PORCELAIN PAVER STYLE:

- ☐ PORCE-PLANK SERIES
  - ☐ MOCHA-PLANK ☐ NATURAL-PLANK
- ☐ PORCE-RUSTICA SERIES
  - ☐ RUSTIC-MAPLE ☐ RUSTIC-OAK
  - ☐ RUSTIC-GRAY
- ☐ PORCE-STONE SERIES
  - ☐ GLACIER-STONE ☐ SAND-STONE
  - ☐ GRAY-STONE ☐ BLACK-STONE
  - ☐ TRAVERTINE PEARL ☐ TRAVERTINE TAN
  - ☐ SEASHELL COOL ☐ SEASHELL TAN

GENERAL NOTES: APPLY TO ALL OF THE ABOVE PRODUCTS
1. INSTALLATION MUST BE COMPLETED IN ACCORDANCE WITH TILE TECH PRODUCT SPECIFICATIONS.
2. DRAWING NOT TO SCALE.
3. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.TILETECHPAVERS.com

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9 TURF TRAY SYNTHETIC TURF
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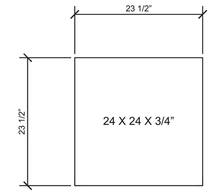
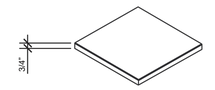
PORCELAIN PAVER DETAILS

24" x 24" x 3/4"

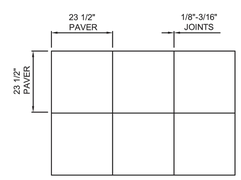


TOP VIEW

SIDE VIEW



ISOMETRIC VIEW



SQUARE LAYOUT

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- ☐ PORCE-PLANK SERIES
  - ☐ MOCHA-PLANK ☐ NATURAL-PLANK
- ☐ PORCE-RUSTICA SERIES
  - ☐ RUSTIC-MAPLE ☐ RUSTIC-OAK
  - ☐ RUSTIC-GRAY
- ☐ PORCE-STONE SERIES
  - ☐ GLACIER-STONE ☐ SAND-STONE
  - ☐ GRAY-STONE ☐ BLACK-STONE
  - ☐ TRAVERTINE PEARL ☐ TRAVERTINE TAN
  - ☐ SEASHELL COOL ☐ SEASHELL TAN

GENERAL NOTES: APPLY TO ALL OF THE ABOVE PRODUCTS
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2. DRAWING NOT TO SCALE.
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14 TERRAZO PEDESTAL TILE
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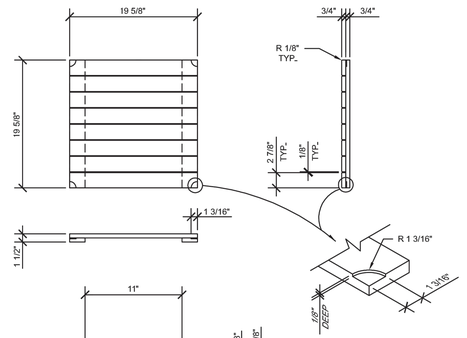
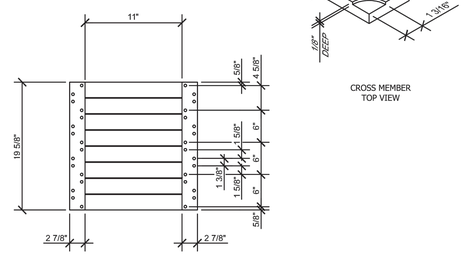
IPE WOOD TILES DETAILS

20" x 20" x 1-1/2"



CROSS MEMBER
TOP VIEW



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2. DRAWING NOT TO SCALE.
3. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.TILETECHPAVERS.COM

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13 TILE TECH IPE WOOD TILE
SCALE : N.T.S

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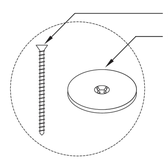
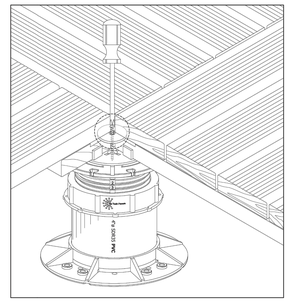
WOOD TILE & PEDESTAL APPLICATION

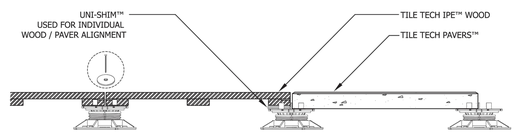
TRANSITION, ALIGNMENT & LOCK DOWN DETAILS



INSERT THE LOCK WASHER IN TO THE KURF CUT BETWEEN THE UPPER SLAT AND BOTTOM RAIL OF 3 WOOD PAVERS. INSERT THE 4th PAVER IN TO THE 4TH CORNER. ONCE ALL 4 PAVERS ARE TIGHTLY IN PLACE INSERT SCREW THROUGH LOCK WASHER AND HAND TIGHTEN IN TO PEDESTAL TOP UNTIL ALL 4 PAVERS ARE SECURELY FASTENED TO THE PEDESTAL. DO NOT OVER TIGHTEN.



IPE WOOD & PAVER TRANSITION AND ALLIGNMENT



GENERAL NOTES: APPLY TO ALL OF THE ABOVE PRODUCTS
1. INSTALLATION MUST BE COMPLETED IN ACCORDANCE WITH TILE TECH PAVERS PRODUCT SPECIFICATIONS.
2. DRAWING NOT TO SCALE.
3. USE OF BUFFER PADS IS MANDATORY.
4. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.TILETECHPAVERS.com

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13 TILE TECH IPE WOOD TILE
SCALE : N.T.S

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Expires
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Renewal Date
09-27-2022
Date
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7	75% Design Development	06.03.2022			

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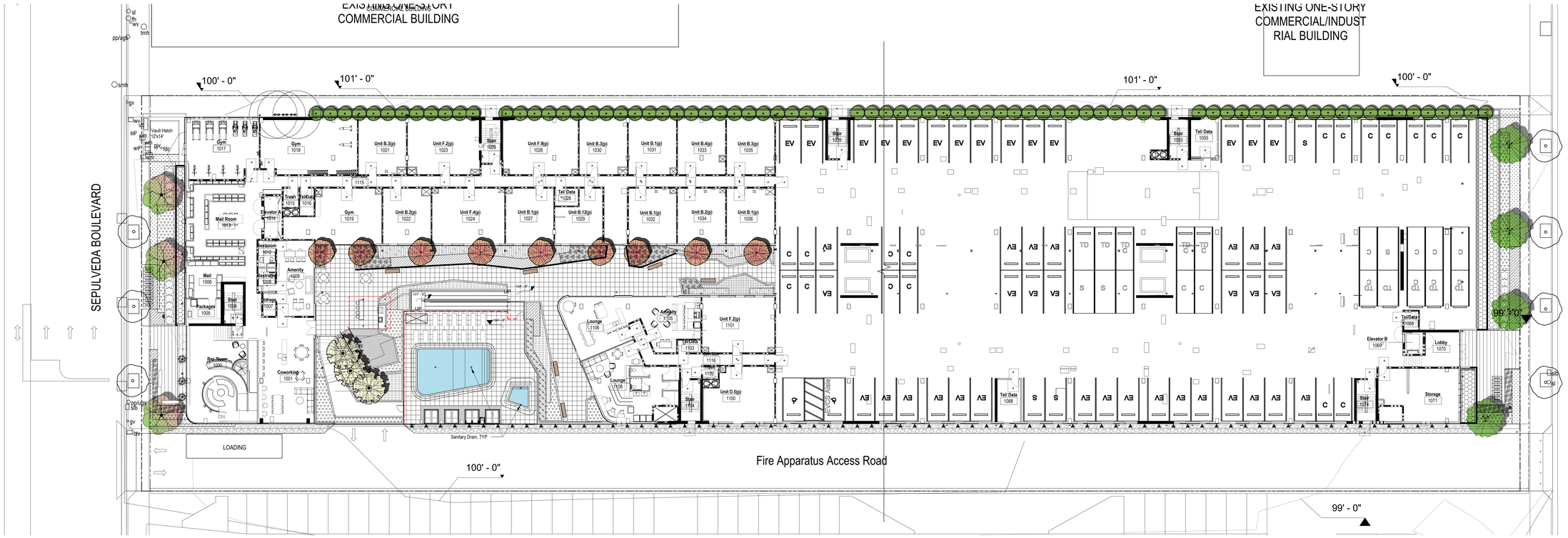
HARDSCAPE DETAILS

LD-2



1 OVERALL PLANTING PLAN - LEVEL 1

SCALE: 1/16" = 1'-0"

N

0 8' 16' 32'

Scale: 1/16" = 1'-0"

PLANTING LEGEND

	TREES	SIZE & QUAN.	WUCOLS
	CHILOPSIS LINEARIS DESERT WILLOW	24" BOX/ 3 EA.	LOW (1)(2)
	GLEDITSIA TRIACANTHOS HONEY LOCUST	24" BOX/ 3 EA.	MODERATE (2)
	ACER PALMATUM 'BLOODGOOD' JAPANESE MAPLE	24" BOX/ 9 EA.	MODERATE
	OLEA EUROPAEA 'SWAN HILLS' FRUITLESS OLIVE	24" BOX/ 4 EA.	LOW (2)
	PRUNUS ILICIFOLIA SSP. LYONII CATALINA CHERRY	24" BOX/ 78 EA.	LOW (1)(2)(3)
	NEW STREET TREE PER CITY'S URBAN FORESTRY DEPARTMENT		

	SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
	HESPERALOE PARVIFLORA RED YUCCA	5 GAL./ 21 EA.	LOW (2)
	AGAVE 'BLUE FLAME' BLUE FLAME AGAVE	5 GAL./ 3 EA.	LOW (1)(2)
	DODONAEA VISCOSA HOPBUSH	5 GAL.@ 30" O.C./ 21 EA.	LOW (2)
	PITTOSPORUM TOBIRA 'VARIEGATED' VARIEGATED JAPANESE MOCK ORANGE	5 GAL.@ 30" O.C./ 91 EA.	MODERATE (2)
	WESTRINGIA FRUTICOSA COAST ROSEMARY	5 GAL.@ 24" O.C./ 45 EA.	LOW (2)
	MUHLENBERGIA CAPILLARIS 'REGAL MIST' PINK MUHLY	1 GAL.@ 24" O.C./ 71 EA.	MODERATE (2)
	FESTUCA MAIREI MAIRE'S FESCUE	1 GAL.@ 24" O.C./ 281 EA.	LOW (2)
	DIANELLA TASMANICA 'VARIEGATED' VARIEGATED FLAX LILY	1 GAL.@ 24" O.C./ 104 EA.	MODERATE
	LAVANDULA ANGUSTIFOLIA ENGLISH LAVENDER	1 GAL.@ 24" O.C./ 117 EA.	LOW (2)
	JUNCUS PATENS 'ELK BLUE' CALIFORNIA GRAY RUSH	1 GAL.@ 24" O.C./ 286 EA.	LOW (1)(2)(3)
	LIRIOPE SPICATA CREEPING LIRIOPE	1 GAL.@ 24" O.C./ 47 EA.	MODERATE
	SENECIO MANDRALISCAE KLEINIA	1 GAL.@ 12" O.C./ 406 EA.	LOW (2)
	LANTANA 'NEW GOLD' TRAILING LANTANA	1 GAL.@ 12" O.C./ 734 EA.	LOW (2)
	VINE	SIZE & QUAN.	WUCOLS
▲	LONICERA JAPONICA 'PURPUREA' PURPLE LEAF HONEY SUCKLE	5 GAL./ 73 EA.	LOW (2)

REMARKS

(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

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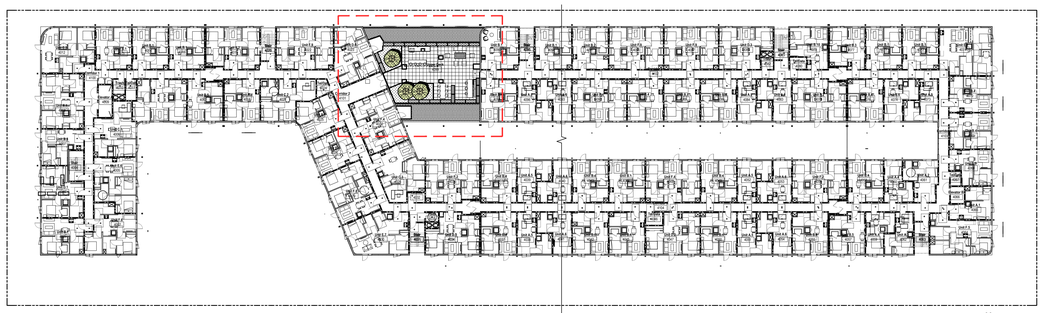
PLANTING PLAN
- LEVEL 1

LP-1



1 KEYPLAN - LEVEL 4 DECK
SCALE: 1" = 30'-0"

N

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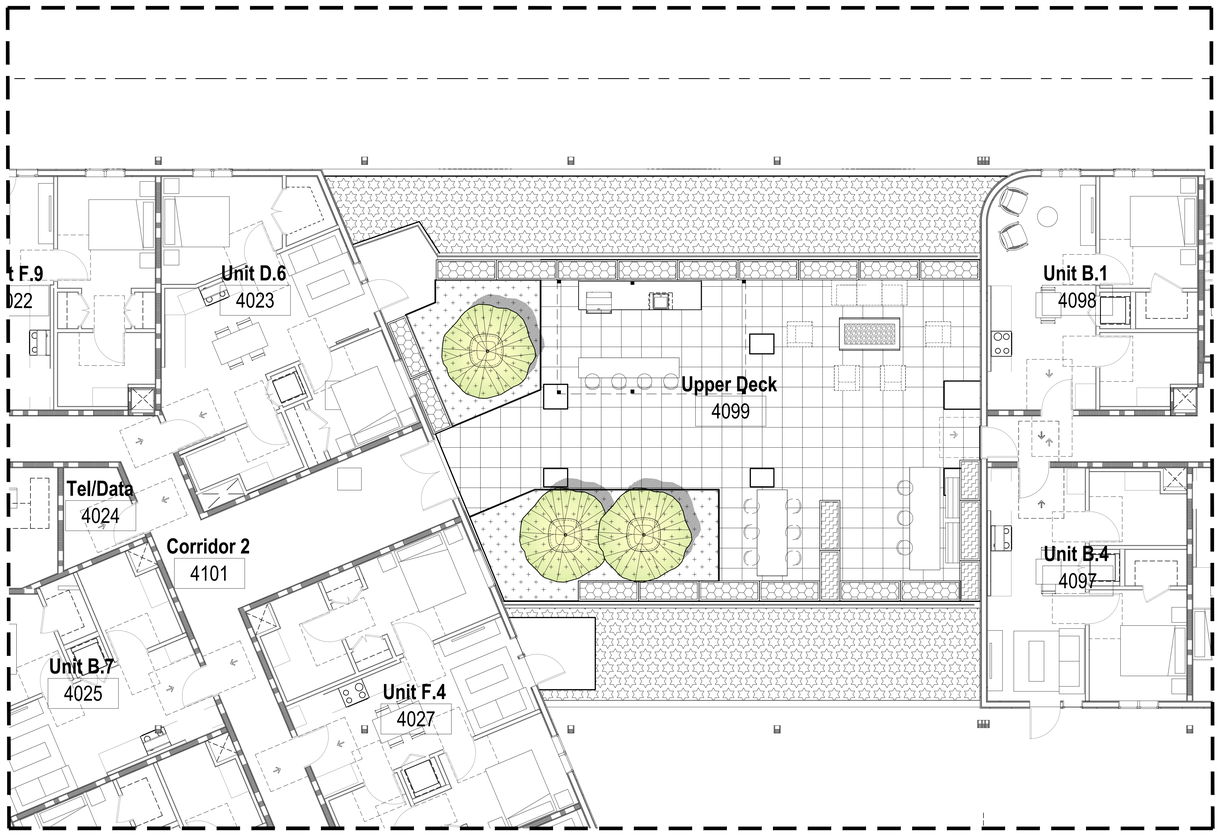
Scale: 1" = 30'-0"



PLANTING LEGEND

TREES	SIZE & QUAN.	WUCOLS
ACER PALMATUM 'SANGOKAKU' CORAL BARK JAPANESE MAPLE	24" BOX / 3 EA.	MODERATE

SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
DIETES BICOLOR FORTNIGHT LILY	1 GAL.@ 24" O.C./ 9 EA.	LOW (2)
DIANELLA REVOLUTA 'LITTLE REV' FLAX LILY	1 GAL.@ 24" O.C./ 209 EA.	LOW (2)
JUNCUS PATENS 'ELK BLUE' CALIFORNIA GRAY RUSH	1 GAL.@ 24" O.C./ 35 EA.	LOW (1)(2)(3)
CAREX DIVULSA BERKELEY SEDGE	1 GAL.@ 18" O.C./ 147 EA.	LOW (1)(2)

REMARKS
(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

1 PLANTING PLAN - LEVEL 4 DECK
SCALE: 3/16" = 1'-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

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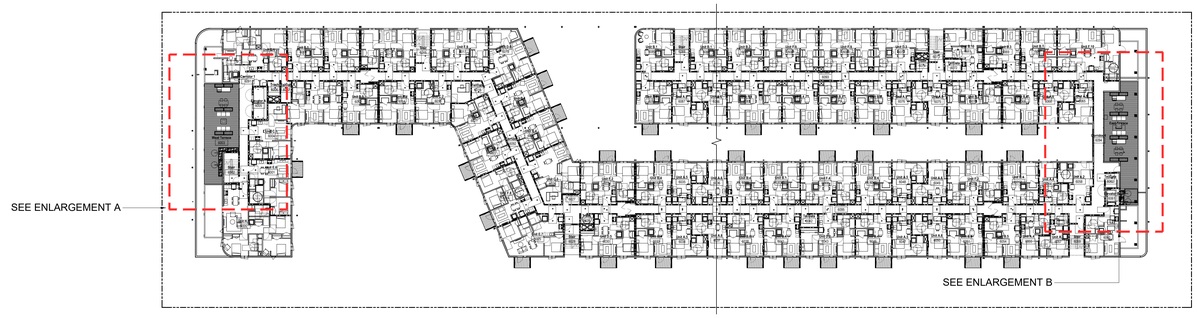
PLANTING PLAN
- LEVEL 4 DECK

LP-2



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"

N

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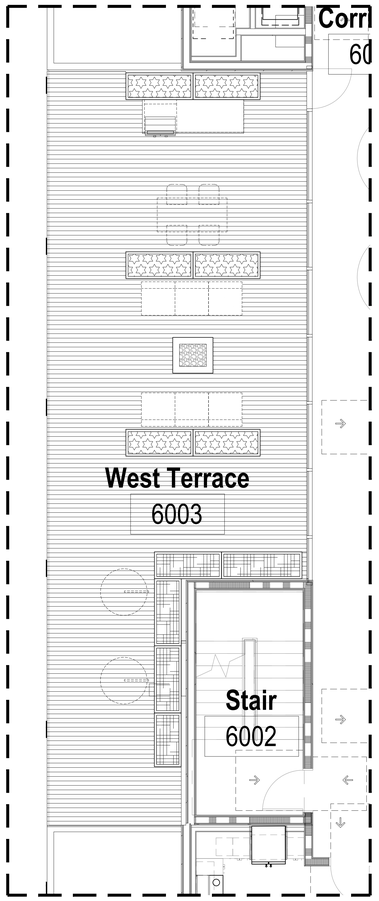
Scale: 1" = 30'-0"



2 ENLARGEMENT A
SCALE: 1/4" = 1'-0"

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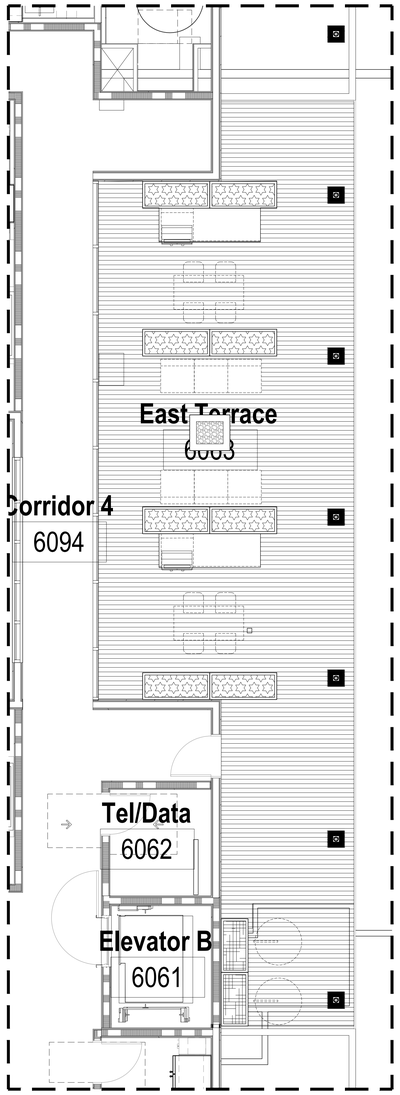
Scale: 1/4" = 1'-0"



3 ENLARGEMENT B
SCALE: 1/4" = 1'-0"

N

0 2' 4' 8'
Scale: 1/4" = 1'-0"

PLANTING LEGEND

	SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
	BUXUS MICROPHYLLA JAPONICA JAPANESE BOXWOOD	5 GAL.@ 24" O.C./ 10 EA.	MODERATE (2)
	PITTOSPORUM TOBIRA 'VARIEGATED' VARIEGATED JAPANESE MOCK ORANGE	5 GAL.@ 24" O.C./ 12 EA.	MODERATE (2)

REMARKS
(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

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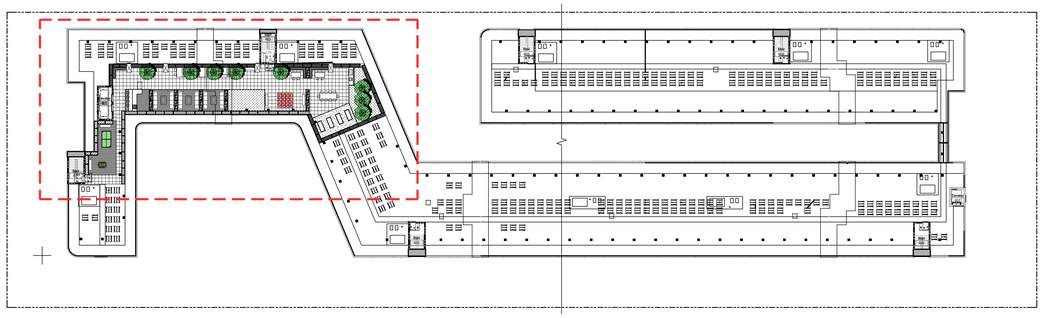
PLANTING PLAN
- LEVEL 6

LP-3



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"

2 PLANTING PLAN - ROOF DECK
SCALE: 3/16" = 1'-0"

PLANTING LEGEND

TREES	SIZE & QUAN.	WUCOLS
OLEA EUROPEA 'SWAN HILLS' FRUITLESS OLIVE TREE	24" BOX / 8 EA.	LOW (2)

REMARKS
(1) CA NATIVE PLANT
(2) WATERSHED WISE PLANT
(3) LA COUNTY RIVER MASTER PLAN PLANT

SHRUBS & GROUND COVERS	SIZE & QUAN.	WUCOLS
DODONAEA VISCOSA HOPBUSH	5 GAL.@ 30" O.C./ 54 EA.	LOW (2)
WESTRINGIA FRUTICOSA COAST ROSEMARY	5 GAL.@ 24" O.C./ 26 EA.	LOW (2)
WESTRINGIA FRUTICOSA 'MUNDI' COAST ROSEMARY	5 GAL.@ 24" O.C./ 17 EA.	LOW (2)
JUNCUS PATENS 'ELK BLUE' CALIFORNIA GRAY RUSH	1 GAL.@ 24" O.C./ 56 EA.	LOW (1)(2)(3)
CAREX DIVULSA BERKELEY SEDGE	1 GAL.@ 18" O.C./ 240 EA.	LOW (1)(2)

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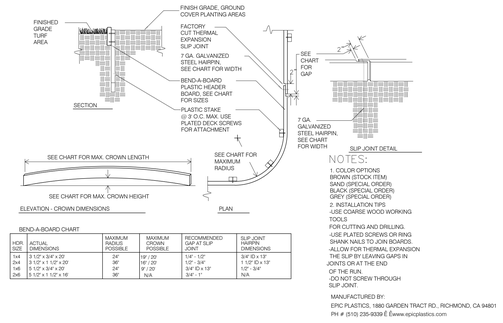
PLANLTING PLAN
- ROOF DECK

LP-4

LANDSCAPE PLANTING NOTES

1. THE LANDSCAPE CONTRACTOR SHALL FURNISH ALL LABOR, EQUIPMENT, MATERIALS AND SERVICES FOR THE COMPLETE INSTALLATION AS DESCRIBED BY THE LANDSCAPE DRAWINGS
2. ANY DEVIATION FROM THE PLAN IS TO HAVE PRIOR WRITTEN APPROVAL BY THE OWNER OR HIS REPRESENTATIVE.
3. THE LANDSCAPE CONTRACTOR IS TO REMOVE ALL WEEDS OR GRASSES (INCLUDING THE ROOTS) EXISTING IN THE PROPOSED GROUND COVER AREA.
4. THE PROPOSED GROUND COVER AREA SHALL RECEIVE THE PRE-EMERGENT HERBICIDE SURFLAN 75W PER MANUFACTURER'S INSTRUCTIONS. APPLICATION OF THIS HERBICIDE SHALL BE DONE BY PERSONNEL LICENSED TO HANDLE AGRICULTURAL CHEMICALS.
5. ROUGH GRADING OTHER THAN THAT NOTED ON THE LANDSCAPE FINISH GRADING IS THE RESPONSIBILITY OF THE LANDSCAPE DRAWINGS IS BY THE GENERAL CONTRACTOR FINISH GRADING WILL CONSIST OF RACKING ALL AREAS TO A SMOOTH GRADE, LOOSENING TO THE SOIL TO A DEPTH OF 6" AND REMOVING ALL ROCKS OR CLODS OF 2" DIAMETER IS INCLUDED. FINISH GRADE IS TO BE 2" BELOW TOP OF ADJACENT CURBS AND SIDEWALKS.
6. ALL LANDSCAPE AREAS ARE TO RECEIVE AN EVEN APPLICATION OF 6 CUBIC YARDS OF NITROGEN MINERALIZED STABILIZED WOOD SAWDUST, 30 POUNDS OF 6N-20P-20K FERTILIZER, 10 LB. OF SOIL SULFUR FOR EACH 1,000 SQUARE FEET. THE ABOVE AMENDMENTS ARE TO BE INCORPORATED UNIFORMLY INTO THE TOP 6" OF SOIL.
7. ALL ROCK OR UNBROKEN SOIL CLODS OVER 1" IN DIAMETER BROUGHT TO THE SURFACE ARE TO BE REMOVED FROM THE SITE.
8. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE HORTICULTURAL SOILS FERTILITY REPORT PRIOR TO SOIL PREPARATION AND PLANT INSTALLATION. SOIL CONDITIONING AMENDMENTS AND PLANTING BACKFILL MIXES SHALL BE IN ACCORDANCE TO SOIL AND PLANT LAB RECOMMENDATIONS. SOIL AND PLANT LAB: (714)-282-8777, 4741 East Hunter Ave. Suite A, Anaheim, CA 92807
9. GROUNDCOVERS ARE TO BE PLANTED SO THAT AFTER SETTLING, THE CROWN OF THE PLANT IS EVEN WITH FINISH GRADE, ROOTS FULLY COVERED WITH SOIL AND FIRMED.
10. WATERING OF PLANTS IS TO TAKE PLACE IMMEDIATELY AFTER PLANTING.
11. A MINIMUM OF 3-INCH LAYER OF MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT TURF AREAS, CREEPING OR ROOTING GROUNDCOVERS, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED
12. AT THE COMPLETION OF ALL PLANTING OPERATIONS, THE PREMISES ARE TO BE LEFT NEAT AND CLEAN. ALL SURPLUS MATERIALS, NURSERY TAGS AND WASTE ARE TO BE REMOVED FROM THE SITE.
13. THE LANDSCAPE CONTRACTOR IS TO MAINTAIN ALL LANDSCAPE AREAS FOR A PERIOD OF THIRTY CALENDAR DAYS FROM THE DATE OF COMPLETION, ESTABLISHED BY THE OWNER OR HIS REPRESENTATIVE. ALL AREAS ARE TO BE KEPT WELL WATERED, FREE OF GRASSES AND TRASH DURING THIS MAINTENANCE PERIOD.
14. AN APPLICATION OF FERTILIZER (16% NITROGEN, 6% PHOSPHORIC, 8% POTASH) IS TO BE MADE JUST PRIOR TO THE COMPLETION OF THE MAINTENANCE PERIOD, OR AT 30 DAYS INTERVALS IF MAINTENANCE PERIOD IS GREATER THAN 30 DAYS.
15. ALL TREES, SHRUBS AND PLANT MATERIAL (OTHER THAN FLATTED MATERIAL) LESS THAN 15 GALLON SIZE SHALL BE GUARANTEED FOR A PERIOD OF 1 MONTH; 15 GALLON SIZE SHALL BE GUARANTEED FOR A PERIOD OF 90 DAYS. ALL MATERIAL LARGER THAN 15 GALLON SIZE SHALL BE GUARANTEED FOR A PERIOD OF 1 YEAR.



BEND-A-BOARD CHART

HDR SIZE	ACTUAL DIMENSIONS	MAXIMUM RADIUS POSSIBLE	MAXIMUM CROWN POSSIBLE	RECOMMENDED GAP IN SLIP JOINT	SLIP JOINT HAIRPIN DIMENSIONS
1x4	3 1/2" x 3/4" x 20'	24"	19" / 20	1/4" - 1/2"	3/4" ID x 13"
2x4	5 1/2" x 1 1/2" x 20'	36"	16" / 20	1/2" - 3/4"	1 1/2" ID x 19"
1x6	5 1/2" x 3/4" x 20'	24"	9" / 20	3/4" ID x 13"	1/2" - 3/4"
2x6	5 1/2" x 1 1/2" x 16'	36"	N/A	3/4" - 1"	N/A

NOTES:
1. COLOR OPTIONS BROWN (STOCK ITEM) SAND (SPECIAL ORDER) BLACK (SPECIAL ORDER) GREY (SPECIAL ORDER)
2. INSTALLATION TIPS -USE COARSE WOOD WORKING TOOLS FOR CUTTING AND DRILLING. -USE PLATED SCREWS OR RING SHANK NAILS TO JOIN BOARDS. -ALLOW FOR THERMAL EXPANSION THE SLIP BY LEAVING GAPS IN JOINTS OR AT THE END OF THE RUN. -DO NOT SCREW THROUGH SLIP JOINT

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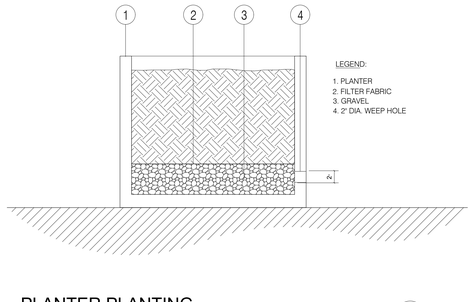
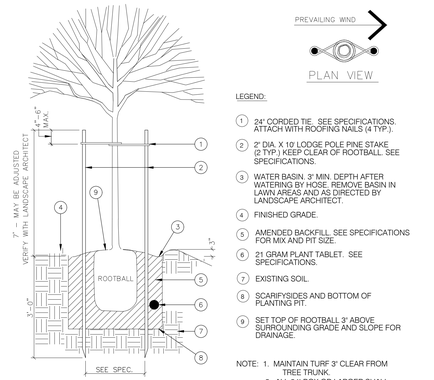
PLASTIC EDGING 4
SCALE: N.T.S.

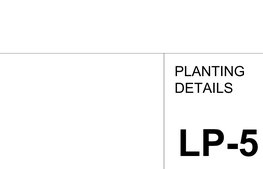


PLANTER PLANTING 5
SCALE: N.T.S.



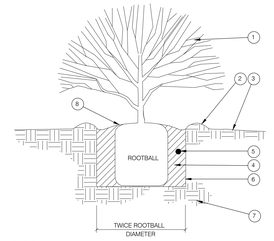
NOTE: 1. MAINTAIN TURF 3" CLEAR FROM TREE TRUNK.
2. ALL 24" BOX OR LARGER SHALL BE DOUBLE STAKED

TREE PLANTING-DOUBLE STAKING 1
SCALE: N.T.S.



LEGEND:
1. LOCATE PLANTS WITH EQUAL SPACING AS INDICATED IN THE PLANTING LEGEND.
2. 1/2 ON-CENTER SPACING.
3. PAVING, CURB, BUILDING, OR HEADER - SHOWING PLANTING AREA LIMIT.
4. A MINIMUM OF 3-INCH LAYER OF MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT TURF AREAS, CREEPING OR ROOTING GROUNDCOVER, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED
GRADE AND SLOPE FOR DRAINAGE.

SHRUBS/ GROUNDCOVER PLANTING 2
SCALE: N.T.S.



LEGEND:
1. SHRUB - CENTER IN PIT.
2. 2" DEEP WATERING BASIN. SEE SPECIFICATIONS.
3. FINISH GRADE.
4. AMENDED BACKFILL. SEE SPECIFICATIONS.
5. PLANTING TABLETS. PLACE IN PIT 2/3 UP FROM PIT BOTTOM. SEE SPECIFICATIONS.
6. SCARIFY SIDES AND BOTTOM OF PLANTING PIT.
7. UNDISTURBED NATIVE SOIL.
8. SET TOP OF ROOTBALL 1" ABOVE SURROUNDING GRADE AND SLOPE FOR DRAINAGE.
9. A MINIMUM OF 3-INCH LAYER OF MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT TURF AREAS, CREEPING OR ROOTING GROUNDCOVER, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED

SHRUBS PLANTING 3
SCALE: N.T.S.

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1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% Construction Document	08.19.2022
3	25% PDPP Submission	04.15.2022			
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6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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PLANTING DETAILS

LP-5

PRUNUS ILLICIFOLIA LYONII
HOLLY-LEAF CHERRY

CHILOPSIS LINEARIS
DESERT WILLOW

OLEA EUROPAEA
'SWAN HILLS'
FRUITLESS OLIVE TREE

ACER PALMATUM
'SANGOKAKU'
CORAL BARK JAPANESE MAPLE

ACER PALMATUM
'BLOODGOOD'
JAPANESE MAPLE

GLEDITSIA TRIACANTHOS
'SHADEMASTER'
HONEY LOCUST

PITTOSPORUM TOBIRA
'VARIEGATED'
VARIEGATED JAPANESE MOCK ORANGE

BUXUS MICROPHYLLA JAPONICA
JAPANESE BOXWOOD

LIRIOPE SPICATA
CREEPING LIRIOPE

JUNCUS PATENS
'ELK BLUE'
CALIFORNIA GRAY RUSH

FESTUCA MAIREI
MAIRE'S FESCUE

DIETES BICOLOR
FORTNIGHT LILY

DODONAEA VISCOSA
HOPBUSH

DIANELLA TASMANICA 'VARIEGATED'
VARIEGATED FLAX LILY

DIANELLA REVOLUTA
'LITTLE REV'
FLAX LILY

MUHLENBERGIA CAPILLARIS
'REGAL MIST'
PINK MUHLY

AGAVE 'BLUE FLAME'
BLUE FLAME AGAVE

HESPERALOE PARVIFLORA
RED YUCCA

WESTRINGIA FRUTICOSA
'MUNDI'
COASTAL ROSEMARY

WESTRINGIA FRUTICOSA
COAST ROSEMARY

LONICERA JAPONICA
'PURPUREA'
PURPLE LEAF HONEY SUCKLE

LANTANA 'GOLD RUSH' OR 'NEW GOLD'
TRAILING LANTANA

SENECIO MANDRALISCAE
KLEINIA

CAREX DIVULSA
BERKELEY SEDGE

LAVANDULA ANGUSTIFOLIA
ENGLISH LAVENDER

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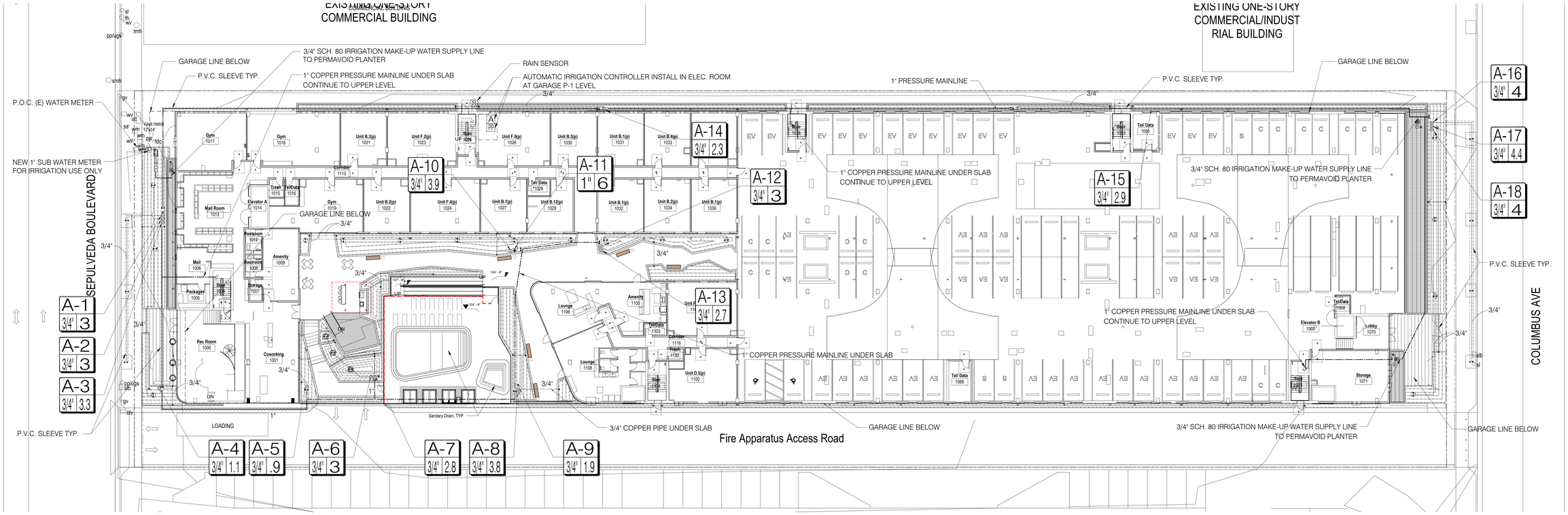
PLANT IMAGES

LP-6



1 OVERALL PLANTING PLAN - LEVEL 1
SCALE: 1/16" = 1'-0"

N

0 8' 16' 32'
Scale: 1/16" = 1'-0"

IRRIGATION LEGEND

- PERMAVOID PLANTER W/ IRRIGATION MAKE-UP WATER SUPPLY LINE
- 1" COPPER PRESSURE MAINLINE UNDER SLAB BY PLUMBER
- PRESSURE MAINLINE - SCH. 40 IPS PVC (SIZE PER PLAN) W/ P.V.C. SLEEVE UNDER IN PAVING
- COPPER PIPE UNDER SLAB BY PLUMBER (SIZE PER PLAN)
- NON-PRESSURE LATERAL - SCH. 40 IPS PVC (SIZE PER PLAN)
- P.V.C. SLEEVE (UNDER IN PAVING), SCH. 40 P.V.C. 2X DIA. OF PIPE. INSTALL SLEEVE UNDER ALL PAVEMENT. (PER PLAN) PLACE WIRES IN MAINLINE SLEEVE
- RAINBIRD LANDSCAPE DRIP XF SERIES XFS-06-18 (SUB SURFACE)
- SUB LANDSCAPE WATER METERS MJ 100B 1" BRASS
- (P) 1" BRONZE WATER PRESSURE REGULATOR ZURN WILKINS 1-500XL
- BFP REDUCED PRESSURE BACKFLOW FEBCO 825-Y 1"
- M MASTER VALVE RAIN BIRD 1" BRASS VALVE
- FS FLOW SENSOR RAIN BIRD FS100B 1" BRASS TEE FLOW SENSOR
- 1" MANUAL SHUT OFF VALVE
- ROOT ZONE WATERING SYSTEM RAINBIRD RWS-MINI 18" TUBE RAINBIRD RWS-M-B-C-1402 (0.5 GPM PER TUBE)
- LOW FLOW CONTROL ZONE KITS W/ PR FILTER RAINBIRD XCZ-075-PRF
- MEDIUM FLOW CONTROL ZONE KITS W/ PR FILTER RAINBIRD XCZ-100-PRF
- 3/4" CONTROL VALVE RAINBIRD 075 - DV
- (F) FLOAT SWITCH BY PERMAVOID
- QCC QUICK COUPLER VALVE - RAINBIRD 33 DRC--3/4"
- (A) WEATHER-BASED AUTOMATIC IRRIGATION CONTROLLER RAINBIRD ESP-ME3 4-22 STATION MODEL W/ PLASTIC WALL-MOUNT CABINET (PER LAMC. 4.304.1) (2)
- (PP) WEATHER-BASED AUTOMATIC IRRIGATION CONTROLLER RAINBIRD ESP-ME3 4-22 STATION MODEL W/ PLASTIC WALL-MOUNT CABINET (PER LAMC. 4.304.1) (2)
- (S) RAINBIRD - RSD-BEx RSD SERIES RAIN SHUT OFF (PER LAMC. 4.304.1) (3)
- VALVE SIZE 1" / G.P.M. 10 — A-1 VALVE SEQUENCE

IRRIGATION NOTES

1. IRRIGATION PLAN IS DIAGRAMATIC. ALL PIPING AND IRRIGATION IMPROVEMENTS SHALL BE LOCATED IN PLANTING AREAS WHEREVER POSSIBLE.
2. DO NOT INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS WHEN THE FIELD CONDITIONS ARE OBVIOUS, THAT OBSTRUCTIONS, GRADE DIFFERENCE AND AREA DIMENSIONS ARE NOT ACCURATE. SUCH DIFFERENCES SHALL BE BROUGHT IT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
3. VALVE BOXES SHALL BE LOCATED 12" FROM THE EDGE OF CURB, WALKWAYS AND VALVE BOXES SHALL BE A MINIMUM OF 12" APART.
4. PROVIDE MINIMUM 18" COVER FROM FINISH GRADE TO TOP OF PIPE, PRESSURE PIPE (MAINLINE), AND 12" COVER FOR NON PRESSURE PIPE, LATERAL LINE.
5. ADJUST ALL SPRINKLER HEADS FOR OPTIMUM PERFORMANCE AND TO PREVENT OVER SPRAY ON TO WALKS, ROADS, AND/OR BUILDINGS INCLUDING SELECTING THE BEST DEGREE OF ARC TO FIT THE EXISTING SITE CONDITIONS.
6. CONTROL WIRES SHALL BE BUNDLED WITH ELECTRICAL TAPE AT 10 FT. ON CENTER AND BURIED BENEATH THE MAINLINE.
7. WIRE CONNECTIONS, ALL SPLICES SHALL BE MADE WITH PEN-TILE OR EQUAL. WIRE CONNECTORS SHALL BE IN VALVE BOXES ONLY.
8. ROUTE ONE EXTRA WIRE WITH A COLOR DIFFERENT THAN THE CONTROL AND COMMON WIRES. ALL WIRE RUNS ARE TO FOLLOW MAINLINE.
9. TRENCHES SHALL BE COMPACTED TO PREVENT SETTLEMENT.
10. IN THE PRESENCE OF THE OWNER'S REPRESENTATIVE:
    - A: PRESSURE TEST MAINLINE UNDER HYDROSTATIC PRESSURE OF 150 PSI FOR A MINIMUM OF 2 HOURS. CONTRACTOR MAY CENTER-LOAD PIPE WITH BACKFILL TO PREVENT ARCHING OR SLIPPING OF PIPE. ALL JOINTS SHALL REMAIN EXPOSED FOR INSPECTION.
    - B: COVERAGE TEST, SHALL BE PERFORMED TO DETERMINE IF THE COVERAGE IS COMPLETED AND ADEQUATE.
11. CONTRACTOR SHALL GUARANTEE WORK AGAINST DEFECTIVE INSTALLATION AND FAULTY PARTS FOR PERIOD OF 12 MONTHS.

CONSTRUCTION NOTES

1. WATER METER AND SERVICE LINE SHALL BE A MINIMUM SIZE OF 1".
2. CONTRACTOR SHALL CONFIRM WATER PRESSURE PRIOR TO INSTALLING THE IRRIGATION SYSTEM AND REQUEST PLAN CHANGE IF PRESSURE IS LOWER THAN THE DESIGN RATING.
3. RIGID PIPE, COPPER TYPE "K" AND/OR BRONZE PIPE SHALL CONNECT THE BACK FLOW TO THE SERVICE LINE.
4. CONTRACTOR SHALL CONTACT UNDERGROUND MODIFICATION SERVICE, "DIG ALERT," PRIOR TO ANY UNDERGROUND ACTIVITY AND REQUEST DRAWINGS OF THE EXISTING SITE UTILITIES.
5. OWNER SHALL PROVIDE AN 1" GATE VALVE AT THE EXISTING WATER SERVICE FOR THE IRRIGATION MAINLINE POINT OF CONNECTION (P.O.C).
6. OWNER SHALL PROVIDE 120 VOLT ELECTRICAL POWER OUTLET AT THE IRRIGATION CONTROLLER LOCATION, CONTRACTOR SHALL MAKE FINAL ELECTRICAL CONNECTION TO THE CONTROLLER.
7. CONTRACTOR SHALL ADHERE TO ALL CAL OSHA REQUIREMENTS, AND PROTECT THE PUBLIC FROM HIS CONSTRUCTION ACTIVITIES.
8. ALL WORK SHALL COMPLY WITH THE LATEST UNIFORM PLUMBING CODES AS WELL AS LOCAL ORDINANCES.
9. CONTRACTOR SHALL PULL ALL WIRES THROUGH CONDUIT FROM STREET LEVEL TO PODIUM LEVEL.
10. ALL CONDUITS SHALL BE COORDINATED WITH GENERAL CONTRACTOR
11. SUBSLAB COPPER PIPES SHALL BE PROVIDED BY PLUMBING CONTRACTOR W/STUB OUT AT PLANTERS.
12. ELECTRICAL CONDUITS FOR CONTROL WIRES TO CONTROLLERS SHALL BE PROVIDED BY THE ELECTRICAL CONTRACTOR.
13. LANDSCAPE CONTRACTOR SHALL PULL WIRES THROUGH EXISTING CONDUIT FROM CONTROLLER LOCATION TO EACH REMOTE CONTROL VALVE ABOVE SLAB.
14. CONTRACTOR SHALL COORDINATE ALL UNDER SLAB WORK WITH GENERAL CONTRACTOR PRIOR TO COMMENCING ANY WORK

NOTES:

--"PRESSURE REGULATING DEVICES ARE REQUIRED IF WATER PRESSURE IS BELOW OR EXCEEDS THE RECOMMENDED PRESSURE OF THE SPECIFIED IRRIGATION DEVICES."

--"CHECK VALVES OR ANTI-DRAIN VALVES ARE REQUIRED ON ALL SPRINKLER HEADS WHERE LOW POINT DRAINAGE COULD OCCUR."

--WATER SUPPLY TYPE: DOMESTIC/ POTABLE WATER.

NOTE:

"AT THE TIME OF FINAL INSPECTION, THE PERMIT APPLICANT MUST PROVIDE THE OWNER OF THE PROPERTY WITH CERTIFICATE OF COMPLETION, CERTIFICATE OF INSTALLATION, IRRIGATION SCHEDULE OF LANDSCAPE AND IRRIGATION MAINTENANCE."

"USELESS CONTRADICTED BY A SOIL TEST, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL."

"FOR SOILS LESS THAN 6% ORGANIC MATTER IN THE TOP 6" OF SOIL, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL."

"A DIAGRAM OF THE IRRIGATION PLAN SHOWING HYDROZONES SHALL BE KEPT WITH THE IRRIGATION CONTROLLER FOR SUBSEQUENT MANAGEMENT PURPOSES."

"A CERTIFICATE OF COMPLETION SHALL BE FILLED OUT AND CERTIFIED BY EITHER THE SIGNER OF THE LANDSCAPE PLANS, OR THE LICENSED LANDSCAPE CONTRACTOR FOR THE PROJECT."

"AN IRRIGATION AUDIT REPORT SHALL BE COMPLETED AT THE TIME OF FINAL INSPECTION."

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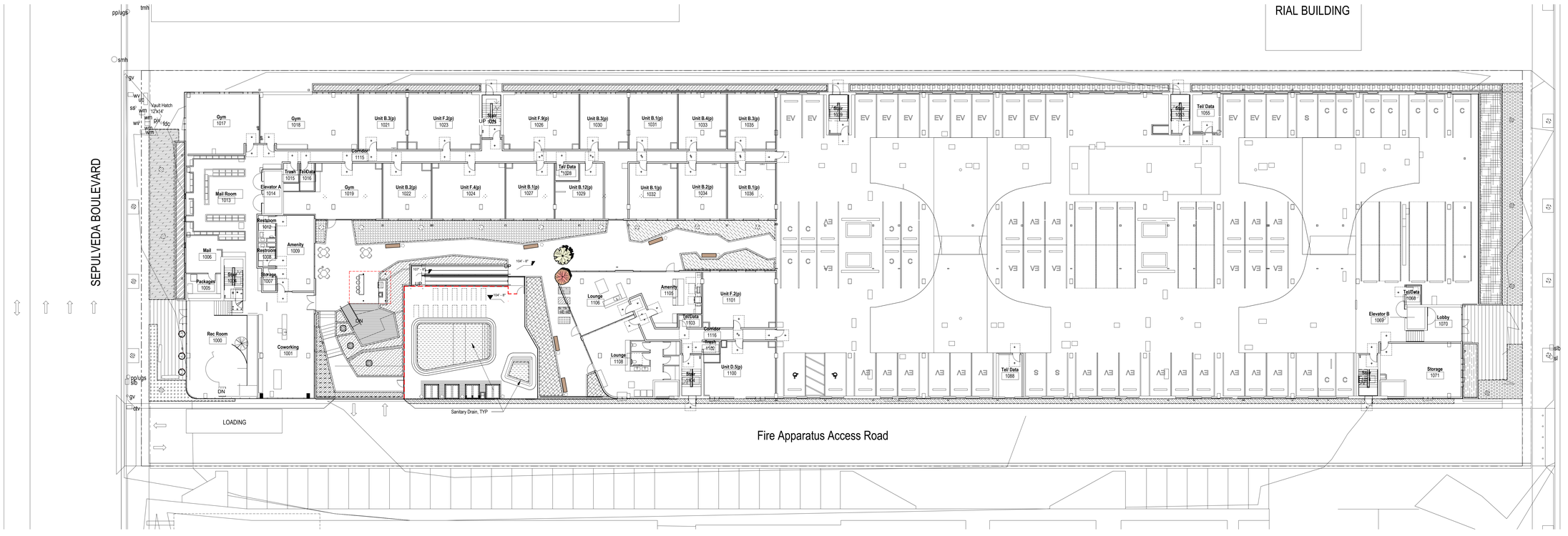
IRRIGATION PLAN
- LEVEL 1

LI-1



1 HYDROZONE PLAN - LEVEL 1
SCALE: 1/16" = 1'-0"

N

HYDROZONE INFORMATION TABLE (LEVEL-1 ONLY)

HYDROZONE *	ZONE OR VALVE	IRRIGATION METHOD **	AREA (SQ-FT)	% OF LANDSCAPE AREA
1 / MODERATE WATER USE PLANTINGS (TREE)	A-1	B	9	.1%
2 / LOW WATER USE PLANTINGS (TREE)	A-2	B	9	.1%
3 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-3	D	743	6%
4 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-4	D	254	2%
5 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-5	D	196	2%
6 / MODERATE WATER USE PLANTINGS (TREE)	A-6	B	16	.1%
7 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-7	D	637	6%
8 / LOW WATER USE PLANTINGS (VINE)	A-8	D	860	7%
9 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-9	D	437	4%
10 / MODERATE WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-10	D	875	8%
11 / MODERATE WATER USE PLANTINGS (TREE)	A-11	B	19	.2%
12 / MODERATE WATER USE PLANTINGS (TREE)	A-12	B	9	.1%
13 / MODERATE WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-13	D	603	5%
14 / LOW WATER USE PLANTINGS (TREE)	A-14	D	511	4%
15 / LOW WATER USE PLANTINGS (TREE)	A-15	D	656	6%
16 / MODERATE WATER USE PLANTINGS (TREE)	A-16	B	13	.1%
17 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-17	D	997	9%
18 / LOW WATER USE PLANTINGS (TREE)	A-18	B	13	.1%
19 / LOW WATER USE PLANTINGS (SHRUB)	PV1	PERMAVOID	260	2%
20 / LOW WATER USE PLANTINGS (SHRUB)	PV1	PERMAVOID	761	7%
21 / LOW WATER USE PLANTINGS (SHRUB)	PV1	PERMAVOID	123	1%
22 / HIGH WATER USE (POOL & SPA)	N/A	N/A	569	5%
TOTAL (FROM OTHER LEVELS)			2,952	26%
TOTAL			11,522	100.0%

*HYDROZONE
HW = HIGH WATER USE PLANTS
MW = MODERATE WATER USE PLANTS
LW = LOW WATER USE PLANTS

**IRRIGATION METHOD
MS = MICRO-SPRAY
S = SPRAY
R = ROTOR
B = BUBBLER
D = DRIP
O = OTHER

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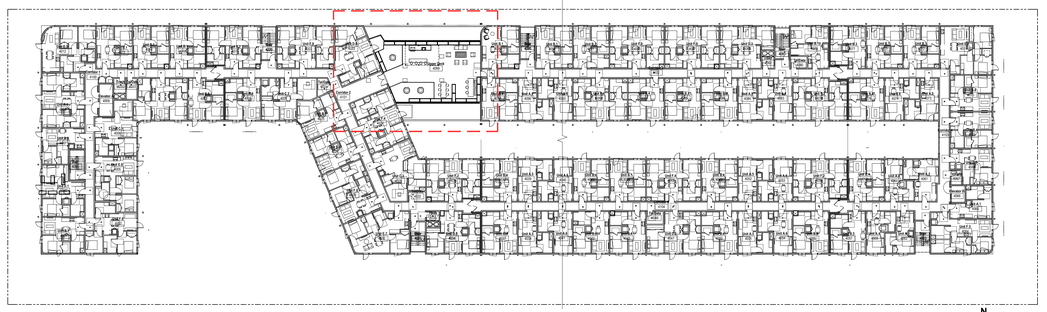
HYDROZONE PLAN
- LEVEL 1

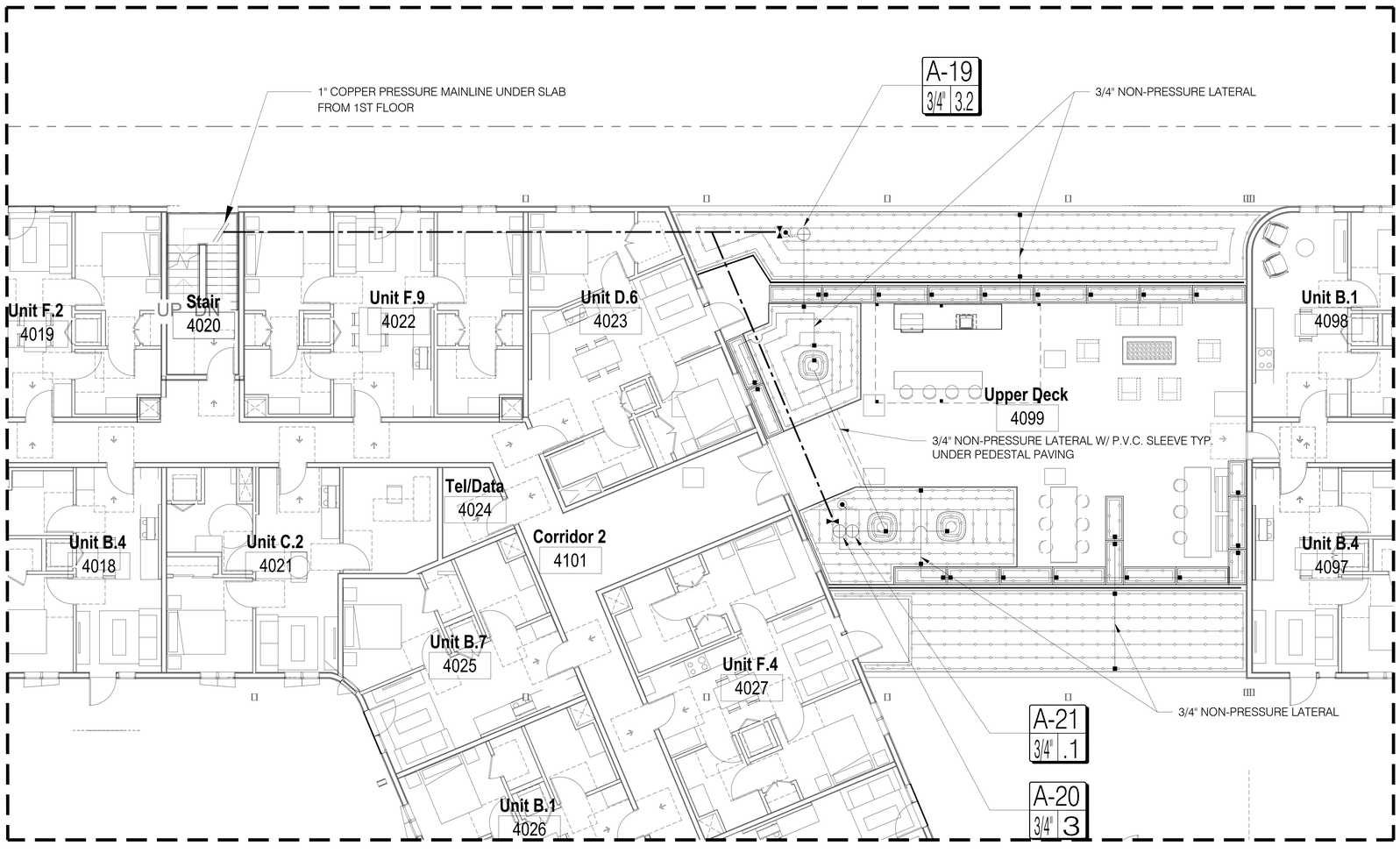
LI-1A



1 KEYPLAN - LEVEL 4 DECK
SCALE: 1" = 30'-0"

N

0 30' 60'
Scale: 1" = 30'-0"



1 IRRIGATION PLAN - LEVEL 4 DECK
SCALE: 3/16" = 1'-0"

N

0 4' 8' 12'
Scale: 3/16" = 1'-0"

IRRIGATION LEGEND

- 1" COPPER PRESSURE MAINLINE UNDER SLAB BY PLUMBER
- NON-PRESSURE LATERAL - SCH. 40 IPS PVC (SIZE PER PLAN)
- RAINBIRD LANDSCAPE DRIP XF SERIES XFS-06-18 (SUB SURFACE)
- 1" MANUAL SHUT OFF VALVE
- LOW FLOW CONTROL ZONE KITS W/ PR FILTER RAINBIRD XCZ-075-PRF
- QUICK COUPLER VALVE - RAINBIRD 33 DRC--3/4"

VALVE SIZE | A-1 | VALVE SEQUENCE
1" | 10 | G.P.M.

IRRIGATION NOTES

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3. VALVE BOXES SHALL BE LOCATED 12" FROM THE EDGE OF CURB, WALKWAYS AND VALVE BOXES SHALL BE A MINIMUM OF 12" APART.
4. PROVIDE MINIMUM 18" COVER FROM FINISH GRADE TO TOP OF PIPE, PRESSURE PIPE (MAINLINE), AND 12" COVER FOR NON PRESSURE PIPE, LATERAL LINE.
5. ADJUST ALL SPRINKLER HEADS FOR OPTIMUM PERFORMANCE AND TO PREVENT OVER SPRAY ON TO WALKS, ROADS, AND/OR BUILDINGS INCLUDING SELECTING THE BEST DEGREE OF ARC TO FIT THE EXISTING SITE CONDITIONS.
6. CONTROL WIRES SHALL BE BUNDLED WITH ELECTRICAL TAPE AT 10 FT. ON CENTER AND BURIED BENEATH THE MAINLINE.
7. WIRE CONNECTIONS, ALL SPLICES SHALL BE MADE WITH PEN-TILE OR EQUAL. WIRE CONNECTORS SHALL BE IN VALVE BOXES ONLY.
8. ROUTE ONE EXTRA WIRE WITH A COLOR DIFFERENT THAN THE CONTROL AND COMMON WIRES. ALL WIRE RUNS ARE TO FOLLOW MAINLINE.
9. TRENCHES SHALL BE COMPACTED TO PREVENT SETTLEMENT.
10. IN THE PRESENCE OF THE OWNER'S REPRESENTATIVE:
    - A: PRESSURE TEST MAINLINE UNDER HYDROSTATIC PRESSURE OF 150 PSI FOR A MINIMUM OF 2 HOURS. CONTRACTOR MAY CENTER-LOAD PIPE WITH BACKFILL TO PREVENT ARCHING OR SLIPPING OF PIPE. ALL JOINTS SHALL REMAIN EXPOSED FOR INSPECTION.
    - B: COVERAGE TEST, SHALL BE PERFORMED TO DETERMINE IF THE COVERAGE IS COMPLETED AND ADEQUATE.
11. CONTRACTOR SHALL GUARANTEE WORK AGAINST DEFECTIVE INSTALLATION AND FAULTY PARTS FOR PERIOD OF 12 MONTHS.

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IRRIGATION PLAN
- LEVEL 4 DECK

LI-2

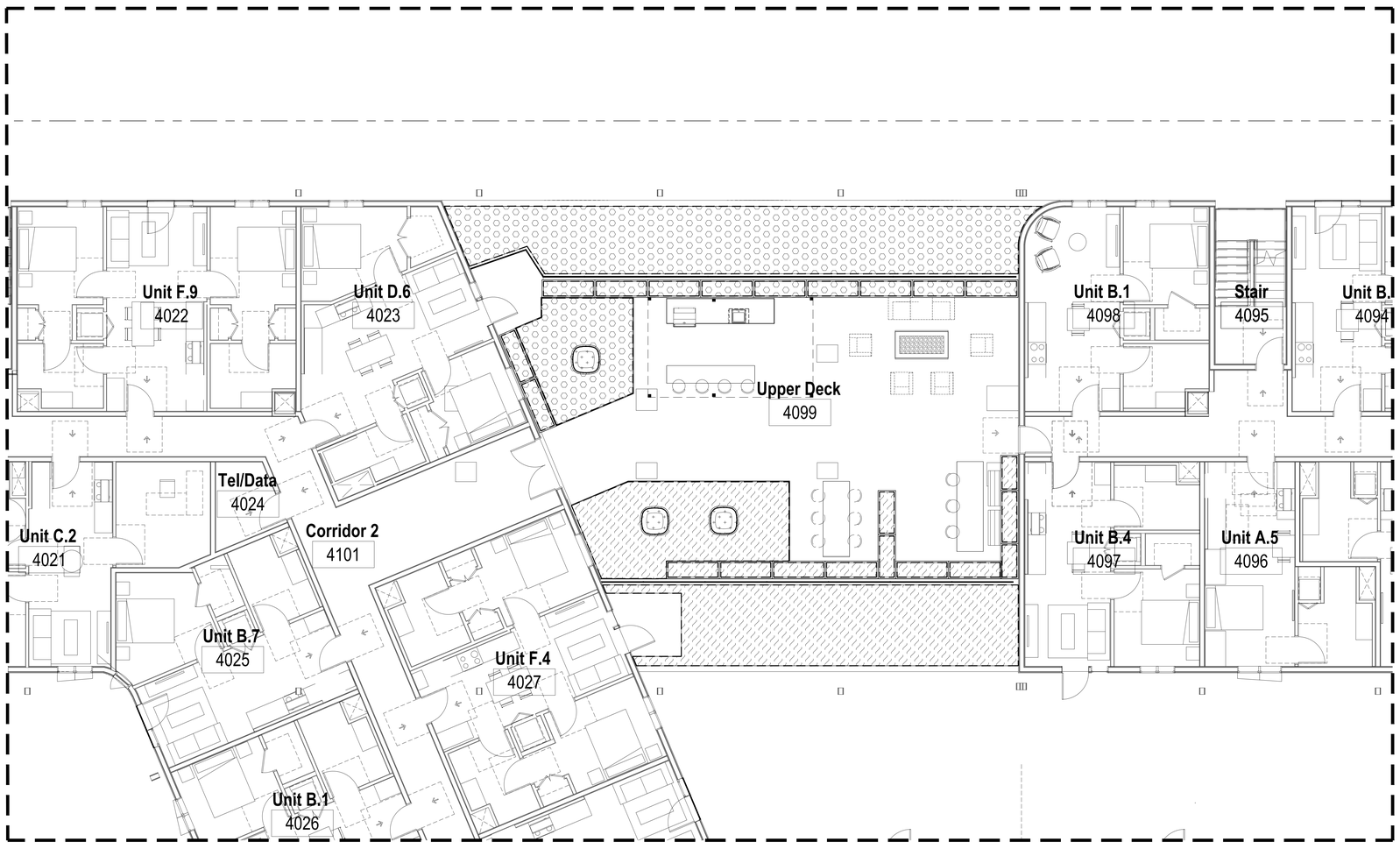
HYDROZONE INFORMATION TABLE (LEVEL 4 DECK ONLY)

HYDROZONE *	ZONE OR VALVE	IRRIGATION METHOD **	AREA (SQ-FT)	% OF LANDSCAPE AREA
23 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-19	D	712	6%
24 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-20	D	663	6%
25 / MODERATE WATER USE PLANTINGS (TREE)	A-21	D	24	.2%
TOTAL (FROM OTHER LEVELS)			10,123	88%
TOTAL			11,522	100.0%

*HYDROZONE
HW = HIGH WATER USE PLANTS
MW = MODERATE WATER USE PLANTS
LW = LOW WATER USE PLANTS

**IRRIGATION METHOD
MS = MICRO-SPRAY
S = SPRAY
R = ROTOR
B = BUBBLER
D = DRIP
O = OTHER

1 KEYPLAN - LEVEL 4 DECK
SCALE: 1" = 30'-0"



1 HYDROZONE PLAN - LEVEL 4 DECK
SCALE: 3/16" = 1'-0"

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REGISTERED LANDSCAPE ARCHITECT
SAMEL KHAN KIM
No. 6249
Signature
2-29-2024
Renewal Date
08-27-2022
Date
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25% Construction Document 08/19/2022

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% Construction Document	08.19.2022

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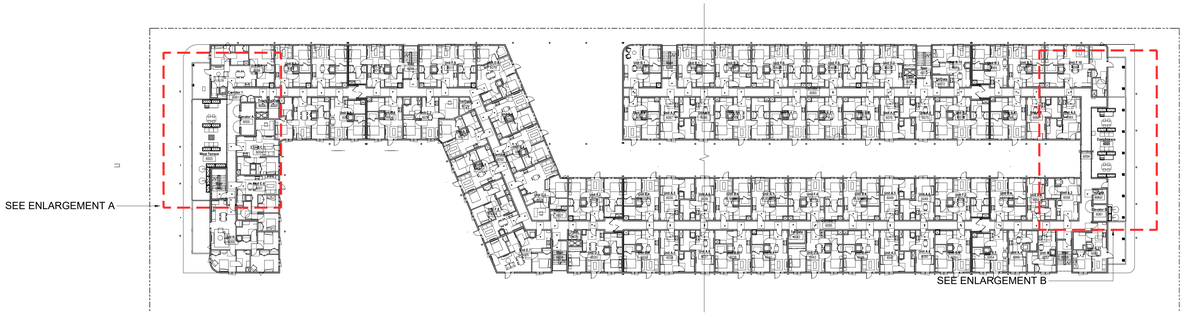
HYDROZONE PLAN
- LEVEL 4 DECK

LI-2A

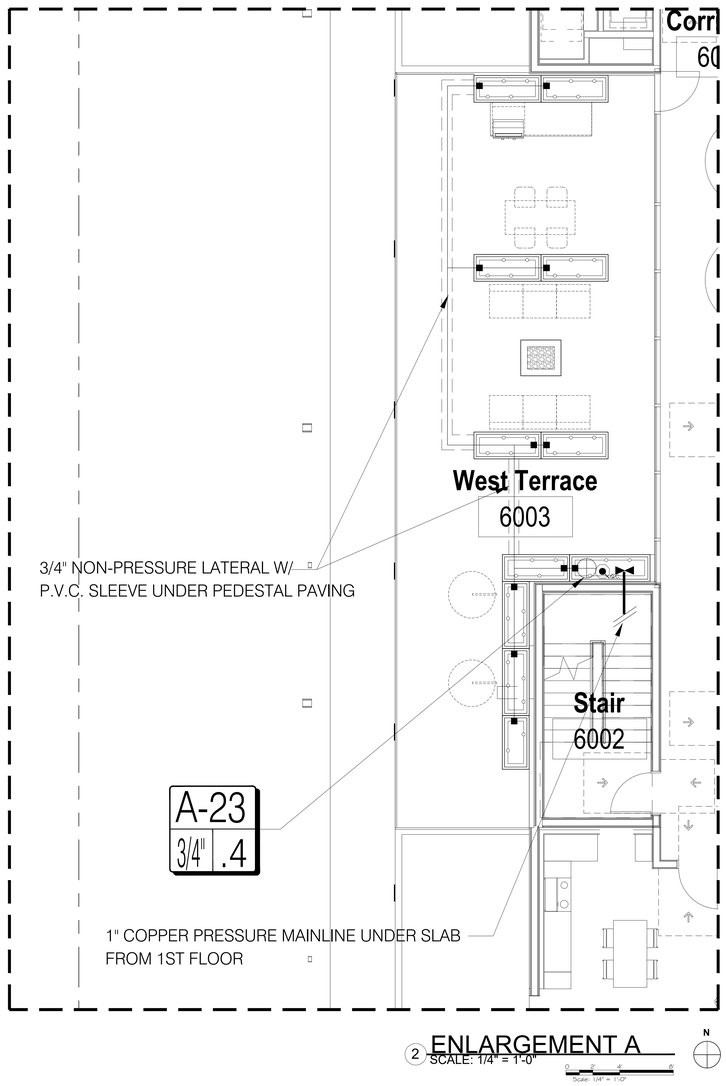
IRRIGATION LEGEND

- 1" COPPER PRESSURE MAINLINE UNDER SLAB BY PLUMBER
- NON-PRESSURE LATERAL - SCH. 40 IPS PVC (SIZE PER PLAN)
- RAINBIRD LANDSCAPE DRIP XF SERIES XFS-06-18 (SUB SURFACE)
- 1" MANUAL SHUT OFF VALVE
- LOW FLOW CONTROL ZONE KITS W/ PR FILTER RAINBIRD XCZ-075-PRF
- QUICK COUPLER VALVE - RAINBIRD 33 DRC--3/4"

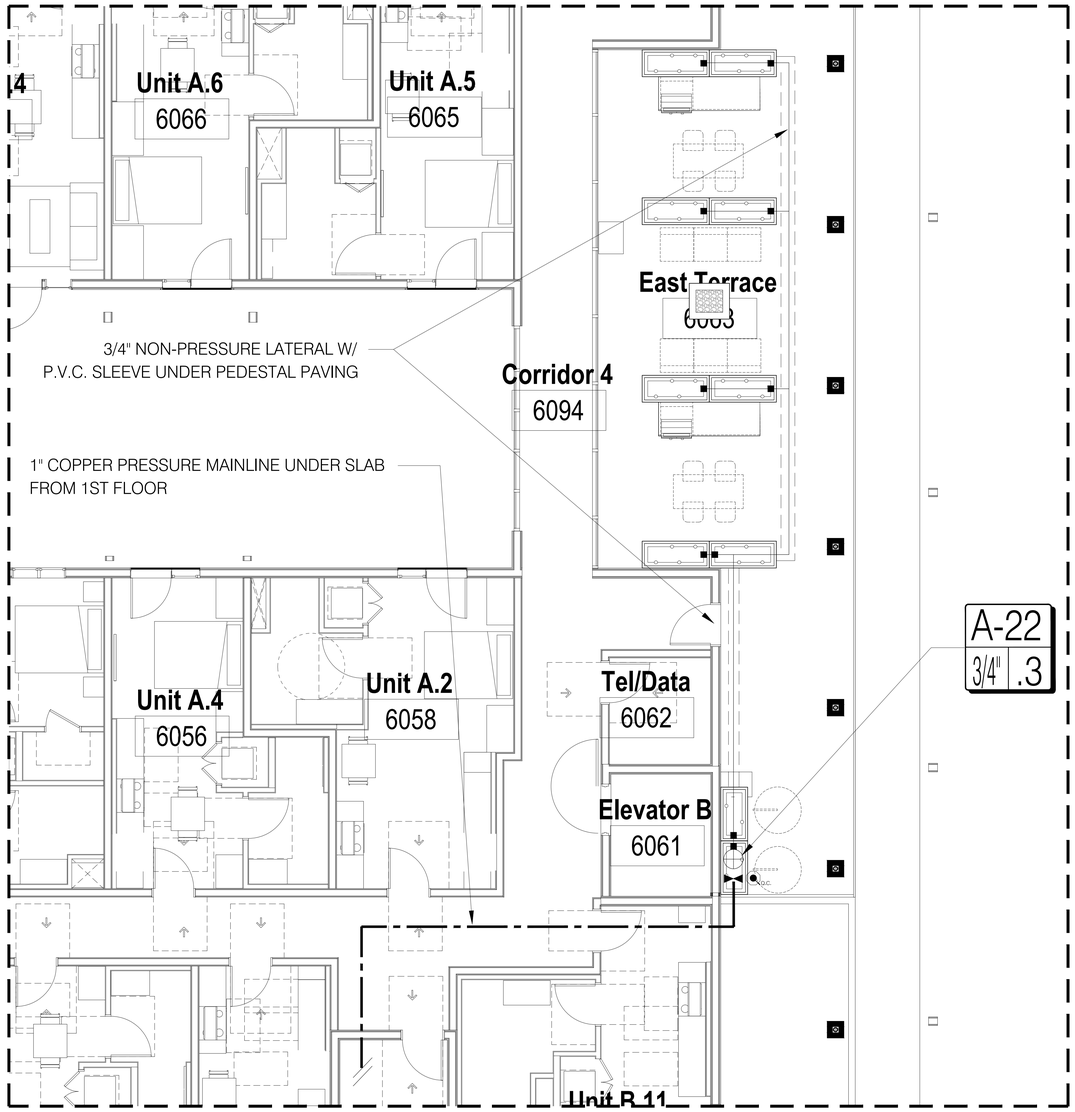
VALVE SIZE 1" | A-1 | 10 — VALVE SEQUENCE / G.P.M.



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"



2 ENLARGEMENT A
SCALE: 1/4" = 1'-0"



3 ENLARGEMENT B
SCALE: 1/4" = 1'-0"

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9	25% Construction Document	08.19.2022

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IRRIGATION PLAN
- LEVEL 6

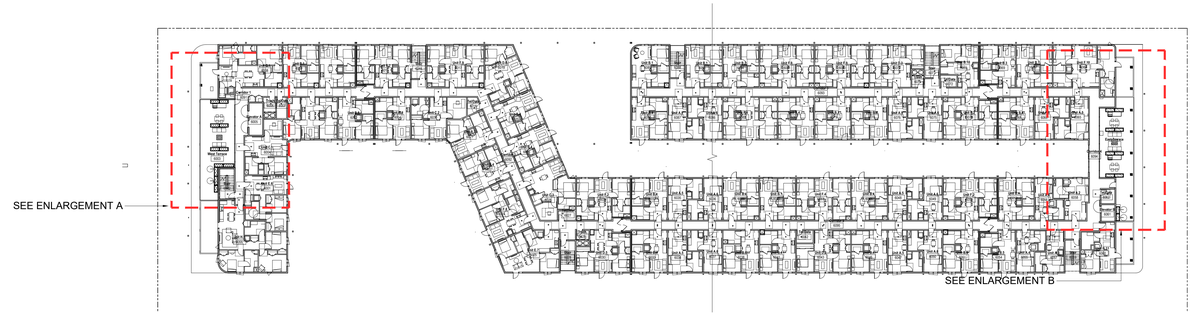
LI-3

HYDROZONE INFORMATION TABLE (LEVEL 6 ONLY)

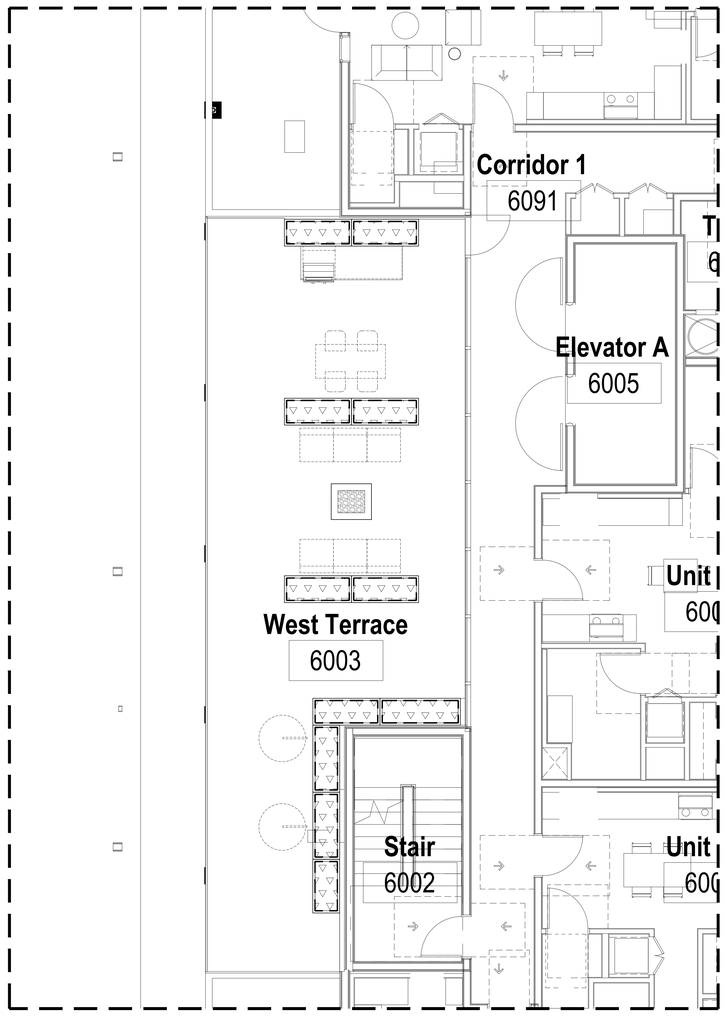
HYDROZONE *	ZONE OR VALVE	IRRIGATION METHOD **	AREA (SQ-FT)	% OF LANDSCAPE AREA
26 / MODERATE WATER USE PLANTINGS (SHRUB)	A-22	D	74	1%
27 / MODERATE WATER USE PLANTINGS (SHRUB)	A-23	D	86	1%
TOTAL (FROM OTHER LEVELS)			11,362	98%
TOTAL			11,522	100.0%

*HYDROZONE
HW = HIGH WATER USE PLANTS
MW = MODERATE WATER USE PLANTS
LW = LOW WATER USE PLANTS

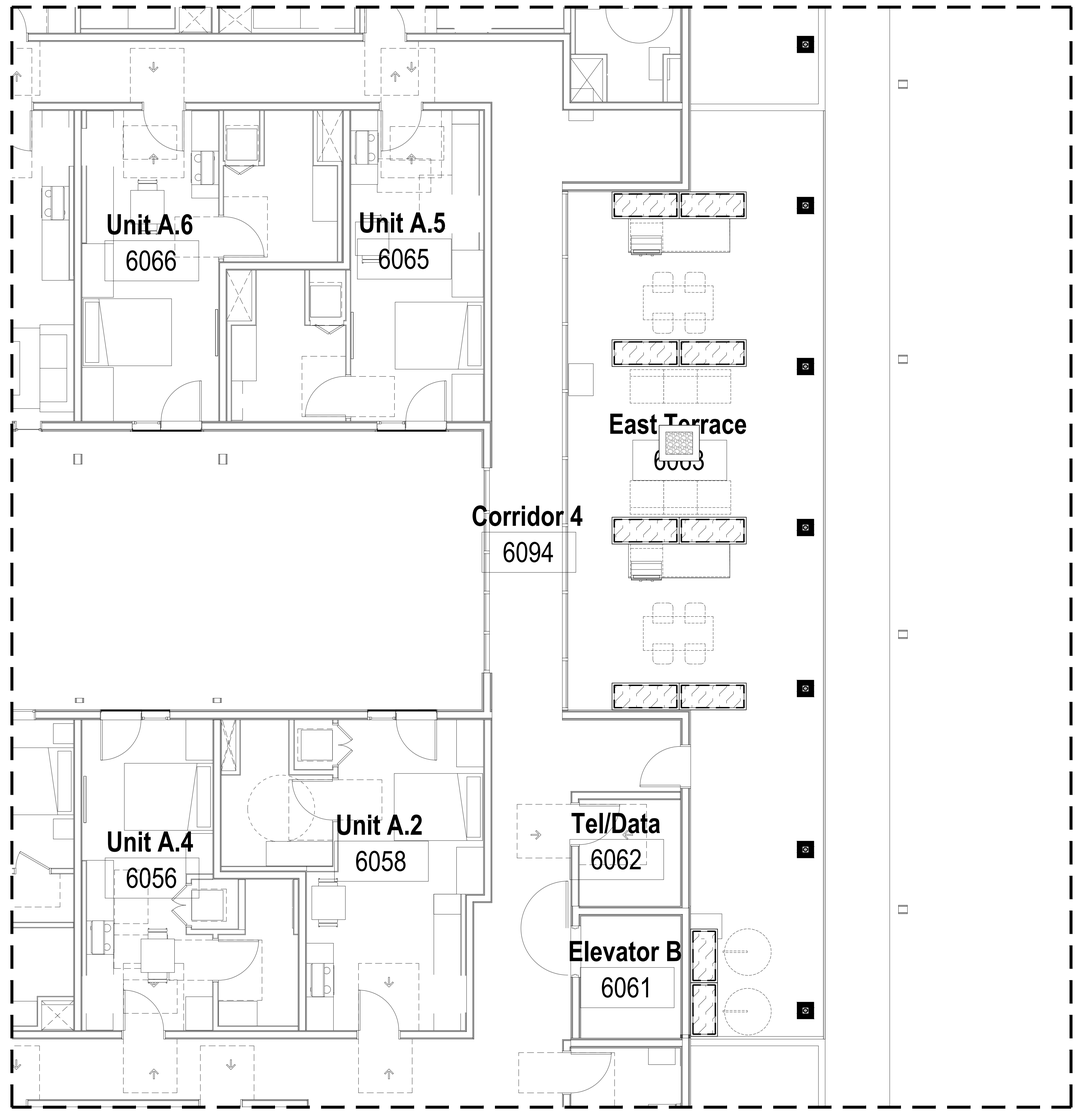
**IRRIGATION METHOD
MS = MICRO-SPRAY
S = SPRAY
R = ROTOR
B = BUBBLER
D = DRIP
O = OTHER



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"



2 ENLARGEMENT A
SCALE: 1/4" = 1'-0"



3 ENLARGEMENT B
SCALE: 1/4" = 1'-0"

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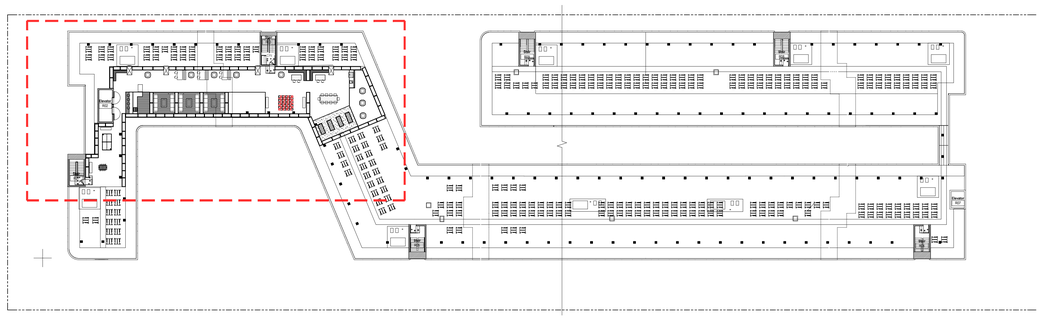
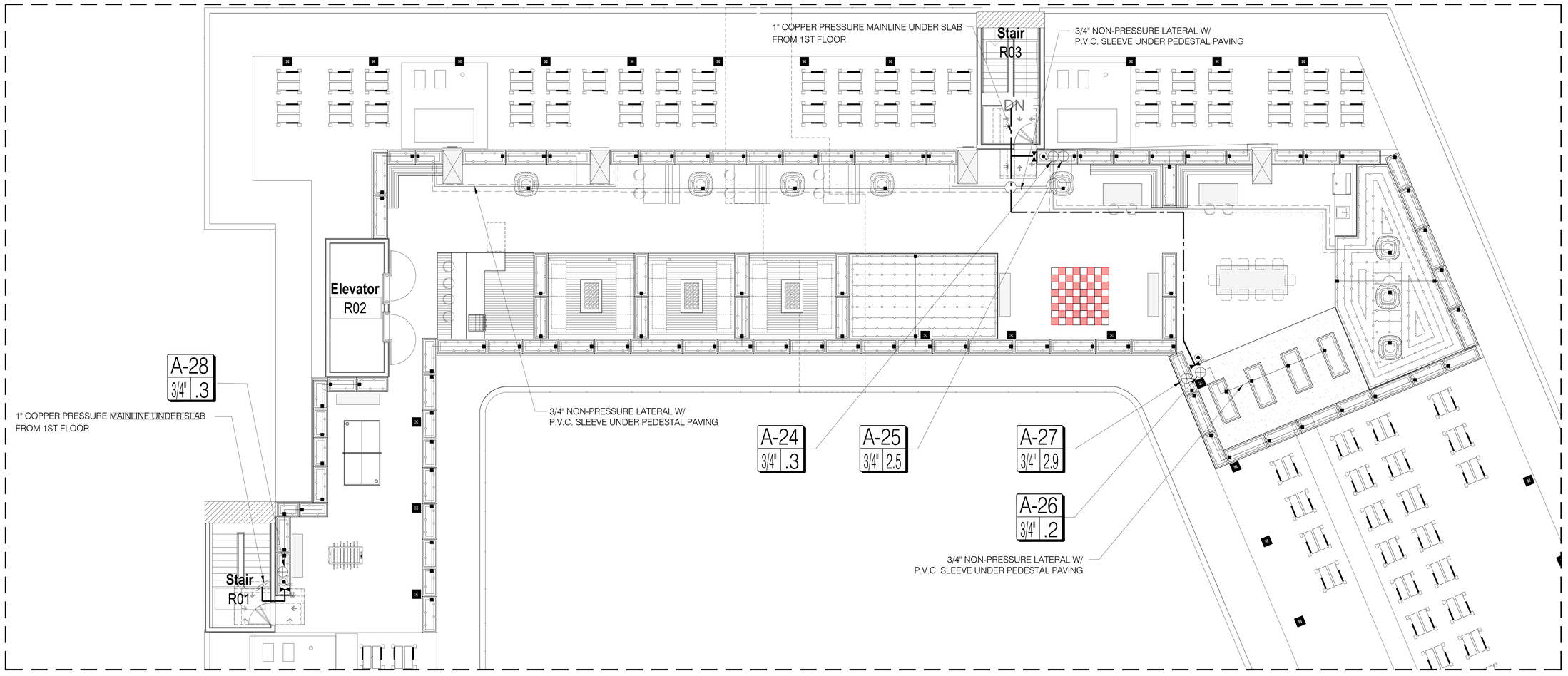
HYDROZONE PLAN
- LEVEL 6

LI-3A



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"



2 IRRIGATION PLAN - ROOF DECK
SCALE: 3/16" = 1'-0"

IRRIGATION LEGEND

- 1" COPPER PRESSURE MAINLINE UNDER SLAB BY PLUMBER
- NON-PRESSURE LATERAL - SCH. 40 IPS PVC (SIZE PER PLAN)
- P.V.C. SLEEVE (UNDER IN PAVING), SCH. 40 P.V.C. 2X DIA. OF PIPE. INSTALL SLEEVE UNDER ALL PAVEMENT. (PER PLAN) PLACE WIRES IN MAINLINE SLEEVE
- RAINBIRD LANDSCAPE DRIP XF SERIES XFS-06-18 (SUB SURFACE)
- 1" MANUAL SHUT OFF VALVE
- LOW FLOW CONTROL ZONE KITS W/ PR FILTER RAINBIRD XCZ-075-PRF
- QUICK COUPLER VALVE - RAINBIRD 33 DRC--3/4"

VALVE SIZE: A-1 / 1" 10 — VALVE SEQUENCE; G.P.M.

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REGISTERED LANDSCAPE ARCHITECT — SAMUEL KYUN KIM — No. 5249 — Signature — 2-28-2024 Renewal Date — 09-27-2023 Date — STATE OF CALIFORNIA

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SET ISSUE

Number	Issue	Date	Number	Issue	Date
1	Pre-Submittal	02.11.2022	8	100% Design Development	07.01.2022
2	100% Schematic Design	03.11.2022	9	25% Construction Document	08.19.2022
3	25% PDPP Submission	04.15.2022			
4	25% Design Development	04.15.2022			
5	Pre-Submittal Rev 01	05.16.2022			
6	50% Design Development	05.16.2022			
7	75% Design Development	06.03.2022			

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IRRIGATION PLAN
- ROOF LEVEL

LI-4

HYDROZONE INFORMATION TABLE (ROOF LEVEL ONLY)

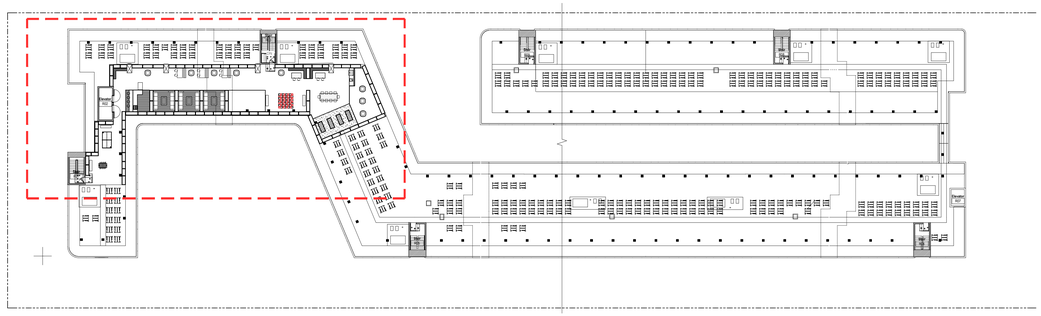
HYDROZONE *	ZONE OR VALVE	IRRIGATION METHOD **	AREA (SQ-FT)	% OF LANDSCAPE AREA
28 / LOW WATER USE PLANTINGS (TREE)	A-24	D	63	1%
29 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	A-25	D	568	5%
30 / MODERATE WATER USE PLANTINGS (VEGETABLE GARDEN)	A-26	D	49	.4%
31 / LOW WATER USE PLANTINGS (TREE, SHRUB & GROUNDCOVER)	A-27	D	646	6%
32 / LOW WATER USE PLANTINGS (TREE, SHRUB & GROUNDCOVER)	A-28	D	67	1%
TOTAL (FROM OTHER LEVELS)			10,129	88%
TOTAL			11,522	100.0%

*HYDROZONE

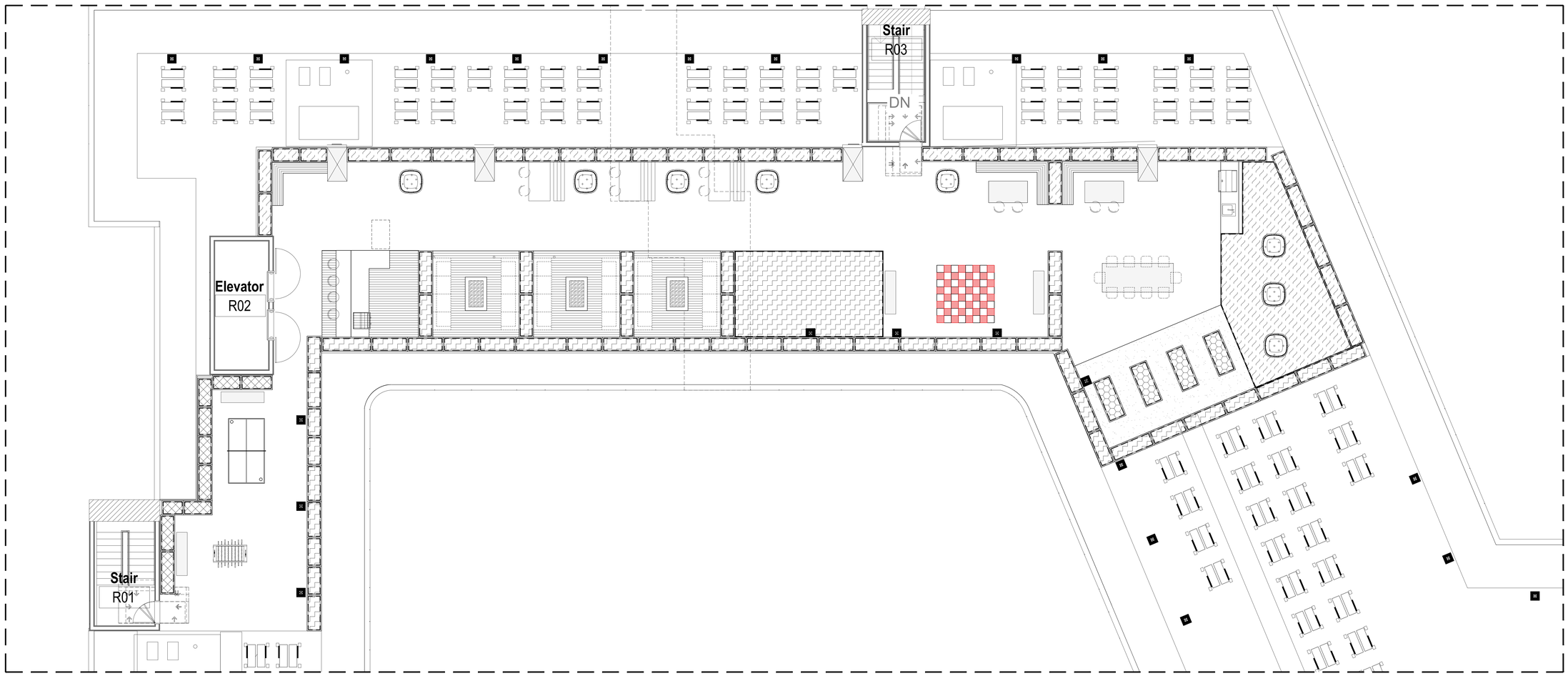
HW = HIGH WATER USE PLANTS
MW = MODERATE WATER USE PLANTS
LW = LOW WATER USE PLANTS

**IRRIGATION METHOD

MS = MICRO-SPRAY
S = SPRAY
R = ROTOR
B = BUBBLER
D = DRIP
O = OTHER



1 KEYPLAN - LEVEL 6 DECK
SCALE: 1" = 30'-0"



2 HYDROZONE PLAN - ROOF DECK
SCALE: 3/16" = 1'-0"

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HYDROZONE PLAN
- ROOF LEVEL

LI-4A

WATER EFFICIENT LANDSCAPE WORKSHEET

CITY OF L.A. MAXIMUM APPLIED WATER ALLOWENCE
THE ETo REFERENCE FOR CITY OF VAN NUYS IS 50.1 (INCHES PER YEAR)

REFERENCE EVAPOTRANSPIRATION (ETo) 50.1

	HYDROZONE # / PLANTING DESCRIPTION [a]	PLANT FACTOR (PF)	IRRIGATION METHOD [b]	IRRIGATION EFFICIENCY (IE) [c]	ETAF (PF / IE)	LANDSCAPE AREA (SQ-FT)	ETAF x AREA	ESTIMATED TOTAL WATER USED [d] (ETWU)
	REGULAR LANDSCAPE AREA							
	1 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	9	6	186
	2 / LOW WATER USE PLANTINGS (TREE)	0.2	DRIP	0.81	0.25	9	2	62
	3 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	743	186	5,778
	4 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	254	64	1,988
	5 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	196	49	1,522
	6 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	16	10	311
	7 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	637	159	4,939
	8 / LOW WATER USE PLANTINGS (VINE)	0.2	DRIP	0.81	0.25	860	215	6,678
	9 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	437	109	3,386
	10 / MODERATE WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.5	DRIP	0.81	0.62	875	543	16,867
	11 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	19	12	373
	12 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	9	6	186
	13 / MODERATE WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.5	DRIP	0.81	0.62	603	374	11,617
	14 / LOW WATER USE PLANTINGS (TREE)	0.2	DRIP	0.81	0.25	511	128	3,976
	15 / LOW WATER USE PLANTINGS (TREE)	0.2	DRIP	0.81	0.25	656	164	5,094
	16 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	13	8	248
	17 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	997	249	7,734
	18 / LOW WATER USE PLANTINGS (TREE)	0.2	DRIP	0.81	0.25	13	3	93
***	19 / LOW WATER USE PLANTINGS (SHRUB)	0.44	PERMAVOID	0.85	0.52	260	135	4,193
***	20 / LOW WATER USE PLANTINGS (SHRUB)	0.44	PERMAVOID	0.85	0.52	761	396	12,301
***	21 / LOW WATER USE PLANTINGS (SHRUB)	0.44	PERMAVOID	0.85	0.52	123	64	1,988
	22 / HIGH WATER USE (POOL & SPA)	N/A	N/A	N/A	1.00	569	569	17,674
	23 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	712	178	5,529
	24 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	663	166	5,156
	25 / MODERATE WATER USE PLANTINGS (TREE)	0.5	DRIP	0.81	0.62	24	15	466
	26 / MODERATE WATER USE PLANTINGS (SHRUB)	0.5	DRIP	0.81	0.62	74	46	1,429
	27 / MODERATE WATER USE PLANTINGS (SHRUB)	0.5	DRIP	0.81	0.62	86	53	1,646
	28 / LOW WATER USE PLANTINGS (TREE)	0.2	DRIP	0.81	0.25	63	16	497
	29 / LOW WATER USE PLANTINGS (SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	568	142	4,411
	30 / MODERATE WATER USE PLANTINGS (VEGETABLE GARDEN)	0.5	DRIP	0.81	0.62	49	30	932
	31 / LOW WATER USE PLANTINGS (TREE, SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	646	162	5,032
	32 / LOW WATER USE PLANTINGS (TREE, SHRUB & GROUNDCOVER)	0.2	DRIP	0.81	0.25	67	17	528
					TOTALS	(A) 11,522	(B) 4,276	132,821
	SPECIAL LANDSCAPE AREA							
	----------				1.0	-----	-----	-----
	----------				1.0	-----	-----	-----
	----------				1.0	-----	-----	-----
					TOTALS	(C) -----	(D) -----	0
							ETWU TOTAL	132,821
							MAXIMUM ALLOWED WATER ALLOWANCE (MAWA) [e]	196,843

*** FOR PERMAVOID INFORMATION SEE CIVIL DRAWING SHEET " PERMAVOID CALCULATION CUT SHEETS"

[a] HYDROZONE #/ PLANTING DESCRIPTION
E.G.
1.) FRONT LAWN
2.) LOW WATER USE PLANTINGS
3.) MEDIUM WATER USE PLANTINGS

[b] IRRIGATION METHOD
OVERHEAD SPRAY
OR DRIP

[c] IRRIGATION EFFICIENCY
0.75 FOR SPRAY HEAD
0.81 FOR DRIP

[d] ETWU (ANNUAL GALLONS REQUIRED) =
ETo x 0.62 x ETAF x AREA
WHERE 0.62 IS A CONVERSION FACTOR THAT CONVERTS ACRE-INCHES PER ACRE PER YEAR TO GALLONS PER SQUARE FOOT PER YEARS.

[e] MAWA (ANNUAL GALLONS ALLOWED) = (ETo) (0.62) [(ETAF X LA) + ((1-ETAF) x SLA)]
**WHERE 0.62 IS A CONVERSION FACTOR THAT CONVERTS ACRE-INCHES PER ACRE PER YEAR TO GALLONS PER SQUARE FOOT PER YEAR, LA IS THE TOTAL LANDSCAPE AREA IN SQUARE FEET,
AND ETAF IS .55 FOR RESIDENTIAL AREAS AND 0.45 FOR NON-RESIDENTIAL AREAS.**

ETAF CALCULATIONS

REGULAR LANDSCAPE AREA

TOTAL ETAF x AREA	(B)	4,276
TOTAL AREA	(A)	11,522
AVERAGE ETAF	(B/A)	0.37

ALL LANDSCAPE AREA

TOTAL ETAF x AREA	(B+D)	4,276
TOTAL AREA	(A+C)	11,522
SITEWIDE ETAF	(B+D) / (A+C)	0.37

**AVERAGE ETAF FOR REGULAR LANDSCAPE AREAS MUST BE 0.55 OR BELOW FOR RESIDENTIAL AREAS, AND 0.45 OR BELOW FOR NON-RESIDENTIAL AREAS.

WATER AUDIT NOTE :

THE CONTRACTOR WILL CONDUCT AN IRRIGATION AUDIT USING A CERTIFIED IRRIGATION AUDITOR, AFTER THE FINAL FIELD OBSERVATION HAS BEEN COMPLETED AND ALL IRRIGATION COMPONENTS ARE INSTALLED IN ACCORDANCE WIT THE PLANS AND SPECIFICATIONS AND THE IRRIGATION SYSTEM IS ACCEPTED BY THE PROJECT ARCHITECT FOR MAINTENANCE.

THE IRRIGATION AUDIT WILL BE CONDUCTED IN ACCORDANCE WITH THE FOLLOWING SCHEDULE:
1. PLACE FLAGS AT EACH HEAD IN THE ZONE.
2. MEASURE SPACING AND MARK MID-POINTS BETWEEN HEADS.
3. PLACE WATER MEASURING RECEPTACLES.
4. TAKE READINGS OF WATER LEVEL IN RECEPTACLES AND RECORD RESULTS.
5. MEASURE HEAD PRESSURE IN EACH ZONE AND RECORD RESULTS.
6. AFTER COMPLETING ZONE ADVANCE TO NEXT ZONE AND REPEAT PROCEDURE.
7. SUBMIT THE RESULTS OF THE AUDIT TO THE PROJECT ARCHITECT.

THE IRRIGATION MAINTENANCE SCHEDULE TASKS LISTED BELOW ARE INTENDED AS MINIMUM STANDARDS AND MORE FREQUENT ATTENTION MAY BE REQUIRED DEPENDING ON THE PARTICULAR SITE CONDITIONS.

MAINTENANCE TASK	FREQUENT
CONTROLLER CABINET - OPEN CABINET AND CLEAN OUT DEBRIS AND REPLACE BATTERY AS NECESSARY. CHECK WIRING AND REPAIR AS NEEDED AND CHECK CLOCK AND RESET IF NECESSARY.	QUARTERLY
IRRIGATION SCHEDULE - ADJUST SCHEDULE FOR SEASONAL VARIATIONS AND OTHER CONDITIONS WHICH MAY AFFECT THE AMOUNT OF WATER NEEDED TO MAINTAIN PLAN HEALTH ADJUST AS NECESSARY.	MONTHLY
POC - VISUALLY INSPECT COMPONENTS FOR LEAKS, PRESURE SETTINGS, SETTLEMENT OR OTHER DAMAGE AFFECTING THE OPERATION OF A COMPONENT REPAIR AS NEEDED.	QUARTERLY
REMOTE CONTROL VALVES, ISOLATION VALVES AND QUICK COUPLER VALVES VISUALLY INSPECT FOR LEAKS, SETTLEMENT, WIRE CONNECTIONS AND PRESSURE SETTINGS. REPAIR OR ADJUST AS NEEDED.	QUARTERLY
MAINLINE & LATERALS VISUALLY INSPECT FOR LEAKS OR SETTLEMENT OF TRENCH.	QUARTERLY
SPRINKLERS VISUALLY CHECK FOR ANY BROKEN MISSIGNED OR CLOGGED HEADS, HEADS WITH INCORRECT ARC, INADEQUATE COVERAGE OR OVERSPRAY AND LOW HEAD DRAINAGE REPAIR AS NEEDED.	WEEKLY
FILTERS AND STRAINERS VISUALLY CHECK FOR LEAKS, BROKEN FITTING CLEAN AND FLUSH SCREENS.	MONTHLY

MAINTENANCE SCHEDULES :

A REGULAR MAINTENANCE SCHEDULE SATISFYING THE FOLLOWING CONDITIONS SHALL BE SUBMITTED AS PART OF THE LANDSCAPE DOCUMENTATION PACKAGE.

LANDSCAPE SHALL BE MAINTAINED TO ENSURE WATER EFFICIENCY. A REGULAR MAINTENANCE SCHEDULE SHALL INCLUDE, BUT NOT BE LIMITED TO, CHECKING, ADJUSTING, AND REPAIRING IRRIGATION EQUIPMENT, RESETTING THE AUTOMATIC CONTROLLER, AERATING AND DETHATCHING TURF AREAS, REPLENISHING MULCH, FERTILIZING, PRUNING, AND WEEDING IN ALL LANDSCAPE AREAS.

WHENEVER POSSIBLE, REPAIR OF IRRIGATION EQUIPMENT SHALL BE DONE WITH THE ORIGINALLY SPECIFIED MATERIALS OR THEIR EQUIVALENTS.

A LANDSCAPE IRRIGATION AUDIT SCHEDULE AS REQUIRED IN CHAPTER 20.09 OF TITLE 20 MAY BE RECOMMENDED. THE MAXIMUM PERIOD BETWEEN AUDITS SHALL BE FIVE YEARS.

IRRIGATION AUDIT SCHEDULES :

LANDSCAPE IRRIGATION AUDIT SCHEDULES. A SCHEDULE OF LANDSCAPE IRRIGATION AUDITS OF AT LEAST
EVERY FIVE YEARS MUST BE ESTABLISHED, FOR ALL BUT SINGLE-FAMILY RESIDENCES, AND OTHER PROJECTS WITH A LANDSCAPE AREA LESS THAN 1 ACRE (0.405 HA). AS REQUIRED IN CHAPTER 20.09 OF TITLE 20 (UTILITIES CODES), AN AUDIT SATISFYING THE FOLLOWING CONDITIONS SHALL BE SUBMITTED TO THE COUNTY AS PART OF THE LANDSCAPE DOCUMENTATION PACKAGE.

AT A MINIMUM, AUDITS SHALL BE IN ACCORDANCE WITH THE LATEST STATE OF CALIFORNIA LANDSCAPE
WATER MANAGEMENT PROGRAM AS DESCRIBED IN THE LANDSCAPE IRRIGATION AUDITOR HANDBOOK,
PREPARED FOR THE CALIFORNIA DEPARTMENT OF WATER RESOURCES, WATER CONSERVATION OFFICE, THE ENTIRE DOCUMENT, WHICH IS HEREBY INCORPORATED BY REFERENCE.

THE SCHEDULE SHALL PROVIDE FOR LANDSCAPE IRRIGATION AUDITS TO BE CONDUCTED BY A QUALIFIED
INDIVIDUAL AS DETERMINED BY THE DIRECTOR AT LEAST ONCE EVERY FIVE YEARS IN ACCORDANCE WITH THE REQUIREMENTS OF TITLE 20, DIVISION 1 OF THE LOS ANGELES COUNTY CODE.

NOTE:

"THE FLOW RATES FOR ALL PLUMBING FIXTURE SHALL COMPLY WITH MAXIMUM FLOW RATES SPECIFIED IN SECTION 4.303.1"

"WHEN A SHOWER IS SERVED BY MORE THAN ONE SHOWERHEAD, THE COMBINED FLOW RATE OF ALL THE SHOWER HEADS AND/OR OTHER OUTLETS CONTROLLED BY A SINGLE VALVE SHALL NOT EXCEED 2.0 GALLONS PER MINUTE AT 80 PSI, OR THE SHOWER SHALL BE DESIGNED TO ONLY ALLOW ONE SHOWERHEAD TO BE IN OPERATION AT A TIME." (4.303.1.3.2)

"FOR PROJECTS THAT INCLUDE LANDSCAPE WORK, THE LANDSCAPE CERTIFICATION, FORM GRN 12 SHALL BE COMPLETED PRIOR TO FINAL INSPECTION APPROVAL." (STATE ASSEMBLY BILL NO. 1881)

FOR SITES WITH OVER 500 SF. OF LANDSCAPE AREA, WASTE PIPING SHALL BE ARRANGED TO PERMIT DISCHARGE FROM THE CLOTHES WASHER, BATHTUB, SHOWERS, AND BATHROOM/RESTROOMS WASH BASINS TO BE USED FOE A FUTURE GRAY WATER IRRIGATION SYSTEM. (4.305.1)

"RECIRCULATING WATER SYSTEMS SHALL BE USED FOR WATER FEATURES"

"FOR SOILS LESS THAN 6% ORGANIC MATTER IN THE TOP 6" OF SOIL, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL."

NOTE:

"AT THE TIME OF FINAL INSPECTION, THE PERMIT APPLICANT MUST PROVIDE THE OWNER OF THE PROPERTY WITH CERTIFICATE OF COMPLETION, CERTIFICATE OF INSTALLATION, IRRIGATION SCHEDULE OF LANDSCAPE AND IRRIGATION MAINTENANCE."

"USELESS CONTRADICTED BY A SOIL TEST, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL."

"FOR SOILS LESS THAN 6% ORGANIC MATTER IN THE TOP 6" OF SOIL, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL."

"A DIAGRAM OF THE IRRIGATION PLAN SHOWING HYDROZONES SHALL BE KEPT WITH THE IRRIGATION CONTROLLER FOR SUBSEQUENT MANAGEMENT PURPOSES."

"A CERTIFICATE OF COMPLETION SHALL BE FILLED OUT AND CERTIFIED BY EITHER THE SIGNER OF THE LANDSCAPE PLANS, OR THE LICENSED LANDSCAPE CONTRACTOR FOR THE PROJECT."

"AN IRRIGATION AUDIT REPORT SHALL BE COMPLETED AT THE TIME OF FINAL INSPECTION."

"I AGREE TO COMPLY WITH THE REQUIREMENTS OF THE WATER EFFICIENT LANDSCAPE ORDINANCE AND SUBMIT A COMPLETE LANDSCAPE DOCUMENTATION PACKAGE"

SAMUEL KYUN KIM
REGISTERED LANDSCAPE ARCHITECT #3249

09-23-2022
DATE

--"FOR PROJECTS THAT INCLUDE LANDSCAPE WORK, THE LANDSCAPE CERTIFICATION, FORM GRN 12 SHALL BE COMPLETED PRIOR TO FINAL FINAL INSPECTION APPROVAL."
(STATE ASSEMBLY BILL NO. 1881)

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REGISTERED LANDSCAPE ARCHITECT
SAMUEL KYUN KIM
No. 03249
Signature
2-28-2024
Renewal Date
08-27-2027
Date
STATE OF CALIFORNIA

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25% Construction Document 08/19/2022

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% Construction Document	08.19.2022

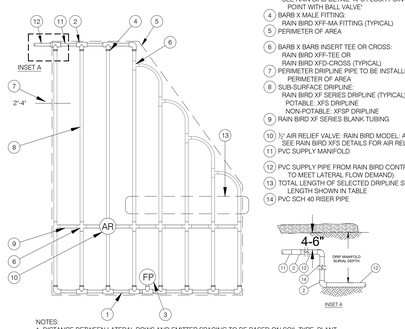
Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

SQLA #22155

WATER EFFICIENT LANDSCAPE WORKSHEET

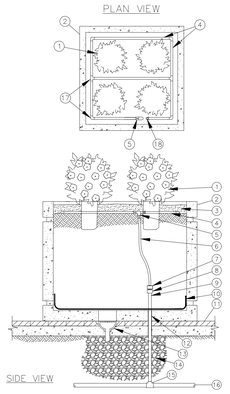
LI-5



1. PVC EXHAUST HEADER
2. PVC SCH 40 TEE OR EL (TYPICAL)
3. FLUSH POINT (TYPICAL)
   SEE RAIN BIRD DETAIL "XFS FLUSH POINT" OR 'XFS FLUSH POINT WITH BALL VALVE'
4. BARB X MALE FITTING:
   RAIN BIRD XFF-MA FITTING (TYPICAL)
5. PERIMETER OF AREA
6. BARB X BARB INSERT TEE OR CROSS:
   RAIN BIRD XFF-TEE OR
   RAIN BIRD XFD-CROSS (TYPICAL)
7. PERIMETER DRIPLINE PIPE TO BE INSTALLED 2'-4" FROM PERIMETER OF AREA
8. SUB-SURFACE DRIPLINE:
   RAIN BIRD XF SERIES DRIPLINE (TYPICAL)
   POTABLE: XFS DRIPLINE
   NON-POTABLE: XFSP DRIPLINE
9. RAIN BIRD XF SERIES BLANK TUBING
10. ½" AIR RELIEF VALVE: RAIN BIRD MODEL: ARV050
    SEE RAIN BIRD XFS DETAILS FOR AIR RELIEF INSTALLATION
11. PVC SUPPLY MANIFOLD
12. PVC SUPPLY PIPE FROM RAIN BIRD CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
13. TOTAL LENGTH OF SELECTED DRIPLINE SHOULD NOT EXCEED LENGTH SHOWN IN TABLE
14. PVC SCH 40 RISER PIPE

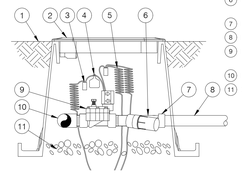
NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE RAIN BIRD XFS DRIPLINE INSTALLATION GUIDE FOR SUGGESTED SPACINGS.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM LENGTH SHOWN IN THE ACCOMPANYING TABLE.
3. AIR RELIEF VALVE TO BE INSTALLED AT HIGH POINT OF AREA.
4. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

XFS SUB-SURFACE IRREGULAR SHAPED LAYOUT
SCALE: N.T.S. — 16



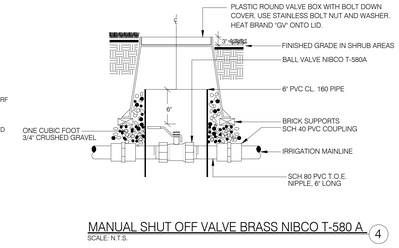
1. PLANT MATERIAL (TYPICAL)
2. 4-FOOT SQUARE RAISED PLANTER
3. MINIMUM 3" DEPTH OF MULCH
4. ON-SURFACE DRIPLINE:
   RAIN BIRD XF SERIES DRIPLINE (TYPICAL)
   POTABLE: XFD DRIPLINE
   NON-POTABLE: XFDP DRIPLINE
5. 1/2-INCH ELL: RAIN BIRD EASY FIT COMPRESSION FITTING MDCFEL
6. 1/2-INCH POLYETHYLENE DISTRIBUTION TUBING:
   RAIN BIRD XF SERIES BLANK TUBING
7. BARB FEMALE ADAPTER: XFD-FA-075
8. PVC MALE ADAPTER
9. 3/4-INCH PVC RISER (LENGTH AS NECESSARY)
10. FILTER FABRIC
11. HARDSCAPE SURFACE
12. 1-INCH DIA. PENETRATION FOR IRRIGATION LATERAL SUPPLY LINE
13. DRAIN
14. DRAINAGE GRAVEL
15. PVC SCH 40 TEE OR ELL
16. PVC LATERAL SUPPLY PIPE
17. 1/2-INCH BARB TEE OR ELL:
    RAIN BIRD XFD-TEE (TYPICAL)
    RAIN BIRD XFD-ELBOW (TYPICAL)
18. REMOVABLE FLUSH CAP: RAIN BIRD MDCFCAP

DRIPLINE RAISED PLANTER
SCALE: N.T.S. — 12

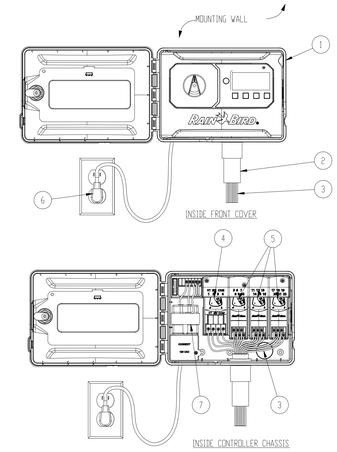


1. FINISH GRADE
2. STANDARD VALVE BOX WITH COVER:
   RAIN BIRD VB-STD
3. WATERPROOF CONNECTION:
   RAIN BIRD DB SERIES
4. VALVE ID TAG
5. 30-INCH LINEAR LENGTH OF WIRE, COILED
6. PRESSURE REGULATING FILTER:
   RAIN BIRD PRF-075-RBY (INCLUDED IN XCZ-075-PRF KIT)
7. PVC SCH 40 FEMALE ADAPTOR
8. LATERAL PIPE
9. REMOTE CONTROL VALVE:
   RAIN BIRD LVF-075 (INCLUDED IN XCZ-075-PRF KIT)
10. PVC SCH 40 TEE OR ELL TO MANIFOLD
11. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL

CONTROL ZONE KIT: XCZ-LF-075-PRF 3/4"
SCALE: N.T.S. — 8

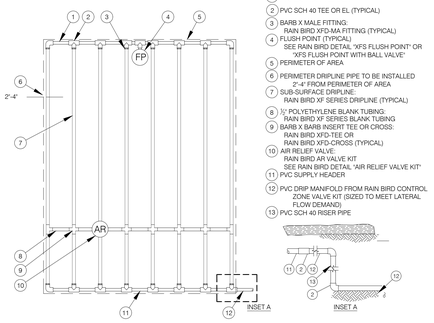


MANUAL SHUT OFF VALVE BRASS NIBCO T-580 A
SCALE: N.T.S. — 4



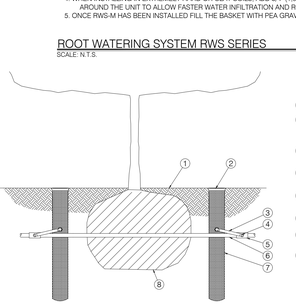
GENERAL NOTES:
1. MODULAR HYBRID CONTROLLER: RAIN BIRD ESP-ME3 INSIDE WALL MOUNT
2. 1-INCH PVC SCH 40 CONDUIT AND FITTINGS
3. WIRES TO REMOTE CONTROL VALVES
4. STANDARD MODULE FOR 4-STATION CONTROLLERS
5. OPTIONAL MODULE FOR 22-STATION CONTROLLERS
6. STANDARD 120 V PLUG
7. 120 VAC, 60 HZ INTERNAL TRANSFORMER

ESP-ME3 SMART CONTROL SYSTEM
SCALE: N.T.S. — 1



1. PVC EXHAUST HEADER
2. PVC SCH 40 TEE OR EL (TYPICAL)
3. BARB X MALE FITTING:
   RAIN BIRD XFD-MA FITTING (TYPICAL)
4. FLUSH POINT (TYPICAL)
   SEE RAIN BIRD DETAIL "XFS FLUSH POINT" OR "XFS FLUSH POINT WITH BALL VALVE"
5. PERIMETER OF AREA
6. PERIMETER DRIPLINE PIPE TO BE INSTALLED 2'-4" FROM PERIMETER OF AREA
7. SUB-SURFACE DRIPLINE:
   RAIN BIRD XF SERIES DRIPLINE (TYPICAL)
8. ½" POLYETHYLENE BLANK TUBING:
   RAIN BIRD XF SERIES BLANK TUBING
9. BARB X BARB INSERT TEE OR CROSS:
   RAIN BIRD XFD-TEE OR
   RAIN BIRD XFD-CROSS (TYPICAL)
10. AIR RELIEF VALVE:
    RAIN BIRD AR VALVE KIT
    SEE RAIN BIRD DETAIL "AIR RELIEF VALVE KIT"
11. PVC SUPPLY HEADER
12. PVC DRIP MANIFOLD FROM RAIN BIRD CONTROL ZONE VALVE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
13. PVC SCH 40 RISER PIPE

RAINBIRD XFS SUBSURFACE DRIPLINE
SCALE: N.T.S. — 17



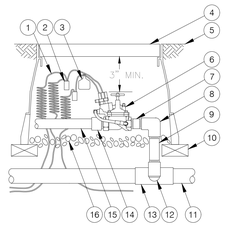
1. RAIN BIRD RWS-M-B-1402 (INCLUDES RETAINER, 18" (45.7 CM) TUBE, 0.5 GPM (1.9 L/M) BUBBLER, 4" (10.2 CM) GRATE, 1/2" (1.3 CM) M NPT INLET SPIRAL BARB ELBOW)
2. BUBBLER: RAIN BIRD 1402 0.5 GPM (1.9 L/M) (INCLUDED)
3. FINISH GRADE/TOP OF MULCH
4. 4" (10.2 CM) LOCKING GRATE (INCLUDED)
5. 5. 1/2" (1.3 CM) SWING ASSEMBLY: RAIN BIRD SA-125050 OR 1/2" (1.3 CM) SWING PIPE: RAIN BIRD SP SERIES WITH 1/2" (1.3 CM) MALE NPT X 0.490" BARB ELBOW: RAIN BIRD SBE-050
6. PVC SCH 40 TEE OR EL
7. PVC OR POLYETHYLENE LATERAL PIPE
8. 4" (10.2 CM) WIDE X 18" (45.7 CM) LONG RIGID BASKET WEAVE CANISTER (INCLUDED)
9. OPTIONAL SOCK (RWS-SOCK) FOR SANDY SOILS

NOTES:
1. 4" (10.2 CM) GRATE IS ALSO AVAILABLE IN PURPLE (RWS-GRATE-P).
2. INSTALL PRODUCT SO THAT THE GRATE IS EVEN WITH FINISH GRADE OR TOP OF MULCH.
3. OPTIONAL SAND SOCK (RWS-SOCK) IS 34" (86.4 CM) IN LENGTH. CUT TO LENGTH NEEDED TO COVER MESH BASKET AREA.
4. WHEN INSTALLING IN EXTREMELY HARD OR CLAY SOILS, ADD 3/4" (1.9 CM) GRAVEL UNDER AND AROUND THE UNIT TO ALLOW FASTER WATER INFILTRATION AND ROOT PENETRATION.
5. ONCE RWS-M HAS BEEN INSTALLED FILL THE BASKET WITH PEA GRAVEL BEFORE LOCKING LID.

ROOT WATERING SYSTEM RWS SERIES
SCALE: N.T.S. — 13

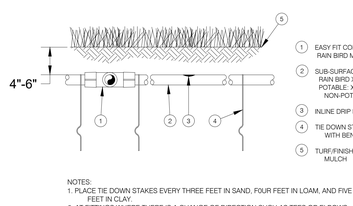
1. FINISH GRADE/TOP OF MULCH
2. ROOT WATERING SERIES:
   RAIN BIRD RWS SERIES
   (1 OF 2 SHOWN, MORE POSSIBLE)
3. SWING ASSEMBLY (INCLUDED)
   (1 OF 2 SHOWN, MORE POSSIBLE)
4. 1/2-INCH MALE NPT INLET (INCLUDED)
   (1 OF 2 SHOWN, MORE POSSIBLE)
5. PVC SCH 40 TEE OR EL
   (1 OF 2 SHOWN, MORE POSSIBLE)
6. PVC OR POLYETHYLENE LATERAL PIPE
7. OPTIONAL RWS SAND SOCK (RWS-SOCK) FOR SANDY SOILS (1 OF 2 SHOWN, MORE POSSIBLE)
8. PLANT ROOT BALL

RWS INSTALLATION FOR TREES
SCALE: N.T.S. — 14



1. 30-INCH LINEAR LENGTH OF WIRE COILED
2. WATERPROOF CONNECTION RAIN BIRD SPLICE-1 (1 OF 2)
3. ID TAG: RAIN BIRD VID SERIES
4. VALVE BOX WITH COVER: RAIN BIRD VB-STD
5. FINISH GRADE/TOP OF MULCH
6. REMOTE CONTROL VALVE: RAIN BIRD EFB-CP-PRS-D WITH NP-HAN
7. PVC SCH 80 NIPPLE (CLOSE)
8. PVC SCH 40 ELL
9. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
10. BRICK (1 OF 4)
11. PVC MAINLINE PIPE
12. SCH 80 NIPPLE (2-INCH LENGTH, HIDDEN) AND SCH 40 ELL
13. PVC SCH 40 TEE OR ELL
14. PVC SCH 40 MALE ADAPTER
15. PVC LATERAL PIPE
16. 3.0-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL

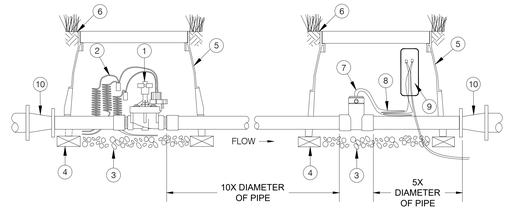
MASTER VALVE EFB-CP SERIES
SCALE: N.T.S. — 10



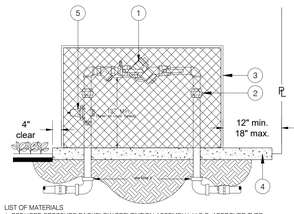
1. EASY FIT COMPRESSION TEE: RAIN BIRD MDCFTEE
2. SUB-SURFACE DRIPLINE:
   RAIN BIRD XF SERIES DRIPLINE
   POTABLE: XFS DRIPLINE
   NON-POTABLE: XFSP DRIPLINE
3. INLINE DRIP EMITTER
4. TIE DOWN STAKE: RAIN BIRD TDS-050 WITH BEND (TYPICAL)
5. TURF/FINISH GRADE OR SHRUB BED WITH MULCH

NOTES:
1. PLACE TIE DOWN STAKES EVERY THREE FEET IN SAND, FOUR FEET IN LOAM, AND FIVE FEET IN CLAY.
2. AT FITTINGS WHERE THERE IS A CHANGE OF DIRECTION SUCH AS TEES OR ELBOWS, USE TIE-DOWN STAKES ON EACH LEG OF THE CHANGE OF DIRECTION.
3. INSERTION FLOW AND TRENCHED INSTALLATIONS DO NOT REQUIRE TIE DOWN STAKES.

XFS SUB-SURFACE DRIPLINE BURIAL
SCALE: N.T.S. — 6



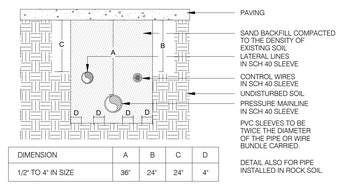
SITE CONTROL MASTER VALVE AND FLOW SENSOR
SCALE: N.T.S. — 2



LIST OF MATERIALS
1. REDUCED PRESSURE BACKFLOW PREVENTION ASSEMBLY, U.S.C. APPROVED TYPE.
2. BRASS UNION REQUIRED IF THREADED FITTINGS (ELBOWS) ARE USED.
3. BACKFLOW PREVENTION ASSEMBLY ENCLOSURE PER MANUFACTURER'S RECOMMENDATIONS (SEE NOTES 1 AND 2). LIST OF APPROVED ENCLOSURES WILL BE PROVIDED BY DESIGNER.
4. CONCRETE PAD, CLASS 520-C-2500, MUST BE CONSTRUCTED TO ENSURE 4" CLEARANCE AROUND THE BACKFLOW ENCLOSURE.
5. WATER PRESSURE REGULATOR ZURN WILKINS 1" 1-500XL

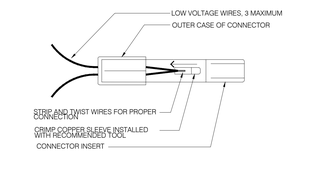
NOTES:
1. See Section 3 of these Specifications for approved backflow assemblies, backflow enclosure, testing requirements, placement of backflow assemblies and other requirements.
2. Proposed location of the backflow device, protective enclosure and all parts must be approved by the Engineer prior to installation. Failure to comply may result in project delays to correct all unacceptedcts unapproved work.
3. All fittings and pipe shall be brass or copper with either IPT or soldered connections, respectively.
4. A wye strainer or hose bib is not allowed to be installed on backflow assembly piping.
5. A pressure reducer, if required, is only permitted at the building and not on the backflow assembly.
6. Backflow device must be installed a minimum of 12" above finished grade.
7. Final placement of the backflow prevention enclosure must be at least 12' behind the public right-of-way.
8. If a new meter installed, pipe shall be copper from meter to backflow. If there is existing piping meter, it may remain per plumbing code.
9. New backflow must be tested by a Walnut Valley Water District standard.

3/4" THROUGH 2 1/2" REDUCED PRESSURE BACKFLOW PREVENTION ASSEMBLY
SCALE:N.T.S. — 3



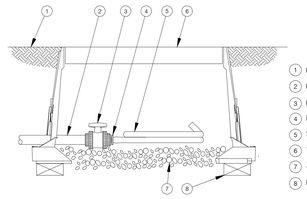
DIMENSION	A	B	C	D
1/2" TO 4" IN SIZE	36"	24"	24"	4"

SLEEVE / TRENCHING INSTALLATION
SCALE: N.T.S. — 15



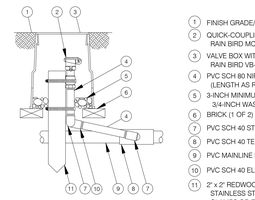
NOTE:
FILL OUTER CASE WITH SEALER PRIOR TO FINAL ASSEMBLY.

WIRE CONNECTION
SCALE: N.T.S. — 11



1. FINISH GRADE
2. PVC DRIP MANIFOLD PIPE
3. PVC 1" X ¾" TRUE UNION BALL VALVE
4. EASY FIT MALE X BARB ADAPTER: RAIN BIRD XFF-MA-075
5. SUB-SURFACE DRIPLINE: RAIN BIRD XF SERIES BLANK TUBING
6. 12-INCH VALVE BOX WITH COVER: RAIN BIRD VB-STD
7. 3-INCH MINIMUM DEPTH OF ¾" WASHED GRAVEL
8. BRICK (1 OF 2)

SUB-SURFACE FLUSH POINT WITH BALL VALVE
SCALE: N.T.S. — 7

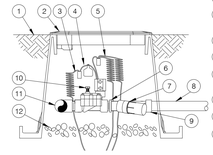


1. FINISH GRADE/TOP OF MULCH
2. QUICK-COUPLING VALVE: RAIN BIRD MODEL 33DNP
3. VALVE BOX WITH COVER: RAIN BIRD VB-6RND
4. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
5. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
6. BRICK (1 OF 2)
7. PVC SCH 40 STREET ELL
8. PVC SCH 40 TEE OR ELL
9. PVC MAINLINE PIPE
10. PVC SCH 40 ELL
11. 2" x 2" REDWOOD STAKE WITH STAINLESS STEEL GEAR CLAMPS OR EQUIVALENT SUPPORT SYSTEM

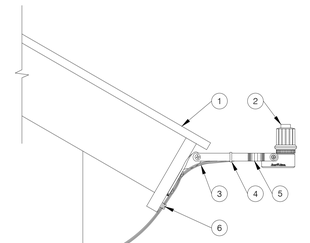
NOTE:
FURNISH FITTINGS AND PIPING NOMINALLY SIZED IDENTICAL TO NOMINAL QUICK COUPLING VALVE INLET SIZE.

QUICK COUPLER VALVE
SCALE: N.T.S. — 5

1. FINISH GRADE
2. STANDARD VALVE BOX WITH COVER: RAIN BIRD VB-STD
3. WATERPROOF CONNECTION: RAIN BIRD DB SERIES
4. VALVE ID TAG
5. 30-INCH LINEAR LENGTH OF WIRE, COILED
6. 1" X 1" REDUCING COUPLING (INCLUDED IN XCZF-100-PRF KIT)
7. PRESSURE REGULATING FILTER: RAIN BIRD PRF-100-RBY (INCLUDED IN XCZF-100-PRF KIT)
8. LATERAL PIPE
9. PVC SCH 40 FEMALE ADAPTOR OR REDUCER
10. REMOTE CONTROL VALVE: RAIN BIRD LFV-100 (INCLUDED IN XCZF-100-PRF KIT)
11. PVC SCH 40 TEE OR ELL TO MANIFOLD
12. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
13. MANIFOLD PIPE AND FITTINGS



CONTROL ZONE KIT: XCZF-100-PRF 1"
SCALE: N.T.S. — 9



1. EAVE OF BUILDING
2. RAIN SENSOR: RAIN BIRD RSD-BEx
3. WIRE TO IRRIGATION CONTROLLER
4. PLASTIC TIE DOWN STRAP
5. MOUNTING BRACKET
6. SECURE WIRE WITH CABLE TIE BRACKET (1 OF 2)

RAINBIRD - RSD-BEx RSD SERIES RAIN SHUT OFF
SCALE: N.T.S. — 18

W.PA
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www.worksarchitecture.net

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REGISTERED LANDSCAPE ARCHITECT — SAMUEL KYUNG KIM TECHNICAL — No. 5249 — Signature — 2-28-2024 Renewal Date — 08-27-2025 Date — STATE OF CALIFORNIA

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25% Construction Document 08/19/2022

SET ISSUE

Number	Issue	Date
1	Pre-Submittal	02.11.2022
2	100% Schematic Design	03.11.2022
3	25% PDPP Submission	04.15.2022
4	25% Design Development	04.15.2022
5	Pre-Submittal Rev 01	05.16.2022
6	50% Design Development	05.16.2022
7	75% Design Development	06.03.2022
8	100% Design Development	07.01.2022
9	25% Construction Document	08.19.2022

Sepulveda

6728 Sepulveda Blvd
Van Nuys, CA 91411

SQLA #22155

IRRIGATION DETAILS

LI-6

Appendix B

Tree Disclosure Statement

APPLICATIONS

TREE DISCLOSURE STATEMENT

Los Angeles Municipal Code (LAMC) Section 46.00 requires disclosure and protection of certain trees located on private and public property, and that they be shown on submitted and approved site plans. Any discretionary application that includes changes to the building footprint, including demolition or grading permit applications, shall provide a Tree Disclosure Statement completed and signed by the Property Owner.

If there are any protected trees or protected shrubs on the project site and/or any trees within the adjacent public right-of-way that may be impacted or removed as a result of the project, a Tree Report will be required, and the field visit must be conducted by a qualified Tree Expert.

Property Address: 6728 N SEPULVEDA BLVD, 6715 1-7 N COLUMBUS AVE

Date Of Field Visit: 05/09/2023

Does the property contain any of the following protected trees or shrubs?

☐ **Yes** (Mark any that apply below)

- ☐ Oak, including Valley Oak *(Quercus lobota)* and California Live Oak (*Quercus agrifolia*) or any other tree of the oak genus indigenous to California, but excluding the Scrub Oak
- ☐ Southern California Black Walnut (*Juglans californica*)
- ☐ Western Sycamore (*Platanus racemosa*)
- ☐ California Bay (*Umbellularia californica*)
- ☐ Mexican Elderberry (*Sambucus mexicana*)
- ☐ Toyon (*Heteromeles arbutifolia*)

☑ **No**

Does the property contain any street trees in the adjacent public right-of-way?

☑ **Yes** ☐ **No**

Does the project occur within the Mt. Washington/Glassell Park Specific Plan Area and contain any trees 12 inches or more diameter at 4.5 feet above average natural grade at base of tree and/or is more than 35 feet in height?

☐ **Yes** ☑ **No**

Does the project occur within the Coastal Zone and contain any of the following trees?

☐ **Yes** (Mark any that apply below)

- ☐ Blue Gum Eucalyptus *(Eucalyptus globulus)*
- ☐ Red River Gum Eucalyptus *(Eucalyptus camaldulensis)*
- ☐ Other Eucalyptus species

☑ **No**

Tree Expert Credentials (if applicable)

Name of Tree Expert: _____

Mark which of the following qualifications apply:

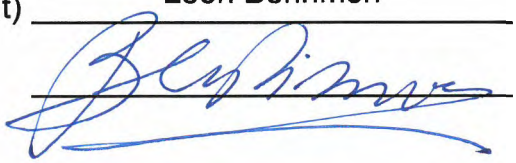
- ☐ Certified arborist with the International Society of Arboriculture who holds a license as an agricultural pest control advisor
- ☐ Certified arborist with the International Society of Arboriculture who is a licensed landscape architect
- ☐ Registered consulting arborist with the American Society of Consulting Arborists

Certification/License No.: _____

Owner's Declaration

I acknowledge and understand that knowingly or negligently providing false or misleading information in response to this disclosure requirement constitutes a violation of the Los Angeles Municipal Code Section 46.00, which can lead to criminal and/or civil legal action. I certify that the information provided on this form relating to the project site and any of the above biological resources is accurate to the best of my knowledge.

Name of the Owner (Print) Leon Benrimon

Owner Signature 

Date 05/09/2023

Appendix C

CalEEMod Worksheets

6728 Sepulveda Blvd Detailed Report

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1. Basic Project Information

1.1. Basic Project Information

Data Field	Value
Project Name	6728 Sepulveda Blvd
Construction Start Date	7/5/2023
Operational Year	2025
Lead Agency	City of Los Angeles
Land Use Scale	Project/site
Analysis Level for Defaults	County
Windspeed (m/s)	2.50
Precipitation (days)	18.6
Location	6715 Columbus Ave, Van Nuys, CA 91405, USA
County	Los Angeles-South Coast
City	Los Angeles
Air District	South Coast AQMD
Air Basin	South Coast
TAZ	3846
EDFZ	17
Electric Utility	Los Angeles Department of Water & Power
Gas Utility	Southern California Gas
App Version	2022.1.1.8

1.2. Land Use Types

Land Use Subtype	Size	Unit	Lot Acreage	Building Area (sq ft)	Landscape Area (sq ft)	Special Landscape Area (sq ft)	Population	Description

Apartments Mid Rise	405	Dwelling Unit	0.00	313,236	20,711	—	1,199	—
Enclosed Parking with Elevator	556	Space	2.18	207,406	0.00	—	—	—

1.3. User-Selected Emission Reduction Measures by Emissions Sector

No measures selected

2. Emissions Summary

2.1. Construction Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	37.0	25.4	46.6	0.05	0.95	6.60	7.07	0.87	1.68	2.55	—	11,181	11,181	0.47	0.65	29.7	11,395
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	37.0	25.6	41.8	0.05	0.95	6.60	7.07	0.87	1.68	2.55	—	10,855	10,855	0.48	0.65	0.77	11,043
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	7.35	13.3	24.4	0.03	0.42	3.65	4.08	0.39	1.02	1.41	—	6,495	6,495	0.28	0.41	7.11	6,632
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	1.34	2.42	4.46	0.01	0.08	0.67	0.74	0.07	0.19	0.26	—	1,075	1,075	0.05	0.07	1.18	1,098

2.2. Construction Emissions by Year, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Year	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily - Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	2.42	25.4	23.2	0.05	0.95	3.98	4.92	0.87	1.68	2.55	—	7,135	7,135	0.36	0.65	10.6	7,346
2024	3.09	23.7	41.9	0.05	0.85	5.61	6.10	0.79	1.68	2.47	—	10,042	10,042	0.41	0.64	27.9	10,241
2025	37.0	16.8	46.6	0.04	0.47	6.60	7.07	0.42	1.58	1.99	—	11,181	11,181	0.47	0.58	29.7	11,395
Daily - Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	2.42	25.6	22.8	0.05	0.95	3.98	4.92	0.87	1.68	2.55	—	7,113	7,113	0.36	0.65	0.27	7,315
2024	3.06	23.9	37.6	0.05	0.85	5.61	6.10	0.79	1.68	2.47	—	9,763	9,763	0.42	0.65	0.72	9,938
2025	37.0	17.1	41.8	0.04	0.47	6.60	7.07	0.42	1.58	1.99	—	10,855	10,855	0.48	0.59	0.77	11,043
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.80	8.43	7.64	0.02	0.32	1.18	1.50	0.29	0.50	0.79	—	2,236	2,236	0.11	0.19	1.36	2,297
2024	2.03	13.3	24.4	0.03	0.42	3.65	4.08	0.39	1.02	1.41	—	6,495	6,495	0.28	0.41	7.11	6,632
2025	7.35	9.63	23.2	0.02	0.27	3.50	3.77	0.24	0.84	1.08	—	6,047	6,047	0.26	0.33	7.02	6,159
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
2023	0.15	1.54	1.39	< 0.005	0.06	0.22	0.27	0.05	0.09	0.14	—	370	370	0.02	0.03	0.23	380
2024	0.37	2.42	4.46	0.01	0.08	0.67	0.74	0.07	0.19	0.26	—	1,075	1,075	0.05	0.07	1.18	1,098
2025	1.34	1.76	4.23	< 0.005	0.05	0.64	0.69	0.04	0.15	0.20	—	1,001	1,001	0.04	0.06	1.16	1,020

2.4. Operations Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	16.7	5.88	79.4	0.12	0.20	3.72	3.92	0.21	0.66	0.87	190	17,331	17,522	20.1	0.56	41.7	18,233

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	13.0	5.97	44.0	0.11	0.18	3.72	3.90	0.18	0.66	0.84	190	16,783	16,973	20.2	0.58	3.27	17,653
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	15.4	6.22	66.9	0.11	0.20	3.72	3.92	0.20	0.66	0.86	190	16,972	17,162	20.2	0.58	19.3	17,859
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Unmit.	2.81	1.13	12.2	0.02	0.04	0.68	0.71	0.04	0.12	0.16	31.5	2,810	2,841	3.34	0.10	3.19	2,957

2.5. Operations Emissions by Sector, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Sector	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	5.77	4.16	46.8	0.11	0.07	3.72	3.79	0.06	0.66	0.73	—	10,755	10,755	0.55	0.44	39.5	10,939
Area	10.8	0.30	31.9	< 0.005	0.02	—	0.02	0.03	—	0.03	0.00	98.5	98.5	< 0.005	< 0.005	—	98.9
Energy	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	6,279	6,279	0.48	0.05	—	6,306
Water	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Waste	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Total	16.7	5.88	79.4	0.12	0.20	3.72	3.92	0.21	0.66	0.87	190	17,331	17,522	20.1	0.56	41.7	18,233
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	5.68	4.56	43.4	0.10	0.07	3.72	3.79	0.06	0.66	0.73	—	10,305	10,305	0.58	0.46	1.02	10,458
Area	7.26	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00

Energy	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	6,279	6,279	0.48	0.05	—	6,306
Water	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Waste	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Total	13.0	5.97	44.0	0.11	0.18	3.72	3.90	0.18	0.66	0.84	190	16,783	16,973	20.2	0.58	3.27	17,653
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	5.64	4.60	44.4	0.10	0.07	3.72	3.79	0.06	0.66	0.73	—	10,427	10,427	0.57	0.46	17.0	10,595
Area	9.69	0.21	21.9	< 0.005	0.01	—	0.01	0.02	—	0.02	0.00	67.5	67.5	< 0.005	< 0.005	—	67.7
Energy	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	6,279	6,279	0.48	0.05	—	6,306
Water	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Waste	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Total	15.4	6.22	66.9	0.11	0.20	3.72	3.92	0.20	0.66	0.86	190	16,972	17,162	20.2	0.58	19.3	17,859
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Mobile	1.03	0.84	8.11	0.02	0.01	0.68	0.69	0.01	0.12	0.13	—	1,726	1,726	0.09	0.08	2.82	1,754
Area	1.77	0.04	3.99	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	0.00	11.2	11.2	< 0.005	< 0.005	—	11.2
Energy	0.02	0.26	0.11	< 0.005	0.02	—	0.02	0.02	—	0.02	—	1,040	1,040	0.08	0.01	—	1,044
Water	—	—	—	—	—	—	—	—	—	—	4.79	32.8	37.6	0.49	0.01	—	53.5
Waste	—	—	—	—	—	—	—	—	—	—	26.7	0.00	26.7	2.67	0.00	—	93.5
Refrig.	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	0.37	0.37
Total	2.81	1.13	12.2	0.02	0.04	0.68	0.71	0.04	0.12	0.16	31.5	2,810	2,841	3.34	0.10	3.19	2,957

3. Construction Emissions Details

3.1. Demolition (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.52	15.4	15.0	0.02	0.70	—	0.70	0.65	—	0.65	—	2,249	2,249	0.09	0.02	—	2,257
Demolition	—	—	—	—	—	0.02	0.02	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.08	0.84	0.82	< 0.005	0.04	—	0.04	0.04	—	0.04	—	123	123	< 0.005	< 0.005	—	124
Demolition	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.02	0.15	0.15	< 0.005	0.01	—	0.01	0.01	—	0.01	—	20.4	20.4	< 0.005	< 0.005	—	20.5
Demolition	—	—	—	—	—	< 0.005	< 0.005	—	< 0.005	< 0.005	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Worker	0.05	0.05	0.82	0.00	0.00	0.13	0.13	0.00	0.03	0.03	—	144	144	0.01	< 0.005	0.61	147
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.03	0.01	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	< 0.005	—	25.1	25.1	< 0.005	< 0.005	0.06	26.3
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	0.04	0.00	0.00	0.01	0.01	0.00	< 0.005	< 0.005	—	7.61	7.61	< 0.005	< 0.005	0.01	7.71
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	1.37	1.37	< 0.005	< 0.005	< 0.005	1.44
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	0.01	0.00	0.00	< 0.005	< 0.005	0.00	< 0.005	< 0.005	—	1.26	1.26	< 0.005	< 0.005	< 0.005	1.28
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	0.23	0.23	< 0.005	< 0.005	< 0.005	0.24

3.3. Site Preparation (2023) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.20	20.3	18.9	0.03	0.90	—	0.90	0.83	—	0.83	—	2,857	2,857	0.12	0.02	—	2,867
Dust From Material Movement	—	—	—	—	—	2.56	2.56	—	1.31	1.31	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.20	20.3	18.9	0.03	0.90	—	0.90	0.83	—	0.83	—	2,857	2,857	0.12	0.02	—	2,867
Dust From Material Movement	—	—	—	—	—	2.56	2.56	—	1.31	1.31	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.65	5.99	5.58	0.01	0.27	—	0.27	0.24	—	0.24	—	844	844	0.03	0.01	—	847
Dust From Material Movement	—	—	—	—	—	0.76	0.76	—	0.39	0.39	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.12	1.09	1.02	< 0.005	0.05	—	0.05	0.04	—	0.04	—	140	140	0.01	< 0.005	—	140
Dust From Material Movement	—	—	—	—	—	0.14	0.14	—	0.07	0.07	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.14	0.16	2.45	0.00	0.00	0.39	0.39	0.00	0.09	0.09	—	433	433	0.02	0.01	1.84	440

Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.08	4.96	1.87	0.02	0.05	1.02	1.07	0.05	0.27	0.32	—	3,845	3,845	0.23	0.61	8.73	4,040
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.14	0.18	2.08	0.00	0.00	0.39	0.39	0.00	0.09	0.09	—	410	410	0.02	0.01	0.05	415
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.08	5.13	1.89	0.02	0.05	1.02	1.07	0.05	0.27	0.32	—	3,846	3,846	0.23	0.61	0.23	4,033
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.04	0.05	0.64	0.00	0.00	0.11	0.11	0.00	0.03	0.03	—	123	123	0.01	< 0.005	0.23	125
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.02	1.54	0.55	0.01	0.01	0.30	0.31	0.01	0.08	0.09	—	1,136	1,136	0.07	0.18	1.11	1,192
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.01	0.01	0.12	0.00	0.00	0.02	0.02	0.00	< 0.005	< 0.005	—	20.4	20.4	< 0.005	< 0.005	0.04	20.7
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.28	0.10	< 0.005	< 0.005	0.05	0.06	< 0.005	0.01	0.02	—	188	188	0.01	0.03	0.18	197

3.5. Site Preparation (2024) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.06	18.8	18.0	0.03	0.81	—	0.81	0.74	—	0.74	—	2,856	2,856	0.12	0.02	—	2,866

Dust From Material Movement	—	—	—	—	—	2.56	2.56	—	1.31	1.31	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.06	18.8	18.0	0.03	0.81	—	0.81	0.74	—	0.74	—	2,856	2,856	0.12	0.02	—	2,866
Dust From Material Movement	—	—	—	—	—	2.56	2.56	—	1.31	1.31	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.41	3.72	3.55	0.01	0.16	—	0.16	0.15	—	0.15	—	564	564	0.02	< 0.005	—	566
Dust From Material Movement	—	—	—	—	—	0.51	0.51	—	0.26	0.26	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.07	0.68	0.65	< 0.005	0.03	—	0.03	0.03	—	0.03	—	93.5	93.5	< 0.005	< 0.005	—	93.8
Dust From Material Movement	—	—	—	—	—	0.09	0.09	—	0.05	0.05	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.13	0.14	2.26	0.00	0.00	0.39	0.39	0.00	0.09	0.09	—	424	424	0.02	0.01	1.67	430
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.08	4.73	1.82	0.02	0.05	0.99	1.04	0.05	0.27	0.32	—	3,784	3,784	0.20	0.61	8.70	3,978
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.13	0.17	1.91	0.00	0.00	0.39	0.39	0.00	0.09	0.09	—	401	401	0.02	0.01	0.04	406
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.08	4.91	1.82	0.02	0.05	0.99	1.04	0.05	0.27	0.32	—	3,785	3,785	0.20	0.61	0.23	3,971
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.03	0.03	0.40	0.00	0.00	0.08	0.08	0.00	0.02	0.02	—	80.5	80.5	< 0.005	< 0.005	0.14	81.6
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.02	0.99	0.36	< 0.005	0.01	0.19	0.20	0.01	0.05	0.06	—	748	748	0.04	0.12	0.74	785
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	0.01	0.07	0.00	0.00	0.01	0.01	0.00	< 0.005	< 0.005	—	13.3	13.3	< 0.005	< 0.005	0.02	13.5
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	< 0.005	0.18	0.07	< 0.005	< 0.005	0.04	0.04	< 0.005	0.01	0.01	—	124	124	0.01	0.02	0.12	130

3.7. Building Construction (2024) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Off-Road Equipment	1.32	11.2	11.9	0.02	0.46	—	0.46	0.42	—	0.42	—	2,201	2,201	0.09	0.02	—	2,209
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.32	11.2	11.9	0.02	0.46	—	0.46	0.42	—	0.42	—	2,201	2,201	0.09	0.02	—	2,209
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.68	5.83	6.19	0.01	0.24	—	0.24	0.22	—	0.22	—	1,141	1,141	0.05	0.01	—	1,145
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.12	1.06	1.13	< 0.005	0.04	—	0.04	0.04	—	0.04	—	189	189	0.01	< 0.005	—	190
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	1.70	1.81	28.6	0.00	0.00	4.95	4.95	0.00	1.16	1.16	—	5,347	5,347	0.22	0.18	21.1	5,427
Vendor	0.08	2.93	1.44	0.02	0.03	0.66	0.70	0.03	0.18	0.22	—	2,493	2,493	0.10	0.34	6.76	2,605
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	1.67	2.15	24.1	0.00	0.00	4.95	4.95	0.00	1.16	1.16	—	5,068	5,068	0.23	0.19	0.55	5,130

Vendor	0.07	3.05	1.47	0.02	0.03	0.66	0.70	0.03	0.18	0.22	—	2,494	2,494	0.10	0.34	0.18	2,600
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.86	1.11	13.2	0.00	0.00	2.54	2.54	0.00	0.59	0.59	—	2,667	2,667	0.12	0.10	4.72	2,704
Vendor	0.04	1.60	0.76	0.01	0.02	0.34	0.36	0.02	0.09	0.11	—	1,293	1,293	0.05	0.18	1.51	1,349
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.16	0.20	2.40	0.00	0.00	0.46	0.46	0.00	0.11	0.11	—	442	442	0.02	0.02	0.78	448
Vendor	0.01	0.29	0.14	< 0.005	< 0.005	0.06	0.07	< 0.005	0.02	0.02	—	214	214	0.01	0.03	0.25	223
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.9. Building Construction (2025) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.24	10.6	11.9	0.02	0.40	—	0.40	0.37	—	0.37	—	2,201	2,201	0.09	0.02	—	2,209
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.24	10.6	11.9	0.02	0.40	—	0.40	0.37	—	0.37	—	2,201	2,201	0.09	0.02	—	2,209
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.75	6.39	7.15	0.01	0.24	—	0.24	0.22	—	0.22	—	1,327	1,327	0.05	0.01	—	1,331
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.14	1.17	1.30	< 0.005	0.04	—	0.04	0.04	—	0.04	—	220	220	0.01	< 0.005	—	220
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	1.62	1.64	26.3	0.00	0.00	4.95	4.95	0.00	1.16	1.16	—	5,236	5,236	0.22	0.18	19.2	5,315
Vendor	0.07	2.79	1.36	0.02	0.03	0.66	0.70	0.02	0.18	0.20	—	2,452	2,452	0.10	0.34	6.71	2,564
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	1.61	1.82	22.3	0.00	0.00	4.95	4.95	0.00	1.16	1.16	—	4,963	4,963	0.23	0.19	0.50	5,026
Vendor	0.07	2.91	1.38	0.02	0.03	0.66	0.70	0.02	0.18	0.20	—	2,453	2,453	0.10	0.34	0.17	2,558
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.96	1.19	14.1	0.00	0.00	2.95	2.95	0.00	0.69	0.69	—	3,036	3,036	0.14	0.11	4.99	3,077
Vendor	0.04	1.76	0.82	0.01	0.02	0.39	0.42	0.01	0.11	0.12	—	1,478	1,478	0.06	0.21	1.75	1,543
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.18	0.22	2.58	0.00	0.00	0.54	0.54	0.00	0.13	0.13	—	503	503	0.02	0.02	0.83	509

Vendor	0.01	0.32	0.15	< 0.005	< 0.005	0.07	0.08	< 0.005	0.02	0.02	—	245	245	0.01	0.03	0.29	256
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

3.11. Architectural Coating (2025) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Onsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.16	1.42	1.72	< 0.005	0.03	—	0.03	0.03	—	0.03	—	244	244	0.01	< 0.005	—	245
Architectural Coatings	33.6	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.16	1.42	1.72	< 0.005	0.03	—	0.03	0.03	—	0.03	—	244	244	0.01	< 0.005	—	245
Architectural Coatings	33.6	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.03	0.23	0.28	< 0.005	0.01	—	0.01	< 0.005	—	< 0.005	—	40.1	40.1	< 0.005	< 0.005	—	40.3

Architectural Coatings	5.52	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	0.04	0.05	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	6.65	6.65	< 0.005	< 0.005	—	6.67
Architectural Coatings	1.01	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.32	0.33	5.27	0.00	0.00	0.99	0.99	0.00	0.23	0.23	—	1,047	1,047	0.04	0.04	3.83	1,063
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.32	0.36	4.47	0.00	0.00	0.99	0.99	0.00	0.23	0.23	—	993	993	0.05	0.04	0.10	1,005
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Worker	0.05	0.06	0.77	0.00	0.00	0.16	0.16	0.00	0.04	0.04	—	166	166	0.01	0.01	0.27	168
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Worker	0.01	0.01	0.14	0.00	0.00	0.03	0.03	0.00	0.01	0.01	—	27.4	27.4	< 0.005	< 0.005	0.05	27.8
Vendor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00
Hauling	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00

4. Operations Emissions Details

4.1. Mobile Emissions by Land Use

4.1.1. Unmitigated

Mobile source emissions results are presented in Sections 2.6. No further detailed breakdown of emissions is available.

4.2. Energy

4.2.1. Electricity Emissions By Land Use - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	3,039	3,039	0.22	0.03	—	3,054
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	—	1,448	1,448	0.10	0.01	—	1,455
Total	—	—	—	—	—	—	—	—	—	—	—	4,488	4,488	0.32	0.04	—	4,509
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	3,039	3,039	0.22	0.03	—	3,054

Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	—	1,448	1,448	0.10	0.01	—	1,455
Total	—	—	—	—	—	—	—	—	—	—	—	4,488	4,488	0.32	0.04	—	4,509
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	503	503	0.04	0.01	—	506
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	—	240	240	0.02	< 0.005	—	241
Total	—	—	—	—	—	—	—	—	—	—	—	743	743	0.05	0.01	—	747

4.2.3. Natural Gas Emissions By Land Use - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	1,792	1,792	0.16	< 0.005	—	1,797
Enclosed Parking with Elevator	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
Total	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	1,792	1,792	0.16	< 0.005	—	1,797
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Apartments Mid Rise	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	1,792	1,792	0.16	< 0.005	—	1,797
Enclosed Parking with Elevator	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
Total	0.08	1.41	0.60	0.01	0.11	—	0.11	0.11	—	0.11	—	1,792	1,792	0.16	< 0.005	—	1,797
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	0.02	0.26	0.11	< 0.005	0.02	—	0.02	0.02	—	0.02	—	297	297	0.03	< 0.005	—	297
Enclosed Parking with Elevator	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	—	0.00	0.00	0.00	0.00	—	0.00
Total	0.02	0.26	0.11	< 0.005	0.02	—	0.02	0.02	—	0.02	—	297	297	0.03	< 0.005	—	297

4.3. Area Emissions by Source

4.3.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Source	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Hearths	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00
Consumer Products	6.71	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	0.55	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Landscap Equipment	3.54	0.30	31.9	< 0.005	0.02	—	0.02	0.03	—	0.03	—	98.5	98.5	< 0.005	< 0.005	—	98.9
Total	10.8	0.30	31.9	< 0.005	0.02	—	0.02	0.03	—	0.03	0.00	98.5	98.5	< 0.005	< 0.005	—	98.9
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Hearths	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00
Consumer Products	6.71	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	0.55	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	7.26	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Hearths	0.00	0.00	0.00	0.00	0.00	—	0.00	0.00	—	0.00	0.00	0.00	0.00	0.00	0.00	—	0.00
Consumer Products	1.22	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Architectural Coatings	0.10	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Landscape Equipment	0.44	0.04	3.99	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	—	11.2	11.2	< 0.005	< 0.005	—	11.2
Total	1.77	0.04	3.99	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005	0.00	11.2	11.2	< 0.005	< 0.005	—	11.2

4.4. Water Emissions by Land Use

4.4.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	28.9	198	227	2.98	0.07	—	323
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	4.79	32.8	37.6	0.49	0.01	—	53.5
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	4.79	32.8	37.6	0.49	0.01	—	53.5

4.5. Waste Emissions by Land Use

4.5.2. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	161	0.00	161	16.1	0.00	—	565
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	26.7	0.00	26.7	2.67	0.00	—	93.5
Enclosed Parking with Elevator	—	—	—	—	—	—	—	—	—	—	0.00	0.00	0.00	0.00	0.00	—	0.00
Total	—	—	—	—	—	—	—	—	—	—	26.7	0.00	26.7	2.67	0.00	—	93.5

4.6. Refrigerant Emissions by Land Use

4.6.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	2.24	2.24
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Apartments Mid Rise	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	0.37	0.37
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	0.37	0.37

4.7. Offroad Emissions By Equipment Type

4.7.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.8. Stationary Emissions By Equipment Type

4.8.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.9. User Defined Emissions By Equipment Type

4.9.1. Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Equipment Type	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10. Soil Carbon Accumulation By Vegetation Type

4.10.1. Soil Carbon Accumulation By Vegetation Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Vegetation	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.2. Above and Belowground Carbon Accumulation by Land Use Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

4.10.3. Avoided and Sequestered Emissions by Species - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Species	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T	BCO2	NBCO2	CO2T	CH4	N2O	R	CO2e
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—	—

5. Activity Data

5.1. Construction Schedule

Phase Name	Phase Type	Start Date	End Date	Days Per Week	Work Days per Phase	Phase Description
Demolition	Demolition	7/5/2023	8/2/2023	5.00	20.0	—
Site Preparation	Site Preparation	8/3/2023	4/10/2024	5.00	180	Excavation/foundation work
Building Construction	Building Construction	4/11/2024	11/4/2025	5.00	409	—

Architectural Coating	Architectural Coating	8/13/2025	11/4/2025	5.00	60.0	—

5.2. Off-Road Equipment

5.2.1. Unmitigated

Phase Name	Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor
Demolition	Rubber Tired Dozers	Diesel	Average	1.00	8.00	367	0.40
Site Preparation	Tractors/Loaders/Backhoes	Diesel	Average	1.00	7.00	84.0	0.37
Building Construction	Cranes	Diesel	Average	1.00	8.00	367	0.29
Building Construction	Forklifts	Diesel	Average	2.00	7.00	82.0	0.20
Building Construction	Generator Sets	Diesel	Average	1.00	8.00	14.0	0.74
Building Construction	Tractors/Loaders/Backhoes	Diesel	Average	1.00	6.00	84.0	0.37
Building Construction	Welders	Diesel	Average	3.00	8.00	46.0	0.45
Architectural Coating	Air Compressors	Diesel	Average	1.00	6.00	37.0	0.48
Site Preparation	Pumps	Diesel	Average	2.00	8.00	11.0	0.74
Site Preparation	Welders	Diesel	Average	1.00	8.00	46.0	0.45
Demolition	Tractors/Loaders/Backhoes	Diesel	Average	3.00	8.00	84.0	0.37
Site Preparation	Excavators	Diesel	Average	1.00	8.00	36.0	0.38
Site Preparation	Cement and Mortar Mixers	Diesel	Average	3.00	8.00	10.0	0.56
Site Preparation	Forklifts	Diesel	Average	1.00	8.00	82.0	0.20
Site Preparation	Bore/Drill Rigs	Diesel	Average	1.00	6.00	83.0	0.50
Site Preparation	Rubber Tired Dozers	Diesel	Average	1.00	8.00	367	0.40
Site Preparation	Generator Sets	Diesel	Average	1.00	8.00	14.0	0.74
Architectural Coating	Aerial Lifts	Diesel	Average	1.00	6.00	46.0	0.31

5.3. Construction Vehicles

5.3.1. Unmitigated

Phase Name	Trip Type	One-Way Trips per Day	Miles per Trip	Vehicle Mix
Demolition	—	—	—	—
Demolition	Worker	10.0	18.5	LDA,LDT1,LDT2
Demolition	Vendor	—	10.2	HHDT,MHDT
Demolition	Hauling	0.35	20.0	HHDT
Demolition	Onsite truck	—	—	HHDT
Site Preparation	—	—	—	—
Site Preparation	Worker	30.0	18.5	LDA,LDT1,LDT2
Site Preparation	Vendor	—	10.2	HHDT,MHDT
Site Preparation	Hauling	53.7	20.0	HHDT
Site Preparation	Onsite truck	—	—	HHDT
Building Construction	—	—	—	—
Building Construction	Worker	379	18.5	LDA,LDT1,LDT2
Building Construction	Vendor	77.3	10.2	HHDT,MHDT
Building Construction	Hauling	0.00	20.0	HHDT
Building Construction	Onsite truck	—	—	HHDT
Architectural Coating	—	—	—	—
Architectural Coating	Worker	75.7	18.5	LDA,LDT1,LDT2
Architectural Coating	Vendor	—	10.2	HHDT,MHDT
Architectural Coating	Hauling	0.00	20.0	HHDT
Architectural Coating	Onsite truck	—	—	HHDT

5.4. Vehicles

5.4.1. Construction Vehicle Control Strategies

Non-applicable. No control strategies activated by user.

5.5. Architectural Coatings

Phase Name	Residential Interior Area Coated (sq ft)	Residential Exterior Area Coated (sq ft)	Non-Residential Interior Area Coated (sq ft)	Non-Residential Exterior Area Coated (sq ft)	Parking Area Coated (sq ft)
Architectural Coating	632,029	210,676	0.00	0.00	13,078

5.6. Dust Mitigation

5.6.1. Construction Earthmoving Activities

Phase Name	Material Imported (Cubic Yards)	Material Exported (Cubic Yards)	Acres Graded (acres)	Material Demolished (Ton of Debris)	Acres Paved (acres)
Demolition	0.00	0.00	0.00	26.1	—
Site Preparation	—	77,277	2.18	0.00	—

5.6.2. Construction Earthmoving Control Strategies

Control Strategies Applied	Frequency (per day)	PM10 Reduction	PM2.5 Reduction
Water Exposed Area	2	61%	61%
Water Demolished Area	2	36%	36%

5.7. Construction Paving

Land Use	Area Paved (acres)	% Asphalt
Apartments Mid Rise	—	0%
Enclosed Parking with Elevator	2.18	100%

5.8. Construction Electricity Consumption and Emissions Factors

kWh per Year and Emission Factor (lb/MWh)

Year	kWh per Year	CO2	CH4	N2O
2023	0.00	690	0.05	0.01
2024	0.00	690	0.05	0.01
2025	0.00	690	0.05	0.01

5.9. Operational Mobile Sources

5.9.1. Unmitigated

Land Use Type	Trips/Weekday	Trips/Saturday	Trips/Sunday	Trips/Year	VMT/Weekday	VMT/Saturday	VMT/Sunday	VMT/Year
Total all Land Uses	1,717	1,717	1,717	626,705	13,356	13,356	13,356	4,874,940

5.10. Operational Area Sources

5.10.1. Hearths

5.10.1.1. Unmitigated

Hearth Type	Unmitigated (number)
Apartments Mid Rise	—
Wood Fireplaces	0
Gas Fireplaces	0
Propane Fireplaces	0
Electric Fireplaces	0
No Fireplaces	405
Conventional Wood Stoves	0
Catalytic Wood Stoves	0
Non-Catalytic Wood Stoves	0
Pellet Wood Stoves	0

5.10.2. Architectural Coatings

Residential Interior Area Coated (sq ft)	Residential Exterior Area Coated (sq ft)	Non-Residential Interior Area Coated (sq ft)	Non-Residential Exterior Area Coated (sq ft)	Parking Area Coated (sq ft)
632028.825	210,676	0.00	0.00	13,078

5.10.3. Landscape Equipment

Season	Unit	Value
Snow Days	day/yr	0.00
Summer Days	day/yr	250

5.11. Operational Energy Consumption

5.11.1. Unmitigated

Electricity (kWh/yr) and CO2 and CH4 and N2O and Natural Gas (kBTU/yr)

Land Use	Electricity (kWh/yr)	CO2	CH4	N2O	Natural Gas (kBTU/yr)
Apartments Mid Rise	1,606,891	690	0.0489	0.0069	5,591,029
Enclosed Parking with Elevator	765,625	690	0.0489	0.0069	0.00

5.12. Operational Water and Wastewater Consumption

5.12.1. Unmitigated

Land Use	Indoor Water (gal/year)	Outdoor Water (gal/year)
Apartments Mid Rise	15,095,889	355,011
Enclosed Parking with Elevator	0.00	0.00

5.13. Operational Waste Generation

5.13.1. Unmitigated

Land Use	Waste (ton/year)	Cogeneration (kWh/year)
Apartments Mid Rise	299.53	0.00
Enclosed Parking with Elevator	0.00	0.00

5.14. Operational Refrigeration and Air Conditioning Equipment

5.14.1. Unmitigated

Land Use Type	Equipment Type	Refrigerant	GWP	Quantity (kg)	Operations Leak Rate	Service Leak Rate	Times Serviced
Apartments Mid Rise	Average room A/C & Other residential A/C and heat pumps	R-410A	2,088	< 0.005	2.50	2.50	10.0
Apartments Mid Rise	Household refrigerators and/or freezers	R-134a	1,430	0.12	0.60	0.00	1.00

5.15. Operational Off-Road Equipment

5.15.1. Unmitigated

Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor

5.16. Stationary Sources

5.16.1. Emergency Generators and Fire Pumps

Equipment Type	Fuel Type	Number per Day	Hours per Day	Hours per Year	Horsepower	Load Factor

5.16.2. Process Boilers

Equipment Type	Fuel Type	Number	Boiler Rating (MMBtu/hr)	Daily Heat Input (MMBtu/day)	Annual Heat Input (MMBtu/yr)

5.17. User Defined

Equipment Type	Fuel Type
—	—

5.18. Vegetation

5.18.1. Land Use Change

5.18.1.1. Unmitigated

Vegetation Land Use Type	Vegetation Soil Type	Initial Acres	Final Acres

5.18.1. Biomass Cover Type

5.18.1.1. Unmitigated

Biomass Cover Type	Initial Acres	Final Acres

5.18.2. Sequestration

5.18.2.1. Unmitigated

Tree Type	Number	Electricity Saved (kWh/year)	Natural Gas Saved (btu/year)

6. Climate Risk Detailed Report

6.1. Climate Risk Summary

Cal-Adapt midcentury 2040–2059 average projections for four hazards are reported below for your project location. These are under Representation Concentration Pathway (RCP) 8.5 which assumes GHG emissions will continue to rise strongly through 2050 and then plateau around 2100.

Climate Hazard	Result for Project Location	Unit

Temperature and Extreme Heat	17.4	annual days of extreme heat
Extreme Precipitation	5.65	annual days with precipitation above 20 mm
Sea Level Rise	0.00	meters of inundation depth
Wildfire	0.00	annual hectares burned

Temperature and Extreme Heat data are for grid cell in which your project are located. The projection is based on the 98th historical percentile of daily maximum/minimum temperatures from observed historical data (32 climate model ensemble from Cal-Adapt, 2040–2059 average under RCP 8.5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.
Extreme Precipitation data are for the grid cell in which your project are located. The threshold of 20 mm is equivalent to about ¾ an inch of rain, which would be light to moderate rainfall if received over a full day or heavy rain if received over a period of 2 to 4 hours. Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.
Sea Level Rise data are for the grid cell in which your project are located. The projections are from Radke et al. (2017), as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider different increments of sea level rise coupled with extreme storm events. Users may select from four model simulations to view the range in potential inundation depth for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 50 meters (m) by 50 m, or about 164 feet (ft) by 164 ft.
Wildfire data are for the grid cell in which your project are located. The projections are from UC Davis, as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider historical data of climate, vegetation, population density, and large (> 400 ha) fire history. Users may select from four model simulations to view the range in potential wildfire probabilities for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.

6.2. Initial Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	2	0	0	N/A
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	1	0	0	N/A
Wildfire	1	0	0	N/A
Flooding	N/A	N/A	N/A	N/A
Drought	N/A	N/A	N/A	N/A
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	0	0	0	N/A

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.
The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.
The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores do not include implementation of climate risk reduction measures.

6.3. Adjusted Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	2	1	1	3
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	1	1	1	2
Wildfire	1	1	1	2
Flooding	N/A	N/A	N/A	N/A
Drought	N/A	N/A	N/A	N/A
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	1	1	1	2

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.
The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.
The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores include implementation of climate risk reduction measures.

6.4. Climate Risk Reduction Measures

7. Health and Equity Details

7.1. CalEnviroScreen 4.0 Scores

The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Exposure Indicators	—
AQ-Ozone	88.7
AQ-PM	71.5
AQ-DPM	27.9
Drinking Water	83.1
Lead Risk Housing	76.4

Pesticides	0.00
Toxic Releases	60.7
Traffic	74.7
Effect Indicators	—
CleanUp Sites	92.4
Groundwater	0.00
Haz Waste Facilities/Generators	36.0
Impaired Water Bodies	0.00
Solid Waste	9.67
Sensitive Population	—
Asthma	69.5
Cardio-vascular	47.4
Low Birth Weights	89.8
Socioeconomic Factor Indicators	—
Education	85.3
Housing	93.9
Linguistic	86.3
Poverty	81.4
Unemployment	43.1

7.2. Healthy Places Index Scores

The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Economic	—
Above Poverty	14.28204799
Employed	49.30065443
Median HI	14.62851277

Education	—
Bachelor's or higher	37.08456307
High school enrollment	10.11163865
Preschool enrollment	1.873476197
Transportation	—
Auto Access	23.27730014
Active commuting	85.94892853
Social	—
2-parent households	24.40651867
Voting	22.59720262
Neighborhood	—
Alcohol availability	10.58642371
Park access	8.238162453
Retail density	87.82240472
Supermarket access	94.25125112
Tree canopy	52.75247017
Housing	—
Homeownership	14.39753625
Housing habitability	1.450019248
Low-inc homeowner severe housing cost burden	28.94905685
Low-inc renter severe housing cost burden	6.980623637
Uncrowded housing	7.404080585
Health Outcomes	—
Insured adults	4.79917875
Arthritis	18.1
Asthma ER Admissions	24.2
High Blood Pressure	25.1

Cancer (excluding skin)	27.6
Asthma	43.1
Coronary Heart Disease	5.6
Chronic Obstructive Pulmonary Disease	15.6
Diagnosed Diabetes	19.1
Life Expectancy at Birth	3.0
Cognitively Disabled	60.3
Physically Disabled	76.0
Heart Attack ER Admissions	28.5
Mental Health Not Good	32.6
Chronic Kidney Disease	10.6
Obesity	31.1
Pedestrian Injuries	88.8
Physical Health Not Good	20.5
Stroke	10.1
Health Risk Behaviors	—
Binge Drinking	73.8
Current Smoker	39.2
No Leisure Time for Physical Activity	28.3
Climate Change Exposures	—
Wildfire Risk	0.0
SLR Inundation Area	0.0
Children	68.4
Elderly	48.7
English Speaking	20.8
Foreign-born	97.6
Outdoor Workers	23.0

Climate Change Adaptive Capacity	—
Impervious Surface Cover	34.0
Traffic Density	81.9
Traffic Access	87.4
Other Indices	—
Hardship	82.5
Other Decision Support	—
2016 Voting	11.6

7.3. Overall Health & Equity Scores

Metric	Result for Project Census Tract
CalEnviroScreen 4.0 Score for Project Location (a)	83.0
Healthy Places Index Score for Project Location (b)	10.0
Project Located in a Designated Disadvantaged Community (Senate Bill 535)	Yes
Project Located in a Low-Income Community (Assembly Bill 1550)	Yes
Project Located in a Community Air Protection Program Community (Assembly Bill 617)	No

a: The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.
b: The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

7.4. Health & Equity Measures

No Health & Equity Measures selected.

7.5. Evaluation Scorecard

Health & Equity Evaluation Scorecard not completed.

7.6. Health & Equity Custom Measures

No Health & Equity Custom Measures created.

8. User Changes to Default Data

Screen	Justification
Land Use	6-story building (313,236 SF gross floor area) with 405 apt units, 20,711 SF of landscaping, on top of a 3-level, 556 space (207,406 SF) subterranean parking structure. Footprint is 69,441 SF (1.59414 ac).
Construction: Construction Phases	Construction to start ~July 2023 and take ~28 months
Construction: Off-Road Equipment	No concrete saw needed (demo of asphalt parking lot only). No grading or scraping during site prep (excavation and foundation work instead). Extra equipment added to site prep for excavation and foundation work.
Construction: Architectural Coatings	Parking structure is subterranean with concrete walls and will not be painted.
Operations: Architectural Coatings	Parking structure is subterranean with concrete walls and will not be painted.
Operations: Hearths	No fireplaces or woodburning stoves to be installed.
Construction: Dust From Material Movement	No grading will occur, only excavation. 77,277 CY of export.

Appendix D

Traffic Impact Assessment

Overland Traffic Consultants, Inc.

TRANSPORTATION ASSESSMENT FOR RESIDENTIAL PROJECT

Located at
6728 Sepulveda Boulevard

in the
City of Los Angeles

Prepared by:
Overland Traffic Consultants, Inc.
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Manhattan Beach, California 90266
(310) 930 - 3303

October 2022

TRANSPORTATION ASSESSMENT
RESIDENTIAL DEVELOPMENT

(Case No. DIR-2022-5107-TOC-SPR-VHCA, ENV-2022-5108-MND)

Located at 6728 N. Sepulveda Boulevard
in the Van Nuys – North Sherman Oaks Community Plan Area
of the City of Los Angeles

Prepared by:

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl., Suite 100
Manhattan Beach, California 90266
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October 2022

EXECUTIVE SUMMARY

Overland Traffic Consultants has prepared this assessment of the transportation impacts for a proposed residential land development project at 6728 N. Sepulveda Boulevard in the in the Van Nuys – North Sherman Oaks Community Plan area of the City of Los Angeles, see Project's location on Figure 1.

The purpose of this Transportation Assessment (TA) is to document potential transportation impacts associated with the Project using the Los Angeles Department of Transportation's (LADOT) Transportation Assessment Guidelines (TAG). The TAG establishes procedures and methods for review of development projects following the California Environmental Quality Act (CEQA) guidelines. LADOT has determined that a Transportation Assessment (TA) is required for the Project and has approved a Memorandum of Understanding (MOU) for the Project analysis (see MOU Appendix A).

Project Description

The Project Site is currently a vacant lot of approximately 94,951 square feet (2.18 acres). A six-story apartment building will be constructed with 405 units (364 market rate and 41 affordable).

Project Parking and Access

The Project proposes 556 parking spaces at-grade with 3 subterranean parking levels and 194 bicycle parking spaces (176 long-term on Level P1 and 18 short-term spaces along the Sepulveda Boulevard frontage).

The Project will use an existing driveway on Sepulveda Boulevard along the southerly property line to access the Project's parking garage. The existing driveway is currently shared with an elder care medical facility to the south.

A [Q] or permanent, qualified zone condition was attached to this Project Site by Ordinance to prevent vehicle access to Columbus Avenue because of traffic congestion and child safety issues related to Columbus Elementary School and single-family neighborhoods located off Columbus Avenue immediately east of the subject site (see Appendix J - Permanent zoning [Q] condition- per Ordinance 170031 -SA189 and Ordinance 143733 prohibits vehicle access to Columbus Avenue from this site). Additional emergency fire access only will be provided from Columbus Avenue.

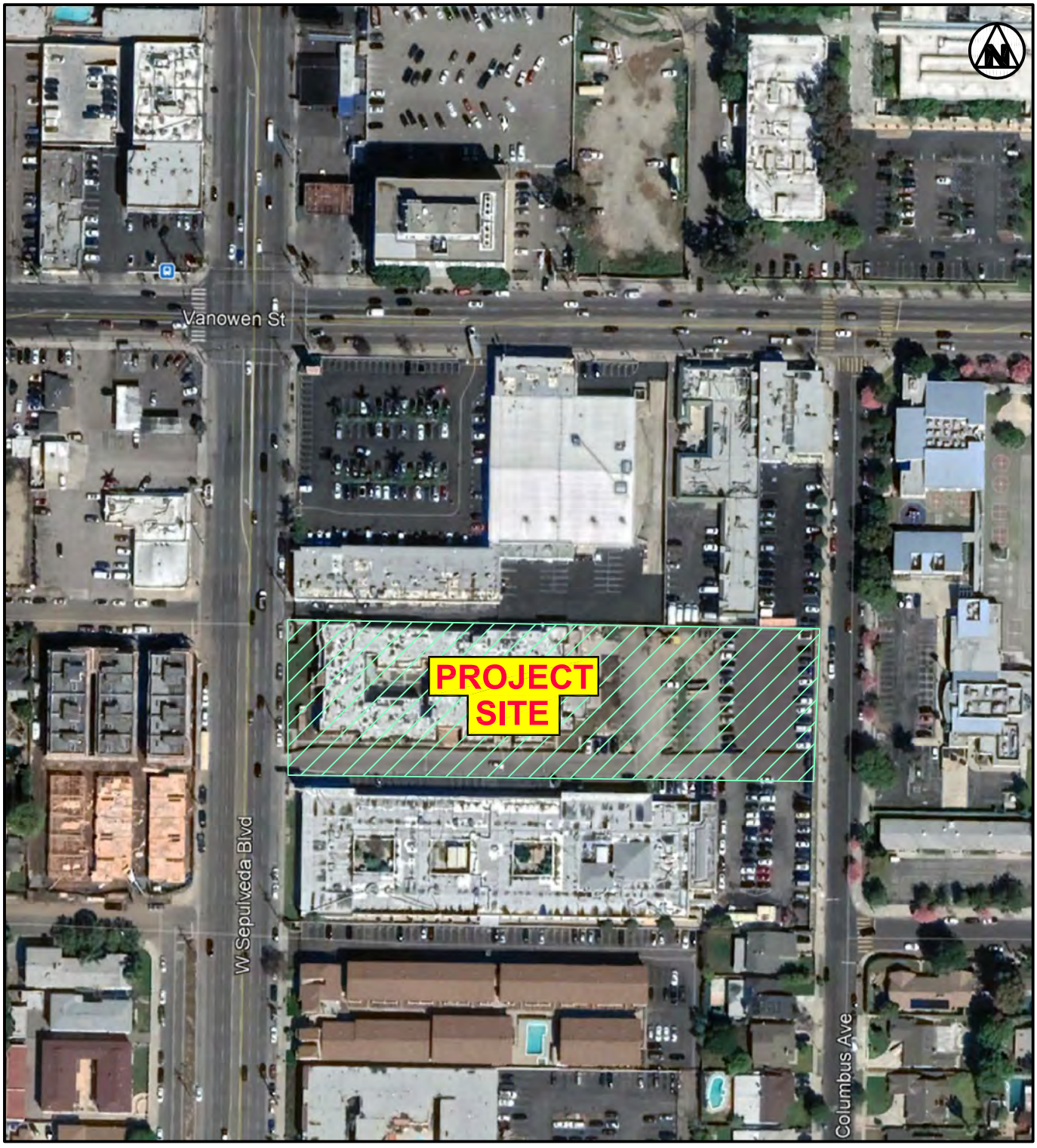

FIGURE 1

7/2021

PROJECT SETTING

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Transportation Assessment CEQA and NON – CEQA Review

The CEQA guidelines for evaluating transportation impacts no longer focus on measuring automobile delay and level of service (LOS). Instead, State of California Senate Bill 743 (SB 743) directed lead agencies to revise transportation assessment guidelines to include a transportation performance metric that promotes: the reduction of greenhouse gas emissions, the development of multimodal networks, and access to diverse land uses.

On July 30, 2019, the City of Los Angeles adopted the vehicle miles traveled (VMT) metric as its criteria for determining transportation impacts under the California Environmental Quality Act (CEQA) per SB 743 and the State's CEQA Guidelines.

The August 2022 LADOT TAG establishes the criteria, instructions, and standards for the preparation of the CEQA transportation analyses for land development projects. The TAG recognizes three CEQA thresholds for identifying significant transportation impacts in accordance with SB 743 that are applicable to the Project.

- Threshold T-1: Conflicting with Plans, Programs, Ordinances, or Policies
- Threshold T-2.1: Causing Substantial Vehicle Miles Traveled (VMT)
- Threshold T-3: Substantially Increasing Hazards Due to a Geometric Design Feature or Incompatible Use

The City's adopted review process also requires an additional non-CEQA traffic flow analysis for land development projects. The purpose of this review is to evaluate how projects affect vehicular access, circulation, and safety for all users of the transportation system.

Findings

Based on this assessment, the Project does not create a significant transportation VMT impact (CEQA analysis) or any significant circulation, access, and safety deficiencies (non-CEQA analysis).

A cumulative VMT impact analysis conducted through a consistency check with the Southern California Association of Governments' (SCAG) Regional Transportation Plan/Sustainable Communities Strategy (2016-2040 RTP/SCS) plan. The RTP/SCS is the regional plan that demonstrates compliance with air quality conformity requirements and greenhouse gas (GHG) reduction targets.

Per the LADOT TAG, projects that are consistent with the RTP/SCS plan in terms of development location and density are part of the regional solution for meeting air pollution and GHG goals. Projects that have less than a significant VMT impact are deemed consistent with the SCAG's 2016-2040 RTP/SCS and would have a less-than-significant cumulative impact on VMT. The Project is consistent with the RTP/SCS plan.

An analysis of cumulative development projects shows that potential impacts would not preclude the City's ability to provide transportation mobility in the area. As such, the Project will not create any cumulative operational impacts, emergency access impacts, and/or hazardous geometric design features.

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CHAPTER 1 PROJECT DESCRIPTION

The Project Site is at 6728 N. Sepulveda Boulevard (Project Site) on a total lot area of approximately 94,951 square feet (2.18 acres). The Project site fronts Sepulveda Boulevard, a designated a Boulevard II roadway, and Columbus Avenue, a local street. The Project Site is vacant. Figure 2 shows the Project's map location.

The Project consists of a six-story apartment building with 405 units (364 market rate and 41 affordable).

Project Parking and Access

The Project proposes 556 parking spaces at-grade and 3 subterranean levels with 194 bicycle parking spaces (176 long-term on Level P-1 and 18 short-term spaces fronting Sepulveda Boulevard).

The Project will use an existing driveway on Sepulveda Boulevard along the southerly property line to access the Project's parking garage. The existing access is currently shared with an elder care medical facility to the south.

A [Q] or permanent, qualified zone condition was attached to this Project Site by Ordinance to prevent vehicle access to Columbus Avenue because of traffic congestion and child safety issues related to Columbus Elementary School and single-family neighborhoods located off Columbus Avenue immediately east of the subject site (see Appendix J - Permanent zoning [Q] condition- per Ordinance 170031 -SA189 and Ordinance 143733 prohibits vehicle access to Columbus Avenue from this site). Additional emergency fire access only will be provided from Columbus Avenue.

Figures 3a-b illustrates the vehicular access, ground level plan and subterrean parking levels.

FIGURE 2

9/2022

PROJECT MAP LOCATION
AND STUDY INTERSECTIONS

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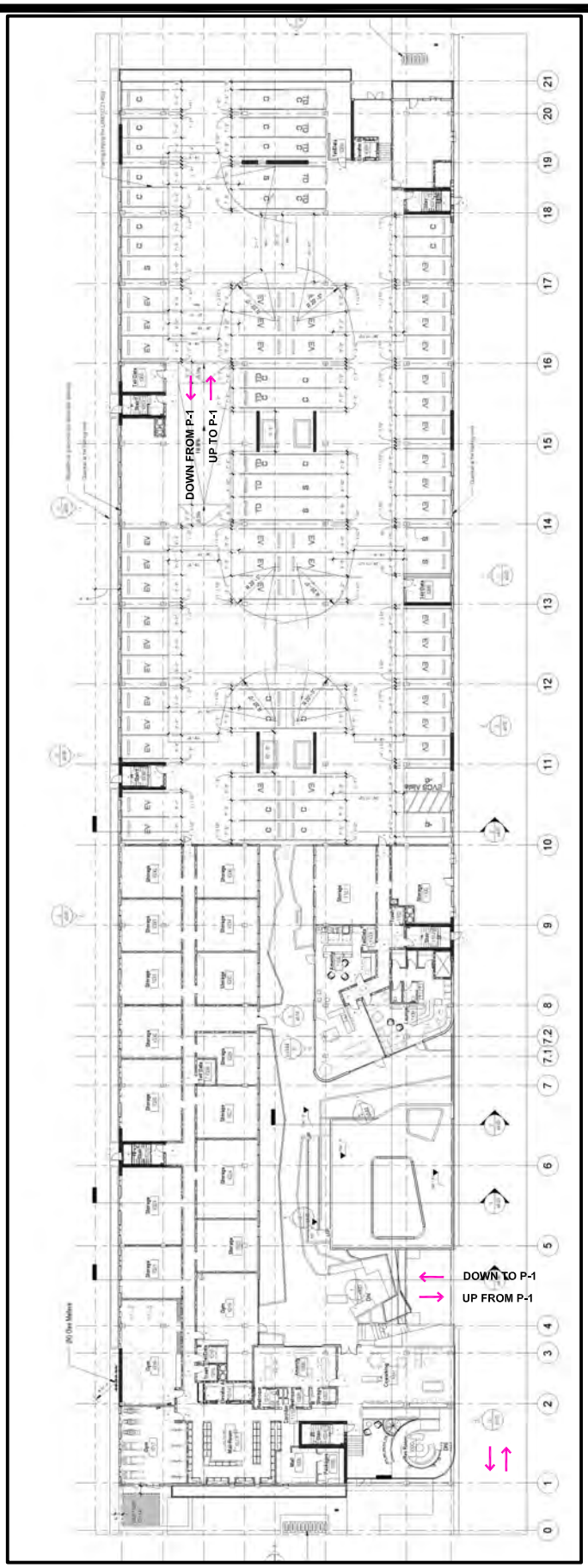
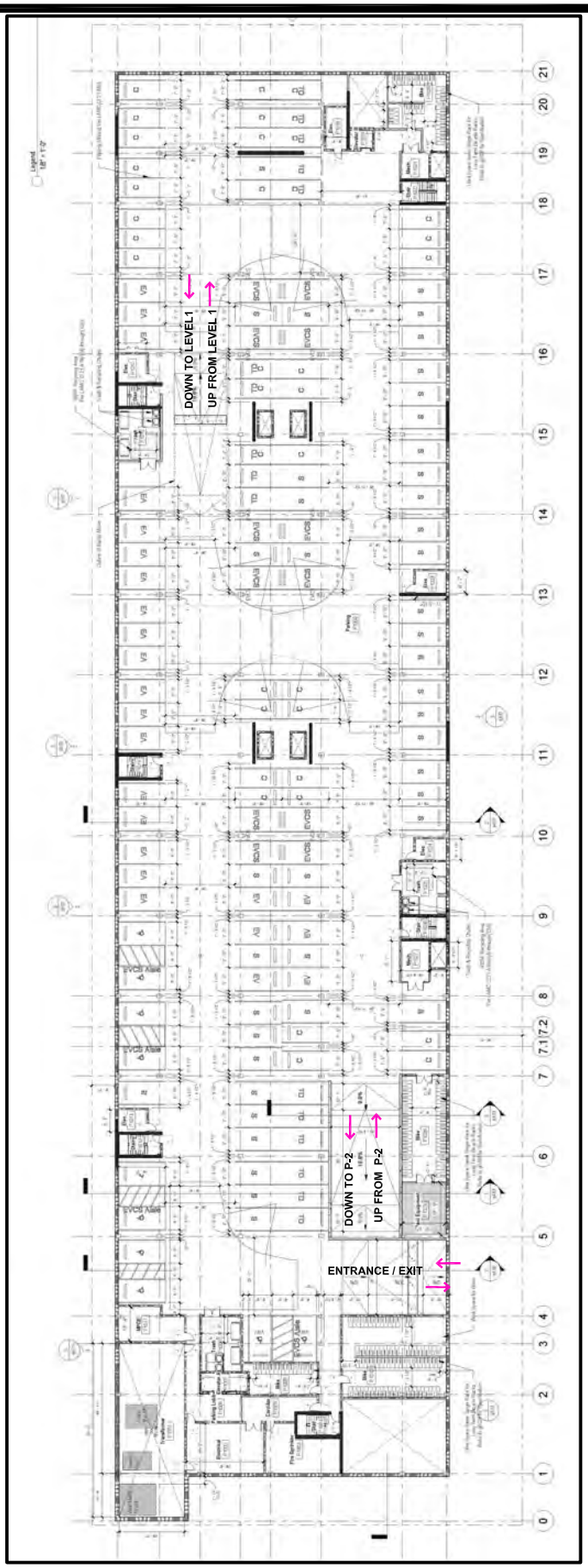


LEVEL 1



P-1 PARKING LEVEL

FIGURE 3A

8/2022

PROJECT SITE PLAN
AND P-1 PARKING LEVEL

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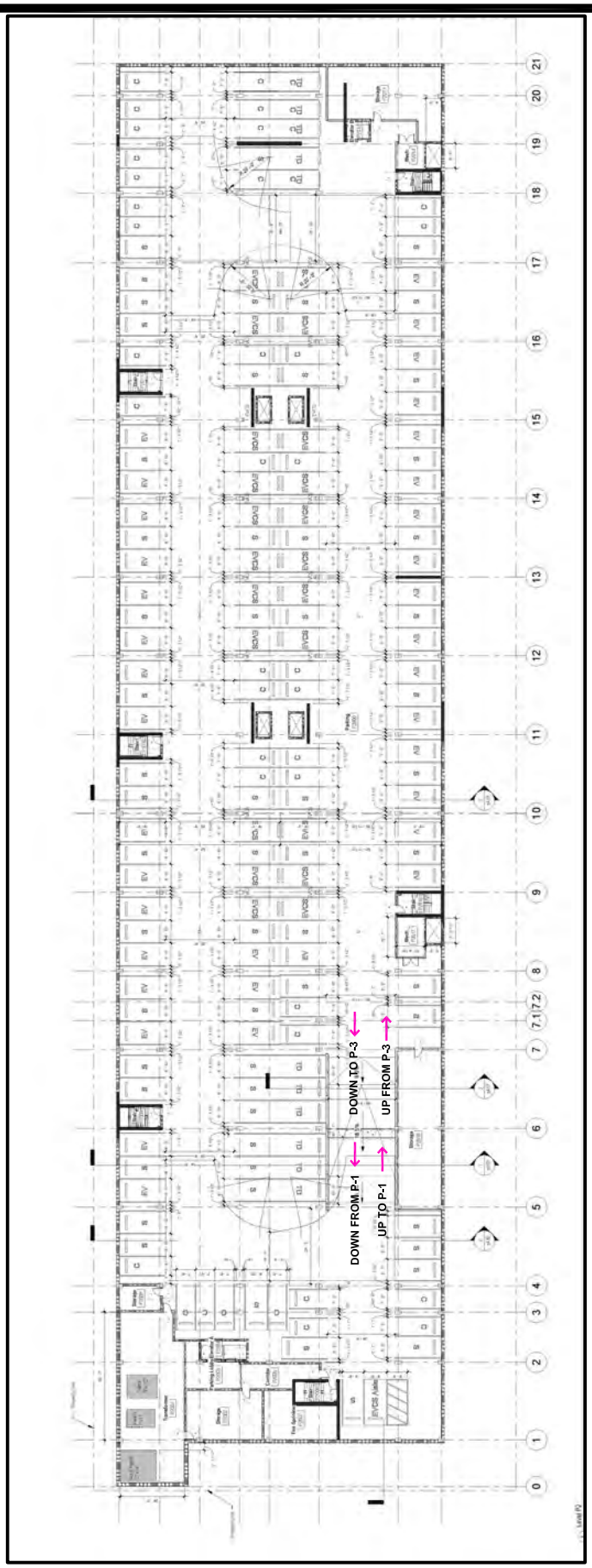
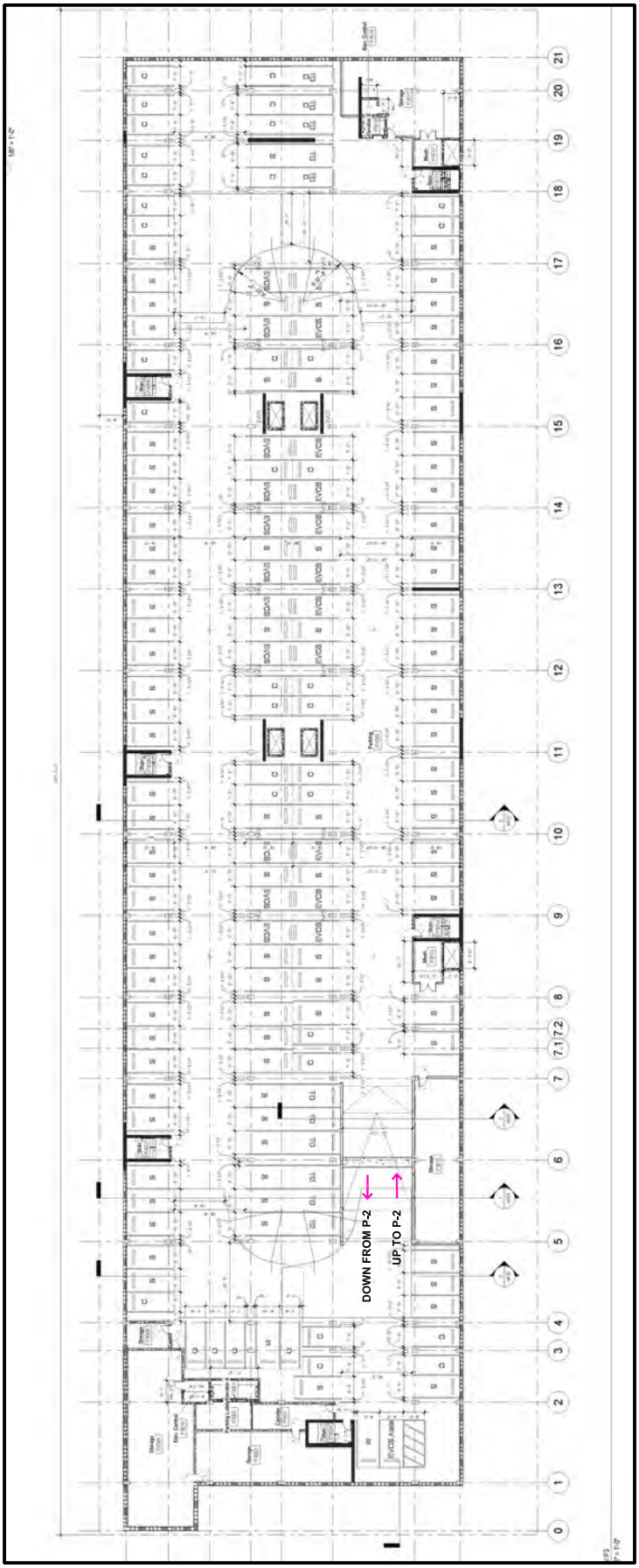


P-2 PARKING LEVEL



P-3 PARKING LEVEL

FIGURE 3B

8/2022

P-2 AND P-3 PARKING LEVELS

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The TAG is the City of Los Angeles document that establishes procedures and methods for conducting transportation analyses for land development projects. The TAG recognizes three CEQA thresholds for identifying significant transportation impacts in accordance with SB 743 that are applicable to the Project.

- Threshold T-1: Conflicting with Plans, Programs, Ordinances, or Policies
- Threshold T-2.1: Causing Substantial Vehicle Miles Traveled (VMT)
- Threshold T-3: Substantially Increasing Hazards Due to a Geometric Design Feature or Incompatible Use

I. Conflicts with Plans, Programs, Ordinances or Policies (Threshold T-1)

To guide the City's Mobility Plan 2035 (Transportation Element of the General Plan), the City adopted programs, plans, ordinances, and policies that establish the transportation planning framework for all travel modes, including vehicular, transit, bicycle, and pedestrian facilities. Land development projects are evaluated for conformance with these City adopted transportation plans, programs, and policies.

The Threshold T-1 impact criteria applies if the project conflicts with a program, plan, ordinance(s), or policy addressing the transportation circulation system. Please note however, a project would not result in an impact merely based on whether a project would not implement a program, policy, or plan. Rather, it is the intention of this threshold test to ensure that proposed development does not conflict with nor preclude the City from implementing adopted programs, plans, and policies.

Screening Criteria for Policy Analysis

If the development project requires a discretionary action, and the answer is yes to any of the following screening threshold questions, additional analysis is necessary to determine whether the proposed project would conflict with plans, programs, ordinances, or policies.

1. Does the project require a discretionary action that requires the decision maker to find that the decision substantially conforms to the purpose, intent, and provisions of the General Plan?

   Yes, the Project does require a discretionary action. The TAG provides a list of key City plans, policies, programs, and ordinances for a consistency review. This review has been completed, as shown in the following pages, and concluded that the Project does substantially conform to the purpose, intent, and provisions of the General Plan, see Table 1 and Appendix I.

2. Is the Project known to directly conflict with a transportation plan, policy or program adopted to support multi-modal transportation options or public safety?

   No, the Project would not conflict with these key City planning documents, and potential impacts would be less than significant, see Table 1, Consistency Check. The Project is near regional and local public transit services and provides bicycle parking to promote multimodal transportation options. Furthermore, the Project's vehicular and pedestrian access follows City design guidelines.

3. Is the Project proposing to, or required to, make any voluntary or required, modifications to the public right-of-way (i.e., street dedications, reconfigurations of curb lines, etc.)?

   No, pursuant to the following Mobility Element Street Standards, the Project does not require highway dedication or street widening.

1. Sepulveda Boulevard is designated a Boulevard II Street which calls for an 80 - foot roadway (40 - foot half) on 110 feet of right - of - way (55 - foot half). Sepulveda Boulevard is currently developed to a 44 - foot half roadway on a 55 - foot half right - of - way adjacent to the Project site. No dedication or street widening is necessary along the east side of Sepulveda Boulevard to satisfy the Boulevard II standard.
2. Columbus Avenue is designated a Local Street which calls for a 36 - foot roadway (18 - foot half) on 60 feet of right - of - way (30 - foot half). Columbus Avenue is currently developed to a 20 - foot half roadway on a 30 - foot right - of - way adjacent to the Project site. No dedication or street widening is necessary along the west side of Columbus Avenue to satisfy the Local Street standard.

The TAG provides a list of key City plans, policies, programs, and ordinances for consistency review as shown below in Table 1. Projects that conform with and do not conflict with the City's development policies and standards addressing the circulation system, will be considered consistent.

Table 1
Consistency Check with Key City Plans, Programs, Ordinances or Policies

TAG Table 2.1-1: City Documents that Establish the Regulatory Framework				
	Plan or Policy	Consistent?	Notes	Preclude City Implementation?
1.	LA Mobility Plan 2035	Yes	The Project will comply with the LA Mobility Plan 2035 street standards as required by the City of Los Angeles Bureau of Engineering Department.	No
2.	Plan for Healthy LA	Yes	The Project would support Policy 5.7, Land Use Planning for Public Health, and Greenhouse Gas (GHG) Emission Reduction by reducing single-occupant vehicle trips by its proximity to high quality and high frequency transit service. The Project would include both electric charging stations and pre-wiring spaces for potential future electric vehicle charging (Ord. 186485). The Project provides pedestrian access separate from the vehicular access. The Project would not conflict with policies in the Plan for Healthy LA.	No
3.	Land Use Element of the General Plan (35 Community Plans)	Yes	The Project is in the Van Nuys – North Sherman Oaks Community Plan area which is currently going through a Plan update. The Project will be in substantial conformance with the purposes, intent, and provisions of the General Plan and the Community Plan.	No
4.	Specific Plans	Yes	The Project is not located in a Specific Plan area.	N/A
5.	LAMC Section 12.21A.16 (Bicycle Parking)	Yes	The Project complies with the ratio of short and long-term bicycle parking pursuant to LAMC Section 12.21. A.16.	No
6.	LAMC Section 12.26J (TDM Ordinance)	Yes	LAMC Section 12.26J for Transportation Demand Management and Trip Reduction Measures applies only to the construction of new non-residential floor area greater than 25,000 s.f. The Project will comply with the existing and future TDM Ordinances, as required.	No
7.	LAMC Section 12.37 (Waivers of Dedications and Improvement)	Yes	No waivers for street dedications or improvements are being requested. The Project will comply with the Mobility Street Standards to serve long-term mobility needs identified in the Mobility Plan 2035.	No

	Plan or Policy	Consistent?	Notes	Preclude City Implementation?
8.	Vision Zero Action Plan	Yes	Vision Zero is a strategy to eliminate all traffic fatalities and severe injuries, while increasing safe, healthy, equitable mobility for all. One Vision Zero Project has been identified in the vicinity of the Project Site - on Vanowen Street between Sepulveda Boulevard and Van Nuys Boulevard.	No
9.	Vision Zero Corridor Plan	Yes	LADOT is installing safety improvements on one mile of Vanowen Street, between Sepulveda Boulevard and Van Nuys Boulevard, as shown on the Los Angeles safety improvement maps. https://ladotlivablestreets.org/projects/vanowen-sepulveda-vannuys The Project would not preclude or conflict with the implementation of this or any future Vision Zero projects in the public right-of-way.	No
10.	Citywide Design guidelines	Yes		No
	Guideline 1: Promote a safe, comfortable, and accessible pedestrian experience for all	Yes	The Project will create a continuous and straight sidewalk clear of obstructions for pedestrian travel. The Project will provide adequate sidewalk width and right-of-way that accommodates pedestrian flow and activity. Pedestrian access will be at street level with direct access to the surrounding neighborhood and amenities.	No
	Guideline 2: Carefully incorporate vehicular access such that it does not degrade the pedestrian experience.	Yes	The Project complies with the Citywide Design Guidelines incorporating vehicle access locations that do not discourage and/or inhibit the pedestrian experience. Vehicular access is from an existing driveway on Sepulveda Boulevard.	No
	Guideline 3: Design projects to actively engage with streets and public space and maintain human scale.	Yes	The building design uses attractive architectural elements. The Project would not preclude or conflict with the implementation of future streetscape projects in the public right-of-way.	No

Cumulative Consistency Check

Pursuant to the TAG, each of the plans, programs, ordinances, and policies to assess potential conflicts with proposed projects are reviewed to assess cumulative impacts that may result from the Project in combination with other nearby development projects. In accordance with the TAG, the cumulative analysis must include Related Projects within 0.5 miles of the Project Site. A listing of twenty one Related Projects considered in this analysis is provided in Appendix G.

A cumulative impact could occur if the Project, with other future development projects located on the same block were to cumulatively preclude the City's ability to serve transportation user needs as defined by the City's transportation policy framework. Note that Related Projects would be individually responsible for complying with the City's transportation plans, programs ordinances and policies.

The Project does not have a significant transportation impact under CEQA Threshold T-1 (Conflicting with Plans, Programs, Ordinances, or Policies).

Criteria for Transportation Projects

A Transportation Project includes the addition of through traffic lanes on existing or new highways, including general purpose lanes, high-occupancy vehicle (HOV) lanes, peak period lanes, auxiliary lanes, and lanes through grade-separated interchanges (except managed lanes, transit lanes, and auxiliary lanes of less than one mile in length designed to improve roadway safety).

Not Applicable **-** This analysis for Transportation Projects is not applicable to land development projects and the Project is not a transportation project because the Project is a land development project. Therefore, the Transportation Project analysis is not part of the Project's CEQA review.

II. Causing Substantial Vehicle Miles Traveled (Threshold T - 2.1)

The intent of this threshold question is to assess whether a land development project causes a substantial VMT impact. CEQA Guidelines Section 15064.3(b) relates to use of VMT as the methodology for analyzing transportation impacts.

To address this question, LADOT's TAG identified significant VMT impact thresholds for each of seven Area Planning Commission (APC) sub-areas in the City of Los Angeles. A project's VMT is compared against its APC threshold goal for household VMT per capita and work VMT per employee to evaluate the significance of the project's VMT.

A development project will have a potential impact if the development project would generate VMT exceeding 15% below the existing average VMT for the Area Planning Commission (APC) area in which the project is located per TAG's Table 2.2-1, shown below.

Table 2.2-1: VMT Impact Criteria (15% Below APC Average)

AREA PLANNING COMMISSION	DAILY HOUSEHOLD VMT PER CAPITA	DAILY WORK VMT PER EMPLOYEE
Central	6.0	7.6
East LA	7.2	12.7
Harbor	9.2	12.3
North Valley	9.2	15.0
South LA	6.0	11.6
South Valley	9.4	11.6
West LA	7.4	11.1

The Project is in the South Valley APC sub - area which limits daily household VMT per capita to a threshold value of 9.4 and a daily work VMT per employee to a threshold value of 11.6 (15% below the existing VMT for the South Valley APC).

The Project's household VMT per capita is 7.3 per the LADOT VMT calculator tool, which is below the VMT threshold 9.4 VMT per capita for the South Valley APC. The work VMT per employee is not applicable because no commercial use is proposed.

Therefore, the Project does not create significant VMT impacts in the South Valley APC. Results of the Project's VMT calculation are provided in Appendix F.

Transportation Demand Management (TDM)

The Project's design features include TDM measures that reduce trips and VMT through TDM strategies selected in the VMT calculator. Specifically, the Project's TDM program includes reduce parking and bike parking which are regulatory measure(s) and part of the Project, as described below by LADOT'S TAG:

- Parking Strategy – Reduced Parking Supply – This strategy changes the on-site parking supply to provide less than the amount of vehicle parking required by direct application of the Los Angeles Municipal Code (LAMC) without consideration of parking reduction mechanisms permitted in the code. Permitted reductions in parking supply could utilize parking reduction mechanisms such as TOC, Density Bonus, Bike Parking ordinance, or locating in an Enterprise Zone or Specific Plan area. Required unadjusted LAMC parking for the Project is 624 parking spaces, the Project is providing 556 parking spaces.
- Bike Parking - This strategy involves implementation of short and long-term bicycle parking to support safe and comfortable bicycle travel by providing parking facilities at destinations under existing LAMC regulations applicable to the Project (LAMC Section 12.21.A.16). The Project is providing 194 bicycle parking spaces (176 long-term on Level P-1 and 18 short-term along the Sepulveda Boulevard frontage).

The effectiveness of the TDM strategies included in the VMT Calculator is based primarily on research documented in the 2010 California Air Pollution Control Officers Association (CAPCOA) publication, Quantifying Greenhouse Gas Mitigation Measures (CAPCOA, 2010).

Cumulative VMT Consistency Check

Cumulative VMT impacts are evaluated through a consistency check with the Southern California Association of Governments' (SCAG) Regional Transportation Plan/Sustainable Communities Strategy (2016-2040 RTP/SCS) plan. The RTP/SCS is the regional plan that

demonstrates compliance with air quality conformity requirements and greenhouse gas (GHG) reduction targets.

Per the City's TAG, projects that are consistent with the RTP/SCS plan in terms of development location and density are part of the regional solution for meeting air pollution and GHG goals. Projects that have less than a significant VMT impact are deemed to be consistent with the SCAG's 2016-2040 RTP/SCS and would have a less-than-significant cumulative impact on VMT.

As shown, the Project VMT impact would not exceed the City's South Valley APC VMT impact thresholds and as such, the Project's contribution to the cumulative VMT impact is adequate to demonstrate there is no cumulative VMT impact that would preclude the City's ability to provide transportation mobility in the area.

III. Substantially Increasing Hazards Due to a Geometric Design Feature or Incompatible Use (Threshold T- 3.1)

Impacts regarding the potential increase of hazards due to a geometric design feature relate to the design of access points to and from the Project Site, and may include safety, operational, or capacity impacts. Impacts can be related to vehicle conflicts as well as to operational delays caused by vehicles slowing and/or queuing to access a project site.

- The Project will use an existing driveway on Sepulveda Boulevard along the southerly property line to access the Project parking garage. As shown in the following driveway analysis, no significant vehicle queuing will occur on Sepulveda Boulevard.
- The Project's access is consistent with LADOT driveway width and placement per LADOT Manual of Policies and Procedures, Section 321, Driveway Design.

A review of the Project Site plan does not present any hazardous geometric design features that would result in vehicle/pedestrian, vehicle/bicycle, or vehicle/vehicle safety hazards. Therefore, the Project does not have a significant transportation impact under CEQA Threshold T-3.1 (Substantially Increasing Hazards Due to a Geometric Design Feature).

In addition to conducting a CEQA review of development projects pursuant to SB743, LAMC Section 16.05 (Site Plan Review) authorizes a non-CEQA transportation analysis of development projects to identify deficiencies that may occur in the area due to the Project. LADOT retains the ability to review and impose development conditions to improve operational safety and access around a project site and to better assess how proposed projects may affect the City's transportation system under the non-CEQA assessment.

To assist in the Project's non-CEQA evaluation, the following information summaries the environmental conditions for the Project Site.

ENVIRONMENTAL SETTING

Land Use

The Project Site is in the Van Nuys - North Sherman Oaks Community Plan area approximately 15 miles northwest of downtown Los Angeles. The Project Site is also located in Los Angeles Council District 6 and the Van Nuys Neighborhood Council area.

The Community Plan consists of 8,220 net acres with 53% residential (38% single family and 15% multi-family), 7% commercial, 7.5% industrial with the balance being open space and streets. The Community Plan currently in effect was adopted by the City in 1998, a new community plan update is actively underway. Appendix B contains the adopted Van Nuys – North Sherman Oaks Community Plan land use map and summary table.

The Project Site is bounded by Sepulveda Boulevard to the west, a retail shopping center to the north, The Columbus Avenue Elementary School is located across Columbus Avenue to east, and the Beverly Manor Convalescent Center to the south.

Transportation Facilities

The City of Los Angeles has adopted the Mobility Plan 2035 as an update to the City's General Plan Transportation Element to incorporate the complete streets principles for integrating multi-mode transportation networks. The Mobility Plan 2035 dictates the street standards and designations for all users. Appendix C provides the community plan circulation map of the area roadway designations and roadway design standards.

Regional freeway access to and from the Project site is available from the San Diego Freeway (Interstate 405) located less than a ½ mile west of the Project Site. This north - south freeway provides four mixed-flow lanes plus HOV lanes in each direction near study area. Freeway access is provided from Sherman Way, Victory Boulevard, and Haskell Avenue (north of Sherman Way and north of Victory Boulevard). At Sherman Way, the 405 Freeway carries approximately 15-16,000 vehicles per hour with an average daily traffic volume of approximately 220,000 vehicles per weekday day.

Pursuant to the City of Los Angeles Mobility Element, arterial roadways are designated Boulevards and Avenues. Boulevards represent the City's widest streets that typically provide regional access to major destinations; the roadway standard for a Boulevard II roadway is a right - of - way width of 110 feet and a roadway width of 80 feet. Avenues may vary in their land use context, with some streets passing through both residential and commercial areas; the roadway standard for an Avenue II roadway is a right - of - way width of 86 feet and a roadway width of 56 feet.

Non - arterial roadways connect arterial roadways to local residential neighborhoods or industrial areas. Non - arterial roadways are designated Collector or Local streets. The standard for a Collector Street is a right - of - way width of 66 feet and a roadway width of 40 feet. The standard for a Local Street is a right - of - way width of 60 feet and a roadway width of 36 feet.

Major north - south streets providing access to the study area include Sepulveda Boulevard, Haskell Avenue and Kester Avenue. Key east - west streets serving the study area include Victory Boulevard, Vanowen Street, and Sherman Way.

Descriptions of the streets near the Project Site are presented below.

Sepulveda Boulevard is a north – south Boulevard II roadway in the City of Los Angeles Mobility Plan. Sepulveda Boulevard extends from the north San Fernando Valley to the South Bay Cities with a posted speed limit of 35MPH at the Project Site. Sepulveda Boulevard provides three lanes in each direction, on-street parking, and a median left turn lane. The predominate land uses on Sepulveda Boulevard are commercial and multi-family. Sepulveda boulevard is listed on the High Injury Network, Tier 3 Bicycle Enhanced Network, Transit Enhanced Network, and Pedestrian Enhanced District.

Sherman Way is an east - west divided roadway designated a Boulevard II roadway providing for three lanes in each direction and on-street parking. The land uses along Sherman Way are a mix of commercial and multi-family. A traffic signal controls with protected double left-turn signals at its intersection with Sepulveda Boulevard. Sherman Way is listed on the High Injury Network, Transit Enhanced Network, Tier 1 Bicycle Enhanced Network, and Pedestrian Enhanced District.

Vanowen Street is an east - west Avenue II roadway providing for two lanes in each direction, left-turn lanes, and on-street parking. The land uses along Vanowen Street are predominately multi-family with a mix of commercial at major intersections. A traffic signal with protected left-turn phasing controls traffic at its intersection with Sepulveda Boulevard. Vanowen Street is listed on the High Injury Network and Pedestrian Enhanced District.

Victory Boulevard is an east - west Boulevard II roadway providing for two lanes in each direction and on-street parking. A third peak hour lane is provided between 7-9 am and 4-7pm. The land uses along Victory Boulevard are a mix of commercial, single family and multi-family. A traffic signal with protected left-turns controls traffic at its intersection with Sepulveda Boulevard. Victory Boulevard is listed on the Vehicle Enhanced Network, High Injury Network, and Pedestrian Enhanced District.

Columbus Avenue is a north- south Local street providing one lane in each direction with on-street parking restrictions on the east side adjacent to the Columbus Avenue

Elementary School (passenger loading between 6:30 – 9 am and 1:30 to 4 pm school days and 2-hour parking from 9 am to 1:30 pm school days. On-street parking is allowed on the east side adjacent to the Project Site. An all-way stop controls traffic on Columbus Avenue at its intersection with Lemay Street with a traffic signal controlling traffic at the intersection of Columbus Avenue and Vanowen Street.

Kittridge Street is an east - west Collector street providing one lane in each direction with on-street parking and access to the Van Nuys High School. A stop sign controls traffic flow at its "T" type intersection with Sepulveda Boulevard. Kittridge Street is listed on the Neighborhood Network.

Transit Information

Public transportation in the study area is provided by the Metropolitan Transportation Authority (Metro) and LADOT. The Project Site is located near a major Transit Stop[1] at Sepulveda Boulevard and Vanowen Street, approximately 300 feet to the north. The transit service available to the Project is briefly described below with maps illustrated in Appendix D.

Regional Transit Service

The Metro G line (formerly the Orange line) is a bus rapid transit line that operates on dedicated bus lanes between the North Hollywood Red line rail station to Chatsworth Transit station. The G line is an 18-mile route with 17 stations spaced approximately 1 mile apart. A separated Class I bicycle path shares the right-of-way with the G Line buses.

Transit Service

Metro is implementing The NextGen Bus Plan which was approved by the Metro Board of Directors and is being implemented with a 3-phased roll-out that began in December 2020. Under the NextGen bus Plan, most Metro Bus lines will be replaced with a new type of bus line that will have more frequent service and new stop intervals.

[1] Per AB 744, A major transit stop is defined as a site containing an existing rail transit station, or the intersection of two or more major bus routes with a frequency of service interval of 15 minutes or less during the morning and afternoon peak commute periods (Pub. Resources Code, § 21064.3).

These new replacement lines combine elements of a Rapid Bus and a Local Bus. The approved Bus Plan is a reimagined bus system that focuses on providing fast, frequent, dependable, and accessible service to meet the needs of today's riders.

Metro NextGen Tier 1 Rapid Line 234 – The new Line 234 (merges lines 234 and Rapid 734) ends at the Sherman Oaks Galleria (Ventura/ Sepulveda), following the same alignment as Lines 234 and 734 north to Sylmar and LA Mission College past the Project Site. Line 234 provides 12-minute headways during the peak hours and mid-day, 12-60-minute headways during the evening hours. Key stops include the Sylmar and Van Nuys Metrolink Stations, the San Fernando City Hall and the Van Nuys Civic Center and the Sepulveda G line Station. A transit stop for this line is located on Sepulveda Boulevard just south of Vanowen Street, approximately 300 feet to the north. An overnight Owl service has been added to Line 234.

Metro NextGen Local Route 165 runs from the Downtown Burbank Metro Link Station to the Fallbrook Center in West Hills. Near the Project site, the Metro line 169 travels along Vanowen Street. NextGen Line 165 provides a more frequent 15-minute headways during the peak hours, mid-day and during the evening hours. Key stops include the Burbank Airport north Metrolink and Van Nuys Metrolink Stations, Kaiser Foundation Hospital, Panorama Mall, Van Nuys Airport, the Northridge Hospital and West Hills Medical Center, Westfield Topanga, and the Warner Center Transit Hub. A transit stop for this line is located on Vanowen Street just west of Sepulveda Boulevard.

LADOT DASH Panorama City / Van Nuys operates a looped route within Van Nuys and Panorama City neighborhoods. Key stops include the Van Nuys Civic Center, the Valley Hospital Medical Center, the Van Nuys Metrolink Station, Panorama Mall, Sepulveda Park, and Recreation Center, and the Van Nuys High School. A transit stop for this line is located at the intersection of Vanowen Street and Sylmar Avenue. It should be noted that LADOT has launched a pilot program for this DASH service which allows riders to request a courtesy stop in between designated stops before 7 am and after 6 pm.

Complete Streets Mobility Networks (Vehicle, Bicycle, Transit and Neighborhood)

The Mobility Plan Element establishes a layered network of street standards that are designed to emphasize mobility modes within the larger system. This approach maintains the primary function of the streets that exist but identifies streets for potential alternative transportation modes providing a range of options available when selecting the appropriate design elements.

Network layers have been created for the Complete Street Network that prioritizes a certain mode within each layer with the goal of providing better connectivity. The network layers are Vehicle Enhanced Network, Transit Enhanced Network, Bicycle Enhanced Network, Neighborhood Enhanced Network, and Pedestrian Enhanced District. Street may be listed in several networks with the goal of selecting a variety of mobility enhancements. Definitions of these networks per the Complete Street Design Guidelines are provide below.

Vehicle Enhanced Network (VEN) - The VEN includes a select number of arterials that carry high volume of traffic for long distance travel on corridors with freeway access. Moderate enhancements typically include technology upgrades and peak-hour restrictions for parking and turning movements. Comprehensive enhancements can include improvements to access management, all-day lane conversions of parking, and all-day turning movement restrictions or permanent access control.

- Victory Boulevard is identified on Vehicle Enhanced Network Map.

Transit Enhanced Network (TEN) - The TEN is comprised of streets that prioritize travel for transit riders.

- Van Nuys Boulevard is designated a Comprehensive Transit Enhanced Street - which typically include transit vehicles operating in an all-day exclusive bus lane.
- Roscoe Boulevard is designated a Moderate Plus Transit Enhanced street - An upgraded enhancement would include an exclusive bus lane during the peak travel period only.

- Sepulveda Boulevard and Sherman Way are designated Moderate Transit Enhanced streets which typically include bus stop enhancements and increased service, with transit vehicles continuing to operate in mixed traffic.

Bicycle Enhanced Network (BEN) – The BEN is comprised of a network of low – stressed protected bike lanes (Tier 1) and bike paths prioritize bicycle travel by providing specific bicycle facilities and improvements. The BEN proposes bike facilities on arterial roadways with a striped separation. Tier 1 corresponding to protected bicycle lanes, and Tier 2 and Tier 3 bicycle lanes on arterial roads with a striped separation - The difference between Tier 2 and Tier 3 implies probability that some bike lanes are not expected to be implemented by 2035.

The City of Los Angeles adopted a 2010 Bicycle Master Plan to encourage alternative modes of transportation and provide a network system that is safe and efficient to use in coordination with the vehicle and pedestrian traffic. The Master Plan has mapped out the existing, funded, and potential future Bicycle Paths, Lanes, and Routes. A brief definition of these bicycle facilities is provided below:

Bicycle Path – A bicycle path is a facility that is separated from the vehicular traffic for the exclusive use of the cyclist (although sometimes combined with a pedestrian lane). The designated path can be completely separated from vehicular traffic or cross the vehicular traffic with right-of-way assigned through signals or stop signs.

- Metro G Line Rapid Bus Path - A separated Class I bicycle path shares the right-of-way with the G Line buses.
- The Metrolink Ventura County Line Bike and Pacoima Wash Paths are included on the future Green Network along river channels and transit right-of-way.

Bicycle Lane – A bicycle lane is typically provided on street with a designated lane striped on the street for the exclusive use of the cyclist. The bicycle lanes are occasionally curbside, outside the parking lane, or along a right turn lane at intersections.

- Sherman Way and Van Nuys Boulevard are listed on the Bicycle Lane Network map as Tier 1 bicycle lane street.

- Sepulveda Boulevard are listed on the Bicycle Lane Network map as Tier 3 bicycle lane street.

Bicycle Route – A bicycle route is a designated route in a cycling system where the cyclist shares the lane with the vehicle. Cyclist would follow the route and share the right-of-way with the vehicle.

- No study area streets are identified as a bike route in the Bicycle Master Plan.

Neighborhood Enhanced Network (NEN) - NEN is comprised of local streets intended to benefit from pedestrian and bicycle related safety enhancements for more localized travel of slower means of travel while preserving the connectivity of local streets to other enhanced networks. These enhancements encourage lower vehicle speeds, providing added safety for pedestrians and bicyclists.

- Kittridge Street and Kester Avenue have been identified in the NEN.

Pedestrian Enhanced District (PEDs) - In addition to these street networks, many arterial streets that could benefit from additional pedestrian features to provide better walking connections are identified as Pedestrian Enhanced Districts. The PED segments provided in the mobility map identify streets where pedestrian improvements on arterial streets could be prioritized to provide better walking connections to and from the major destinations within communities.

Several streets within the study area have been identified in the pedestrian enhanced district maps with the goal of providing a more attractive environment to promote walking for shorter trips.

The PEDs call out portions of Sepulveda Boulevard, Vanowen Street, Van Nuys Boulevard, Victory Boulevard, Sherman Way, and Saticoy Street where pedestrian improvements could be prioritized to provide better walking connections to and from the major destinations.

LA Mobility Plan Element Network Maps are included in Appendix E.

PROJECT TRAFFIC GENERATION

As part of the non-CEQA assessment, an operational analysis of the peak hour traffic flow with the Project has been prepared. This traffic flow evaluation is based on a level of service (LOS) calculation which determines vehicle delay using current traffic volume data, traffic signal and street characteristics.

Project traffic has been estimated using traffic generation studies published by the Institute of Transportation Engineers (ITE Trip Generation, 11th Edition Handbook) and LADOT. Using these traffic rates, Project traffic has been estimated at 1,815 daily trips (LADOT VMT Calculator Tool) with 135 morning and 136 afternoon peak hour trips, as shown below.

Table 2
Project Trip Generation Rates

ITE		AM Peak Hour			PM Peak Hour		
Code	Description	In	Out	Total	In	Out	Total
221	Apartments (mid-rise per unit)	23%	77%	0.37	61%	39%	0.39
LADOT	Affordable	40%	60%	0.55	55%	45%	0.43

Table 3
Estimated Project Traffic Generation

ITE			AM Peak Hour			PM Peak Hour		
Code	Description	Size	In	Out	Total	In	Out	Total
	Proposed Project							
221	Apartments (mid-rise)	364 units	31	104	135	87	55	142
	Transit Adjustment *	15%	-5	-15	-20	-13	-8	-21
	Subtotal		26	89	115	74	47	121
LADOT	Affordable	41 units	9	14	23	10	8	18
	Transit Adjustment *	15%	-1	-2	-3	-2	-1	-3
	Subtotal		8	12	20	8	7	15
	Total Proposed		34	101	135	83	54	136

* Tier 1 Metro NextGen Line 234 on Sepulveda Bd

PEDESTRIAN, BICYCLE AND TRANSIT ACCESS ASSESSMENT

Governor's Office of Planning and Research (OPR) Technical Advisory on Evaluating Transportation Impacts in CEQA, identifies projects and areas presumed to have a less than significant transportation impact. Generally, projects that contribute to efficient land use patterns enabling higher levels of walking, cycling, and transit as well as lower than average trip length are considered to have a less than significant impact on transportation. OPR identified projects and areas presumed to have a less than significant transportation impact to include:

- Residential, office, or retail projects within a Transit Priority Area (TPA), where a project is within a ½ mile of an existing or major transit stop (see Footnote 1 for Major Transit Stop definition) or an existing stop along a high - quality transit corridor which will ultimately reduce vehicle trips and encourage public transportation ridership.
- A high-quality transit corridor is defined as a corridor with fixed route bus service with service intervals no longer than 15 minutes during peak commute hours (Pub. Resources 215 Code, § 21155).

The Project Site is located within 300 feet of a Major Transit Stop (Sepulveda Boulevard and Vanowen Street).

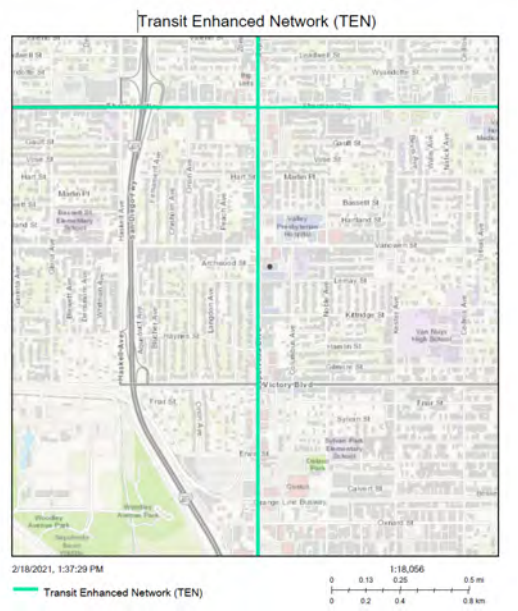
The pedestrian, bicycle and transit assessments are intended to determine a project's potential effect on pedestrian, bicycle, and transit facilities in the vicinity of the Project Site. Any deficiencies could be physical (through removal, modification, or degradation of facilities) or demand-based (by adding pedestrian or bicycle demand to inadequate facilities).

Removal or Degradation of Facilities

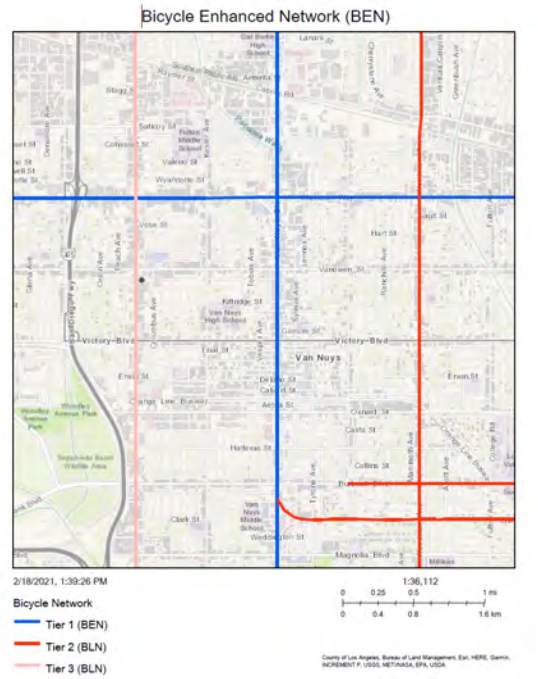
The Project will not remove, modify, or degrade any pedestrian, bicycle, and transit facility in the vicinity of the Project Site. In fact, any damaged or off grade sidewalk, curb and gutter along the property frontage(s) will be repaired under Section 12.37 of the Los Angeles Municipal Code (LAMC).

Project Intensification of Use

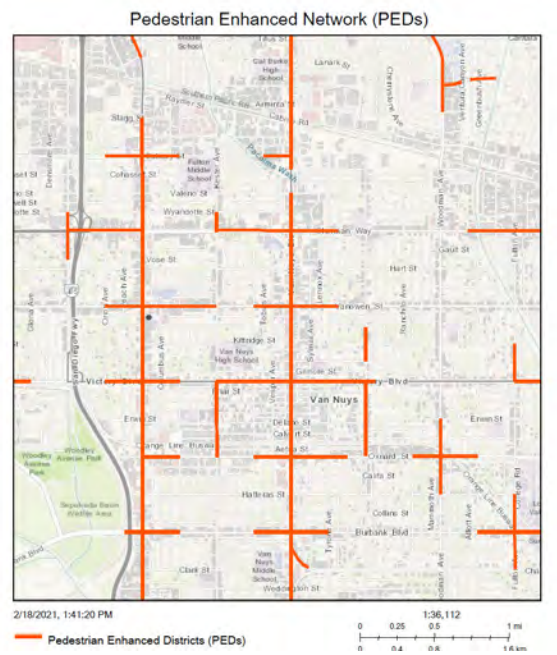
The residential Project is located on the Pedestrian Enhanced Network, Bike Enhanced Network, and Transit Enhanced Network, as shown below in the Complete Street network maps, also provided in Appendix E.



The residents of the Project will have good access to public transit opportunities being located near a Major Transit stop. The Project site is located near Sepulveda Boulevard Line 234 which provides 12-minute headways during the peak hours and mid-day, and 12-60-minute headways during the evening hours. NextGen Vanowen Street Line 165 provides frequent 15-minute headways during the peak hours, mid-day, and the evening hours. Transit benches are provided at the Vanowen Street and Sepulveda Boulevard stops with shaded shelters on Vanowen Street west of Sepulveda Boulevard.



No bike facilities are currently located along this segment of Sepulveda Boulevard, however, Sepulveda Boulevard is identified as a potential future Tier 3 bike facility (long term project). This Project will not delay or prevent a future bike lane on Sepulveda Boulevard. To encourage bicycle usage, the Project is providing 194 bicycle parking spaces (176 on-site long-term and 18 short-term spaces on its Sepulveda Boulevard frontage) and an on-site work-space for bike repairs.



Pedestrian facilities will be improved along Sepulveda Boulevard and Columbus Avenue with the replacement of broken sidewalks and curb/gutter. Protected pedestrian crosswalks, access ramps and protected left-turn phases are provided at the intersection of Sepulveda Boulevard and Vanowen Street, approximately 300 feet to the north which promotes a safe and comfortable pedestrian path to transit. No new vehicle access is proposed that would degrade pedestrian flow on Sepulveda Boulevard. The Project's street level pedestrian access to Sepulveda Boulevard promotes street level pedestrian activity. The Complete Streets guide acknowledges that adding pedestrian design features and street trees encourages people to take trips on foot instead of by car. The Project Site has a Walk Score of 78 out of 100 – very walkable where most errands can be accomplished on foot.

https://www.walkscore.com/score/6728-sepulveda-blvd-los-angeles-ca-91411

Following these OPR guidelines, the Project would have less that a significant impact on transportation. No additional bike or pedestrian facilities are necessary with the construction of this Project.

PROJECT ACCESS, SAFETY AND CIRCULATION EVALUATION

Project access and circulation is evaluated for safety, operational, and capacity constraints to identify circulation and access deficiencies that may require specific operational improvements. It should be noted that this analysis is not intended to be interpreted as a threshold of significance for the purposes of CEQA review and does not affect the CEQA VMT Impact analysis.

Safety Evaluation

No Project design features affect the visibility of pedestrians and bicyclists to drivers entering and exiting the Project Site or the visibility of vehicles to pedestrian and bicyclists. Red curb markings prohibit parking along the east side of Sepulveda Boulevard south of the driveway which facilitates the sight lines for exiting traffic and approaching traffic on Sepulveda Boulevard.

Pedestrian and bicycle volume crossing the existing Project driveway show light levels of activity (5 and 8 pedestrians crossing during the am and pm peak hour respectively with 2 and 3 bicyclists crossing in front of driveway driving and am and pm peak hour respectively). Lastly, pedestrian, and vehicular access to the Project Site is separated with a clear pedestrian and vehicular pathways for promoting a safe and comfortable environment for all.

All emergency ingress/egress associated with the Project would be designed and constructed in conformance to all applicable City Building and Safety Department, LADOT, and LAFD standards and requirements for design and construction. This would also ensure pedestrian safety.

Operational Evaluation

Operational performance may be quantified for primary site access points, unsignalized intersections integral to the project's site access, and signalized intersections in the vicinity of the project site. However, as required by Section 15064.3 of the California Code of Regulations, a project's effect on automobile delay shall not constitute a significant environmental impact under CEQA.

Per the TAG, Project access is considered constrained if the project's traffic would contribute to unacceptable queuing on a Boulevard (as designated in the Mobility Plan 2035) at project driveway(s) or would cause or substantially extend queuing at nearby signalized intersections. Unacceptable or extended queuing may be defined as follows:

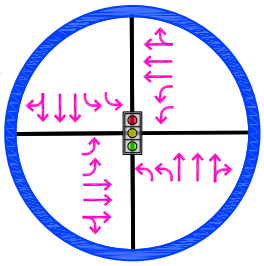
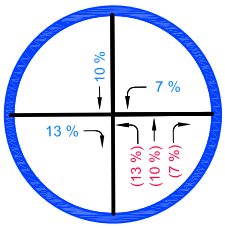
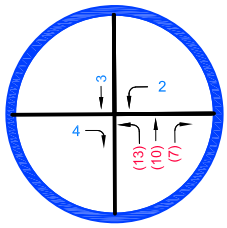
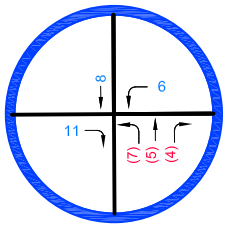
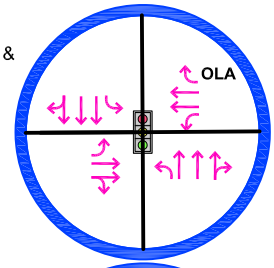
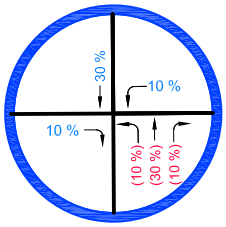
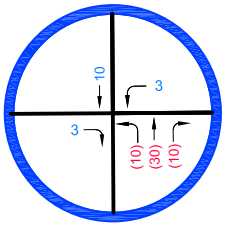
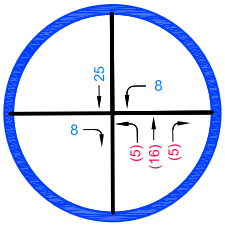
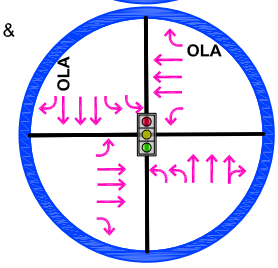
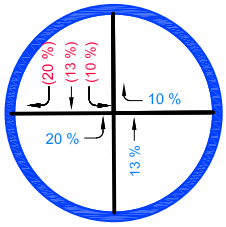
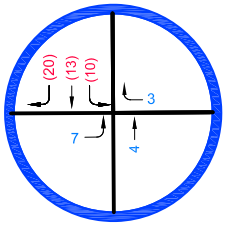
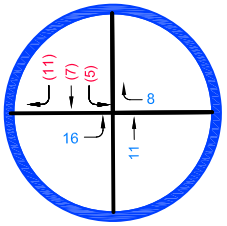
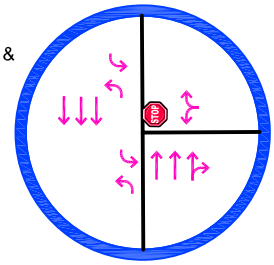
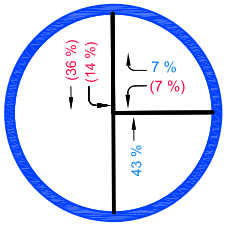
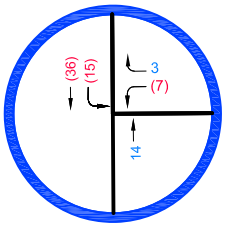
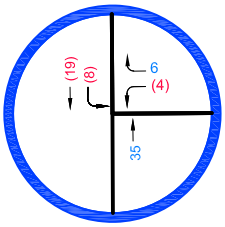
- Additional queue along through lanes and either of the following conditions are expected:
  1. The projected peak hour intersection LOS is D and the through lane queue increases by greater than 75 feet on any approach with the directional approach LOS at E or F, or
  2. The projected peak hour intersection LOS is E or F and the through lane queue increases by greater than 50 feet on any approach with the directional approach LOS at E or F.
- Spill over from turn pockets into through lanes.
- Block cross streets or alleys.
- Spill over from drive-throughs into streets.
- Contribute to "gridlock" congestion. For the purposes of this section, "gridlock" is defined as the condition where traffic queues between closely-spaced intersections and impedes the flow of traffic through upstream intersections.

The following traffic conditions evaluation has been prepared to identify any new circulation and access deficiencies that may require specific operational improvements. Existing and future traffic conditions, without and with the Project, have been analyzed at 4 intersections selected by LADOT and at the Project driveway using Level of Service (LOS) procedures. The Project's driveway assignment and traffic flow at the study intersections has been developed as shown in Figures 4 and 5. This estimated assignment of the Project's traffic and future traffic conditions provides the information necessary to analyze the Project's traffic flow.

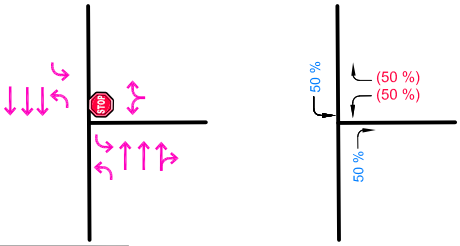
An analysis of the existing and future without and with the Project peak hour traffic has been conducted at each study intersection listed below.

1. Sepulveda Boulevard and Sherman Way (traffic signal)
2. Sepulveda Boulevard and Vanowen Street (traffic signal)
3. Sepulveda Boulevard and Victory Boulevard (traffic signal)
4. Sepulveda Boulevard and Kittridge Street ("T" type stop sign controlled)

LEGEND
XX INBOUND
(XX) OUTBOUND

	LANE CONFIGURATION	PROJECT TRAFFIC ASSIGNMENT PERCENTAGE	PROJECT TRAFFIC AM PEAK HOUR VOLUME	PROJECT TRAFFIC PM PEAK HOUR VOLUME
1 SEPULVEDA BOULEVARD & SHERMAN WAY 4 Ø				
2 SEPULVEDA BOULEVARD & VANOWEN STREET 4 Ø				
3 SEPULVEDA BOULEVARD & VICTORY BOULEVARD 4 Ø				
4 SEPULVEDA BOULEVARD & KITTRIDGE STREET				

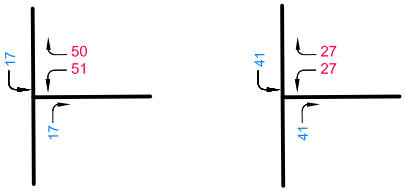
project driveway assignment



LEGEND
XX INBOUND
(XX) OUTBOUND

PROJECT TRIP GENERATION

AM TRIPS		PM TRIPS	
IN	OUT	IN	OUT
34	101	82	54



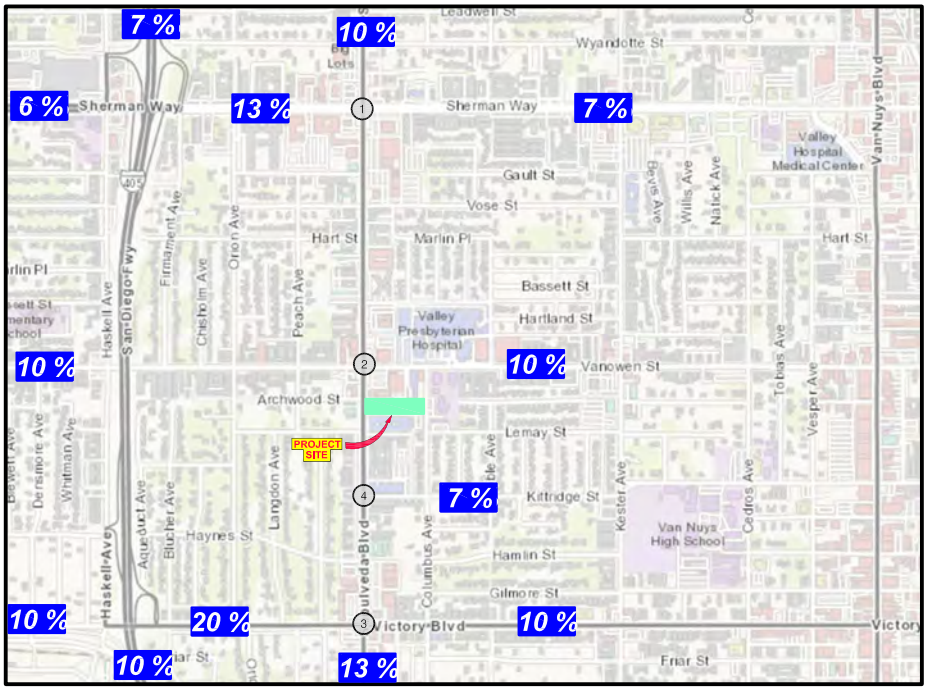


FIGURE 4

10/2022

PROJECT TRAFFIC ASSIGNMENT

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

LEGEND
XX INBOUND
(XX) OUTBOUND

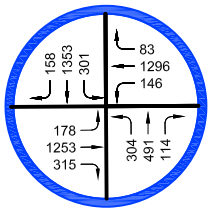
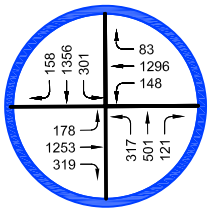
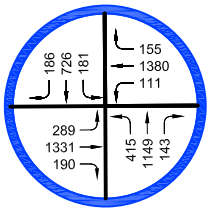
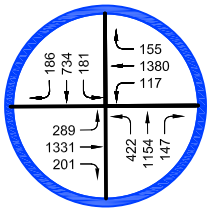
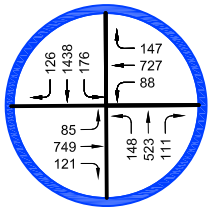
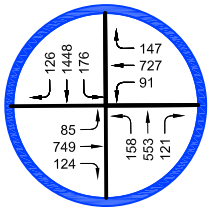
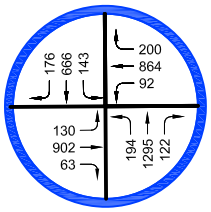
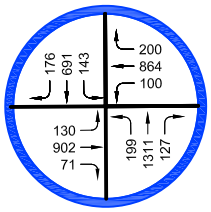
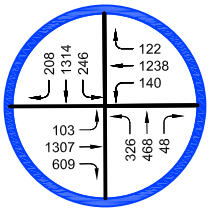
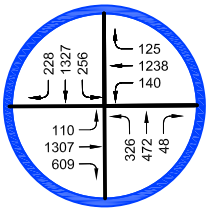
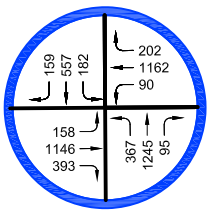
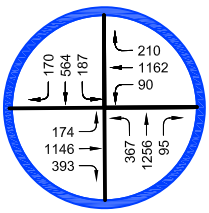
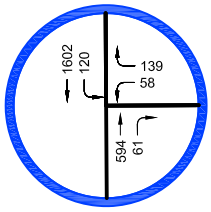
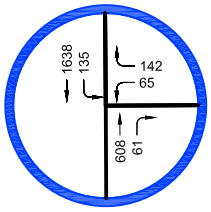
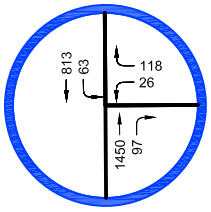
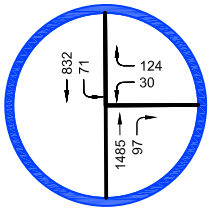
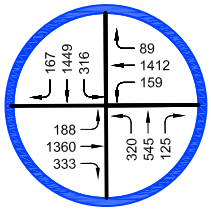
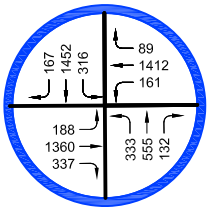
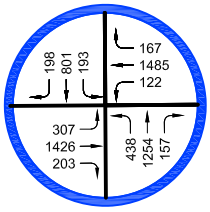
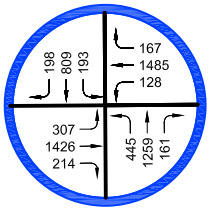
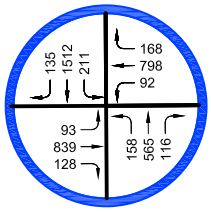
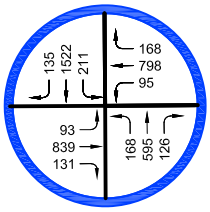
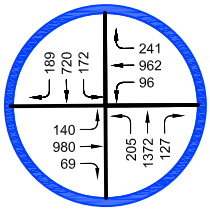
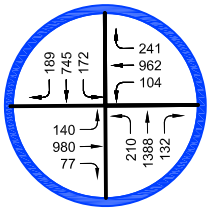
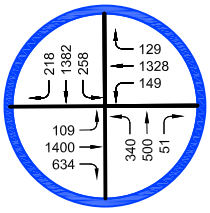
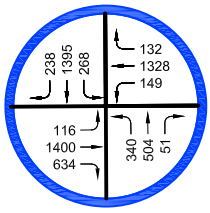
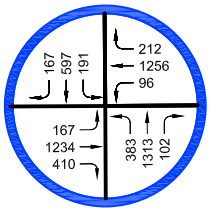
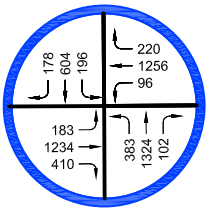
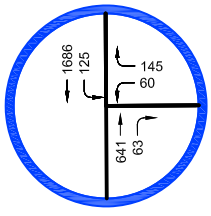
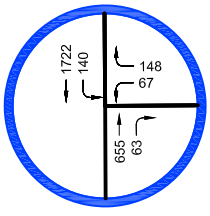
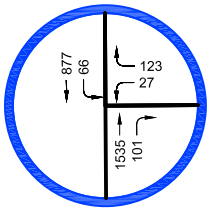
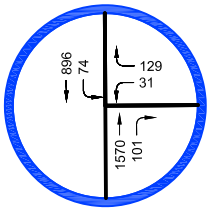
	EXISTING TRAFFIC AM PEAK HOUR VOLUME	EXISTING + PROJECT AM PEAK HOUR VOLUME	EXISTING TRAFFIC PM PEAK HOUR VOLUME	EXISTING + PROJECT PM PEAK HOUR VOLUME
1 SEPULVEDA BOULEVARD & SHERMAN WAY				
2 SEPULVEDA BOULEVARD & VANOWEN STREET				
3 SEPULVEDA BOULEVARD & VICTORY BOULEVARD				
4 SEPULVEDA BOULEVARD & KITTRIDGE STREET				
	FUTURE WITHOUT PROJECT AM PEAK HOUR VOLUME	FUTURE WITH PROJECT AM PEAK HOUR VOLUME	FUTURE WITHOUT PROJECT PM PEAK HOUR VOLUME	FUTURE WITH PROJECT PM PEAK HOUR VOLUME
1 SEPULVEDA BOULEVARD & SHERMAN WAY				
2 SEPULVEDA BOULEVARD & VANOWEN STREET				
3 SEPULVEDA BOULEVARD & VICTORY BOULEVARD				
4 SEPULVEDA BOULEVARD & KITTRIDGE STREET				

FIGURE 5

10/2022

EXISTING AND FUTURE TRAFFIC VOLUME WITHOUT AND WITH PROJECT AM AND PM PEAK HOUR

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
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The evaluation is based on capacity software which calculates the amount of delay per vehicle based upon the intersection traffic volumes, lane configurations, and signal timing. Once the vehicle delay value has been calculated, operating characteristics are assigned a level of service grade (A through F) to estimate the level of congestion and stability of the traffic flow. The term "Level of Service" (LOS) is used by traffic engineers to describe the quality of traffic flow. Definitions of the intersection LOS values are shown in Table 4a for traffic signals and Table 4b for stop controlled intersections,

Table 4a
Signalized Intersection Level of Service Definitions

LOS	HCM (delay in seconds)	Operating Conditions
A	Less than 10	No loaded cycles and few are even close. No approach phase is fully utilized with no delay.
B	>10 to 20	A stable flow of traffic.
C	>20 to 35	Stable operation continues. Loading is intermittent. Occasionally drivers may have to wait more on red signal and backups may develop behind turning vehicles.
D	>35-55	Approaching instability. Delays may be lengthy during short time periods within the peak hour. Vehicles may be required to wait through more than one signal cycle.
E	>55 to 80	At or near capacity with possible long queues for left-turning vehicles. Full utilization of every signal cycle is seldom attained.
F	> 80	Gridlock conditions with stoppages of long duration.

Table 4b
Stop Sign Controlled Intersection Level of Service Definitions

LOS	DELAY (seconds)
A	Less than or equal to 10
B	Over 10 to 15
C	16 - 25
D	26 - 35
E	36 - 50
F	Greater than 50

Results of the intersection LOS analysis are shown in Table 5 below for Existing (2022) and Future (2026) traffic conditions without and with the Project's traffic volume. Future traffic volumes have been increased by 1 percent per year and include other related development project's traffic volume provided in Appendix G.

Table 5
Traffic Conditions Without and With Project

No.	Intersection	Peak Hour	Existing (2022)		Existing + Project		Future (2026) Without Project		Future (2026) With Project	
			Delay (s)	LOS	Delay (s)	LOS	Delay (s)	LOS	Delay (s)	LOS
1	Sepulveda Boulevard	AM	44.6	D	45.2	D	53.0	D	54.0	D
	& Sherman Way	PM	46.0	D	45.9	D	54.4	E	51.6	D
2	Sepulveda Boulevard	AM	37.0	D	37.9	D	43.3	D	45.1	D
	& Vanowen Street	PM	38.8	D	40.5	D	44.9	D	44.9	D
3	Sepulveda Boulevard	AM	37.5	D	39.5	D	42.0	D	42.3	D
	& Victory Boulevard	PM	32.3	C	33.1	C	37.1	D	35.8	D
4	Sepulveda Boulevard	AM	21.3	C	24.6	C	23.9	C	28.3	D
	& Kittridge Street	PM	43.9	E	53.7	F	56.1	F	71.1	F

s = seconds

Results of the driveway delay and queuing LOS analysis are shown in Table 6 below for Existing (2022) with the Project and Future (2026) with the Project traffic. Note this analysis includes the existing traffic generated by the adjacent elder cared medical facility. As shown no significant queuing on Sepulveda Boulevard (maximum 1.7 vehicles turning from the southbound two-way left-turn lane on from Sepulveda Boulevard). The projected vehicle queuing exiting the driveway is estimated at 1.7 to 5 vehicles (95% percentile probability)

Table 6
Traffic Conditions at Project Driveway

Intersection	Peak Hour	Existing + Project 2022 Delay and Queue Length				Future + Project 2026 Delay and Queue Length		
		Direction	Delay (s)	LOS	QUEUE	Delay (s)	LOS	QUEUE
Sepulveda Boulevard & Project Driveway	AM	WB Out	21.6	C	1.7	25.1	D	2.0
		SB LEFT	14.9	B	0.5	16.5	C	0.5
	PM	WB Out	71.4	F	3.9	109.1	F	5.0
		SB LEFT	37.5	E	1.3	47.7	E	1.7

s = Seconds
95% percentile Queue = Vehicles
The 95th percentile says that 95% of the time, the usage is below this amount:
with the remaining 5% of the time, the usage is above.

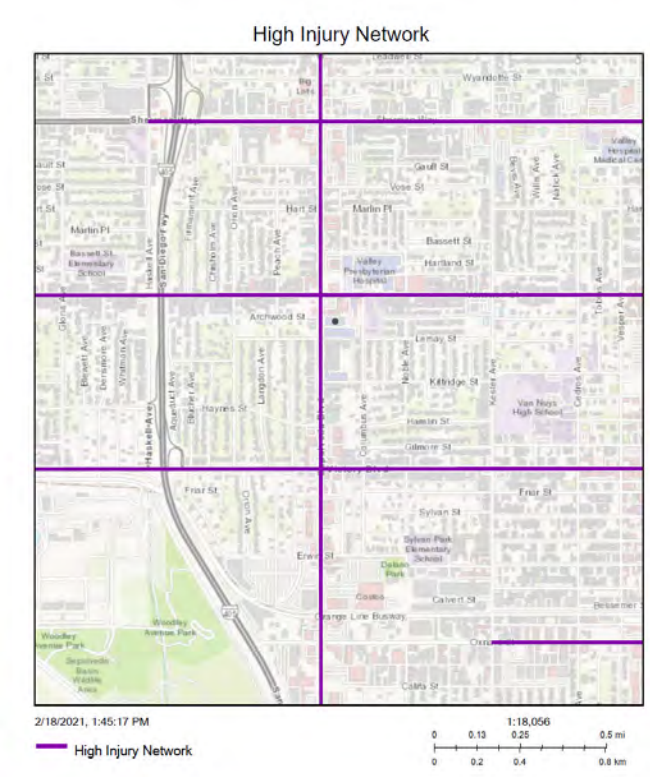
Queueing data for the study intersections is presented in the worksheets and summary Table in Appendix H. The Project does not create any significant operational deficiencies in the study area.

Passenger Loading Evaluation

All required parking is located on – site in a parking garage. It is anticipated that all loadings will occur from within the parking garage, from the adjacent drive aisle or from the unrestricted parking lanes on the adjacent streets.

High Injury Network

Vision Zero Los Angeles identified a strategic plan to reduce traffic deaths to zero by focusing on engineering, enforcement, education, and evaluation. The priority identified in the report is safety with a goal to make the streets of the City of Los Angeles safer.



As part of an effort to achieve this goal, LADOT identified a High Injury Network (HIN) of city streets. The HIN identifies streets with a high number of traffic-related severe injuries and deaths across all modes of travel with emphasis on those involving pedestrians and cyclists

Sepulveda Boulevard is part of the HIN shown to the left and in Appendix C. LADOT is installing safety improvements on one mile of Vanowen Street, between Sepulveda Boulevard and Van Nuys Boulevard, as shown on the Los Angeles safety improvement maps. The Project would not preclude or conflict with the implementation of this or any future Vision Zero projects in the public right-of-way.

https://ladotlivablestreets.org/projects/vanowen-sepulveda-vannuys

Guidance for Freeway Safety Analysis

On May 1, 2020, LADOT issued an Interim Guidance for Freeway Safety Analysis memorandum. The purpose of this memorandum is to provide interim guidance on the preparation of freeway safety analysis for land use proposals that are required by LADOT to prepare Transportation Assessments. The following evaluation is consistent with the LADOT guidance.

Caltrans District 7 requested that environmental analyses for new land use development projects include freeway off-ramp safety considerations. Specifically, it was requested that a development project study the effects on vehicle queuing on freeway off-ramps

In response, LADOT has developed the following criteria for a project freeway safety analysis to be included in Transportation Assessments for land development projects.

The initial step is to identify the number of Project trips expected to be added to nearby freeway off-ramps serving the Project Site. If the Project adds twenty-five or more trips to any off ramp in either the morning or afternoon peak hour, then that ramp should be studied for potential queuing impacts. If the Project is not expected to generate more than twenty-five or more peak hour trips at any freeway off-ramps, then a freeway ramp analysis is not required.

Project freeway traffic is not expected to exceed 25 peak hour trips in any one direction during either the morning or afternoon peak hour. The Project freeway traffic flow is estimated at most 10% with expected off ramp volumes of no more than 10 peak hour trips at any 405 Freeway off Ramps.

As shown in Figures 4 and 5, the Project traffic assignment graphic shows the Project will not add 25 peak hour trips to any freeway off ramp during any peak hour. Therefore, no further freeway safety analysis is necessary for the Project using this guidance criteria.

Construction Overview

Project construction is evaluated to determine if activities substantially interfere with pedestrian, bicycle, transit, or vehicle mobility. Factors to be considered are the location of the Project Site, the functional classification of the adjacent street affected, temporary loss of bus stops or rerouting of transit lines, and the loss of vehicle, bicycle, or pedestrian access.

The Project's potential construction impacts may involve temporary construction activities within the Sepulveda Boulevard roadway that could cause a temporary loss of on - street parking. However, most of the construction activity would occur on – site.

LADOT's TAG considers three areas to be considered when evaluating project construction activities.

Temporary Transportation Constraints

As part of the Project's construction, the City of Los Angeles may require a Construction Traffic Management Plan (Plan) to be implemented during the construction phase to minimize potential conflicts with vehicles, pedestrians, bicycle, and transit facilities associated with the Project's construction. The Plan should include a construction schedule, the location of any traffic lane or sidewalk closures, any traffic detours, haul routes, hours of operation, access plans to abutting properties, and contact information.

Construction workers are typically expected to arrive at the Project Site before 7:00 AM and depart before or after the weekday peak hours of 4:00 to 6:00 PM. Construction worker vehicles that cannot be accommodated on site will be provided off - street parking and encouraged to use public transit services and/or shuttle service to the site, if needed. Deliveries of construction materials will be coordinated to non-peak travel periods, to the extent possible and occur on-site or from the adjacent parking lanes.

For off-site activities, Worksite Traffic Control Plans would be prepared for any temporary traffic lane or sidewalk closures in accordance with City guidelines. These worksite plans will require a formal review and approval by the City prior to the issuance of any construction permits. In addition, the City of Los Angeles will require a Truck Haul Route plan including permitted hauling hours and a haul route to and from the landfill.

No detours around the construction site are expected; however, flaggers would be used to control traffic movement during the ingress and egress of construction trucks.

Since Project construction would not substantially interfere with pedestrian, bicycle or vehicle mobility, the construction impacts would be less than significant.

1. Temporary Loss of Access

Vehicular and pedestrian access to the adjacent properties will be maintained. Safe pedestrian circulation paths adjacent to or around the work areas will be provided by covered pedestrian walkways if necessary and will be maintained as required by City-approved Work Area Traffic Control Plans.

Since Project construction would not result in complete loss of vehicular or pedestrian access, the construction impacts on loss of access would be less than significant.

2. Temporary Loss of Bus Stops or Rerouting of Bus Lines

No bus stops are located within the immediate work zone adjacent to the Project Site that would need to be temporarily relocated. There will be no loss of pedestrian access to transit stops and no rerouting of bus lines are necessary.

Since Project construction would not require relocation of bus stops or bus lines, the construction impacts on transit operations would be less than significant.

APPENDIX A

Memorandum of Understanding (MOU)

LADOT

Attachment C

Transportation Assessment Memorandum of Understanding (MOU)

This MOU acknowledges that the Transportation Assessment for the following Project will be prepared in accordance with the latest version of LADOT's Transportation Assessment Guidelines:

I. PROJECT INFORMATION

Project Name: *Uncommon Van Nuys*

Project Address: *6728 Sepulveda Boulevard*

Project Description: *Construct 405 apartments (364 market rate and 41 affordable units).*

LADOT Project Case Number: _____ Project Site Plan attached? *(Required)* ☒ Yes ☐ No

II. TRANSPORTATION DEMAND MANAGEMENT (TDM) MEASURES

Select any of the following TDM measures, which may be eligible as a Project Design Feature[1], that are being considered for this project:

	Reduced Parking Supply[2]	X	Bicycle Parking and Amenities		Parking Cash Out

List any other TDM measures (e.g. bike share kiosks, unbundled parking, microtransit service, etc) below that are also being considered and would require LADOT staff's determination of its eligibility as a TDM measure. LADOT staff will make the final determination of the TDM measure's eligibility for this project.

1 _____ 3 _____

2 _____ 4 _____

_____ _____

III. TRIP GENERATION

Trip Generation Rate(s) Source: ITE 10th Edition / Other *LADOT and ITE 11th Edition*

Trip Generation Adjustment *(Exact amount of credit subject to approval by LADOT)*	**Yes**	**No**
Transit Usage	☒	☐
Existing Active or Previous Land Use	☒	☐
Internal Trip	☐	☒
Pass-By Trip	☐	☒
Transportation Demand Management (See above)	☒	☐

Trip generation table including a description of the existing and proposed land uses, rates, estimated morning and afternoon peak hour volumes (ins/outs/totals), proposed trip credits, etc. attached? *(Required)* ☒ Yes ☐ No

	IN	OUT	TOTAL
AM Trips	34	*101*	135
PM Trips	82	54	136

NET Daily Vehicle Trips (DVT)
1,549 DVT (ITE *11* ed.)
*1,*815 DVT (VMT Calculator ver. *1.3*)

[1] At this time Project Design Features are only those measures that are also shown to be needed to comply with a local ordinance, affordable housing incentive program, or State law.

[2] Select if reduced parking supply is pursued as a result of a parking incentive as permitted by the City's Bicycle Parking Ordinance, State Density Bonus Law, or the City's Transit Oriented Community Guidelines.

IV. STUDY AREA AND ASSUMPTIONS

Project Buildout Year: *2026* Ambient Growth Rate: *1* % Per Yr.

Related Projects List, researched by the consultant and approved by LADOT, attached? *(Required)* ☒ Yes ☐ No

STUDY INTERSECTIONS and/or STREET SEGMENTS:
(May be subject to LADOT revision after access, safety, and circulation evaluation.)

1 *Sepulveda Boulevard and Sherman Way*
2 *Sepulveda Boulevard and Vanowen Street*
3 *Sepulveda Boulevard and Victory Boulevard*
4 Sepulveda Boulevard and Kittridge Street
5 _____
6 _____

Provide a separate list if more than six study intersections and/or street segments.

Is this Project located on a street within the High Injury Network? ☒ Yes ☐ No

If a study intersection is located within a ¼-mile of an adjacent municipality's jurisdiction, signature approval from said municipality is required prior to MOU approval.

V. ACCESS ASSESSMENT

a. Does the project exceed 1,000 net DVT? ☒ Yes ☐ No
b. Is the project's frontage 250 linear feet or more along an Avenue or Boulevard as classified by the City's General Plan? ☐ Yes ☒ No *Sepulveda Bd frontage 165 feet*
c. Is the project's building frontage encompassing an entire block along an Avenue or Boulevard as classified by the City's General Plan? ☐ Yes ☒ No

VI. ACCESS ASSESSMENT CRITERIA

If Yes to any of the above questions a., b., or c., the Transportation Assessment must assess the project's potential effect on pedestrian, bicycle, and transit facilities in the vicinity of the proposed project. Complete **Attachment C.1: Access Assessment Criteria** and attach to the draft Transportation Assessment to support the analysis. For the full scope of analysis, see Section 3.2 of the Transportation Assessment Guidelines.

VII. SITE PLAN AND MAP OF STUDY AREA

Please note that the site plan should be submitted to the Department of City Planning for cursory review.

Does the attached site plan and/or map of study area show	Yes	No	Not Applicable
Each study intersection and/or street segment	☒	☐	☐
*Project Vehicle Peak Hour trips at each study intersection	☒	☐	☐
*Project Vehicle Peak Hour trips at each project access point	☒	☐	☐
*Project trip distribution percentages at each study intersection	☒	☐	☐
Project driveways designed per LADOT MPP 321 (show widths and directions or lane assignment)	☒	☐	☐
Pedestrian access points and any pedestrian paths	☒	☐	☐
Pedestrian loading zones	☒	☐	☐
Delivery loading zone or area	☒	☐	☐
Bicycle parking onsite	☒	☐	☐
Bicycle parking offsite (in public right-of-way)	☐	☒	☐

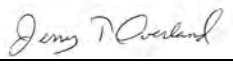
*For mixed-use projects, also show the project trips and project trip distribution by land use category.

VIII. FREEWAY SAFETY ANALYSIS SCREENING

Will the project add 25 or more trips to any freeway off-ramp in either the AM or PM peak hour? ☐ YES ☒ NO
Provide a brief explanation or graphic identifying the number of project trips expected to be added to the nearby freeway off-ramps serving the project site. If Yes to the question above, a freeway ramp analysis is required.

IX. CONTACT INFORMATION

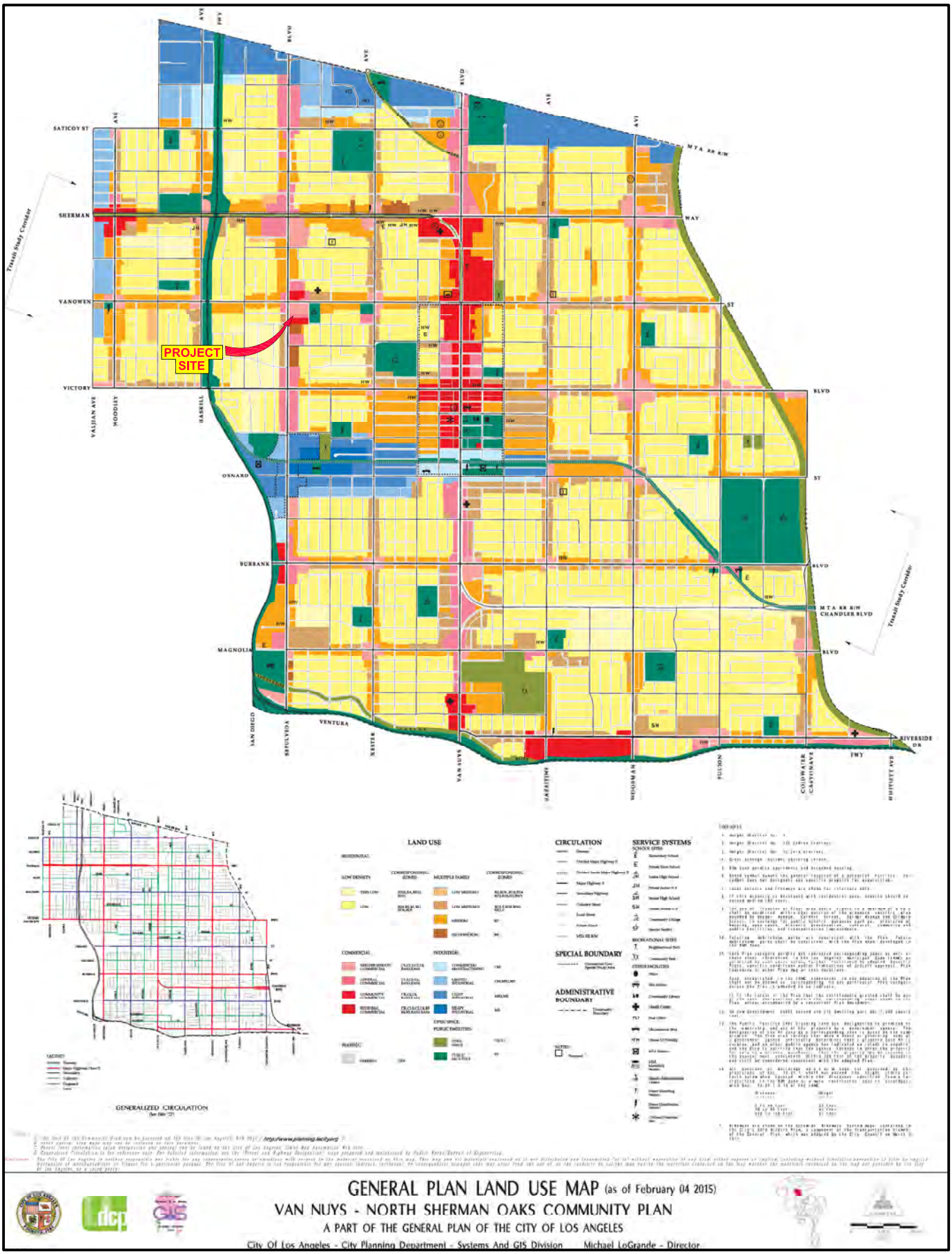
	CONSULTANT	DEVELOPER
Name:	Overland Traffic Consultants Inc.	6728 Sepulveda QOZBLLC
Address:	952 Manhattan Beach Bd #100, Manhattan Beach CA 90266	9220 Winnetka Avenue Los Angeles CA 91311
Phone Number:	310.930.3303	818.738.5688
E-Mail:	otc@overlandtraffic.com	opher@uncommondevelopers.com

Approved by:	x			9-15-2022	x			9/21/2022
		Consultant's Representative		Date		LADOT Representative		**Date
Adjacent Municipality:				Approved by:				
				(if applicable)		Representative		Date

**MOUs are generally valid for two years after signing. If after two years a transportation assessment has not been submitted to LADOT, the developer's representative shall check with the appropriate LADOT office to determine if the terms of this MOU are still valid or if a new MOU is needed.

APPENDIX B

Community Plan Land Use Map



2/2021

COMMUNITY PLAN LAND USE MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

SUMMARY OF LAND USE

CATEGORY	LAND USE	CORRESPONDING ZONES	NET ACRES	% AREA	TOTAL NET ACRES	TOTAL % AREA
RESIDENTIAL						
Single Family					3,141	38.2
	Very Low	RE20, RA, RE15, RE11	277	3.4		
	Low	RE9, RS, R1, RU, RD6, RD5	2,864	34.8		
Multiple					1,237	15.1
	Low Medium I	R2, RD3, RD4, RZ3, RZ4, RU, RW1	24	0.3		
	Low Medium II	RD1.5, RD2 , RW2, RZ2.5	458	5.6		
	Medium	R3	738	9.0		
	High Medium	R4	17	0.2		
COMMERCIAL					586	7.1
	Neighborhood	C1, C1.5, C2, C4	164	2.0		
	General	CR, C1.5, C2, C4	211	2.5		
	Community	CR, C2, C4	188	2.3		
	Regional	CR, C1.5, C2, C4, R3, R4, R5	23	0.3		
INDUSTRIAL					611	7.4
	Commercial	CM, P	67	0.8		
	Limited	CM, MR1, M1	156	1.9		
	Light	MR2, M2	362	4.4		
	Heavy	M3	26	0.3		
PARKING					1	0.0
	Parking	P, PB	1	0.0		
OPEN SPACE/PUBLIC FACILITIES					850	10.4
	Open Space	OS, A1	169	2.1		
	Public Facilities	PF	681	8.3		
STREETS					1,794	21.8
	Private Streets	-	1	0.0		
	Public Streets	-	1,793	21.8		
TOTAL					8,220	100.0

APPENDIX C

Street Standards, Circulation & High Injury Network Map

VAN NUYS - NORTH SHERMAN OAKS

CIRCULATION

Legend

- Boulevard II
- Boulevard II Divided
- Boulevard II Divided Scenic
- Avenue I
- Avenue II
- Avenue II Proposed
- Avenue III
- Avenue III Proposed
- Collector
- Collector Proposed
- Local
- Private Street
- Community Plan Area Boundary

Date: 2/7/2017

DEPARTMENT OF CITY PLANNING
INFORMATION TECHNOLOGIES DIVISION

Disclaimer:
The City of Los Angeles is neither responsible nor liable for any inaccuracies, errors or omissions with respect to the material contained on this map. This map and all materials contained on it are distributed and transmitted "as is" without warranties of any kind, either express or implied, including without limitations, warranties of title or implied warranties of merchantability or fitness for a particular purpose. The City of Los Angeles is not responsible for any special, indirect, incidental, or consequential damages that may arise from the use of, or the inability to use, the map and/or the materials contained on the map whether the materials contained on the map are provided by the City of Los Angeles, or a third party.

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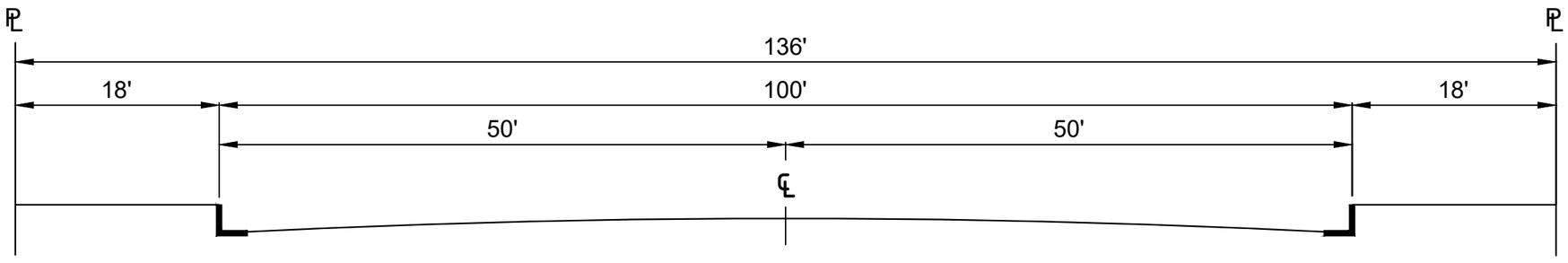
Overland Traffic Consultants, Inc.

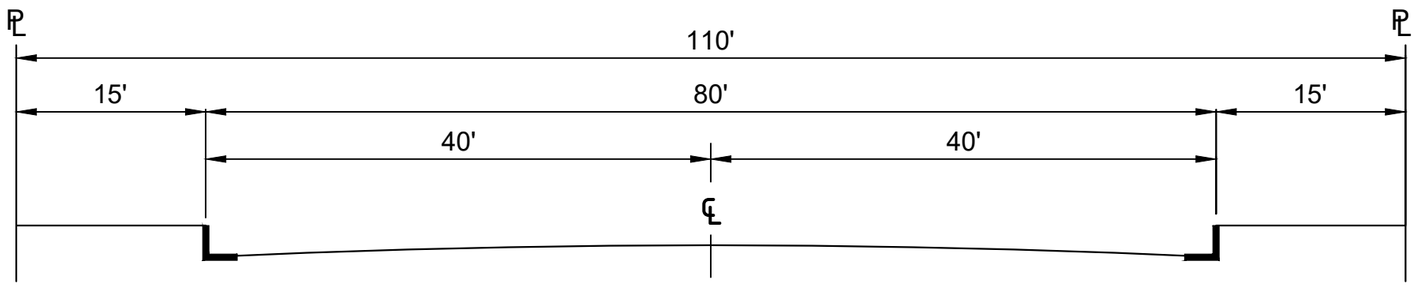
Street Designations and Standard Roadway Dimensions

Previous Designation	Previous Designated Dimensions	Example of Previous Built Dimensions	New Designation(s)	New Designated Dimensions (right-of-way/(Right-of-Way/Roadway widths, feet) Roadway widths, feet)
Major Highway Class I	(126/102)	(126/102)	Boulevard I	(136/100)
		(110/80)	Boulevard II	(110/80)
Major Highway Class II	(104/80)	(104/80)	Boulevard II	(110/80)
		(100/70)	Avenue I	(100/70)
		(86/56)	Avenue II	(86/56)
		(72/46)	Avenue III	(72/46)
Secondary Highway (90/70)	(90/70)	(100/70)	Avenue I	(100/70)
		(86/56)	Avenue II	(86/56)
		(72/46)	Avenue III	(72/46)
		(66/40)	Collector Street	(66/40)
Collector Street	(64/44)	(64/44)	Collector Street	(66/40)
Industrial Collector Street	(64/48)	(64/48)	Industrial Collector Street	(68/48)
Local Street	(60/36)	(60/36)	Local Standard	(60/36)
		(50/30)	Local Limited	(50/30)
Industrial Local	(60/44)	(60/44)	Industrial Local	(64/44)
Standard Walkway	10	10	Pedestrian Walkway	(10–25)
(New Designation)			Shared Street	(30' / 10')
(New Designation)			Access Roadway	(20 right-of-way)
Service Road	20	Various	One-Way Service Road – Adjoining Arterial Streets	(28–35/12 or 18)
			Bi-Directional Service Road – Adjoining Arterial Streets	(33–41/20 or 28)
Hillside Collector	(50/40)	(50/40)	Hillside Collector	(50/40)
Hillside Local	(44/36)	(44/36)	Hillside Local	(44/36)
Hillside Limited Standard	(36/28)	(36/28)	Hillside Limited Standard	(36/28)

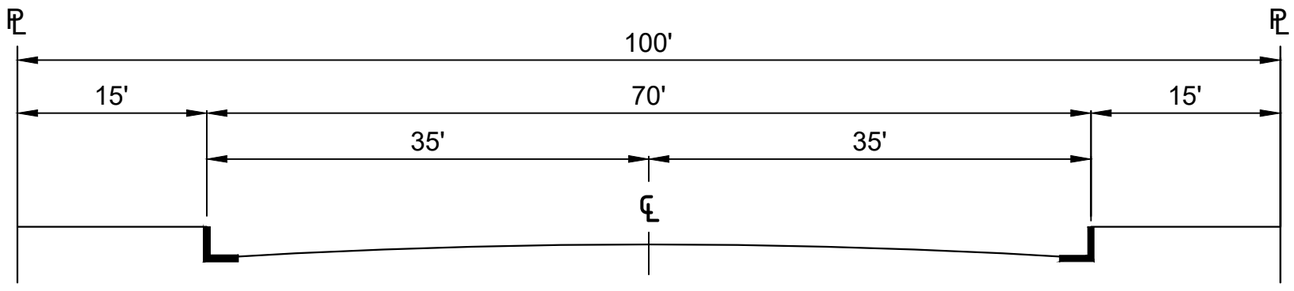
ARTERIAL STREETS



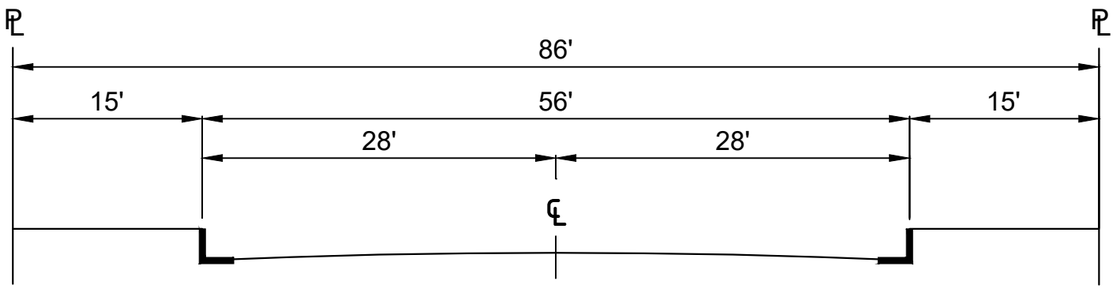
BOULEVARD I (MAJOR HIGHWAY CLASS I)



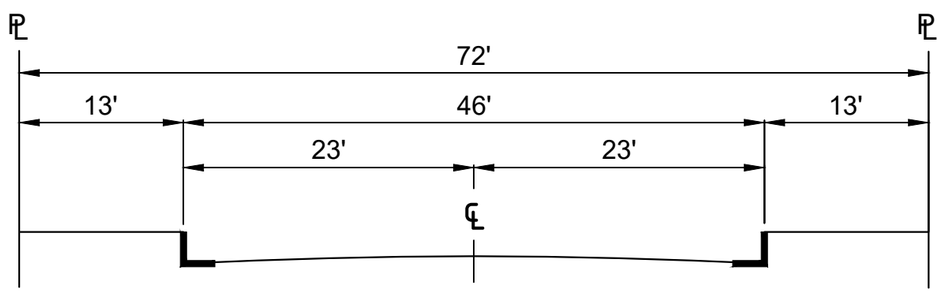
BOULEVARD II (MAJOR HIGHWAY CLASS II)



AVENUE I (SECONDARY HIGHWAY)



AVENUE II (SECONDARY HIGHWAY)



AVENUE III (SECONDARY HIGHWAY)

THIS STANDARD PLAN BECOMES EFFECTIVE CONCURRENT WITH THE ADOPTION OF THE MOBILITY PLAN 2035.

BUREAU OF ENGINEERING — DEPARTMENT OF PUBLIC WORKS — CITY OF LOS ANGELES

--- DRAFT --- STANDARD STREET DIMENSIONS

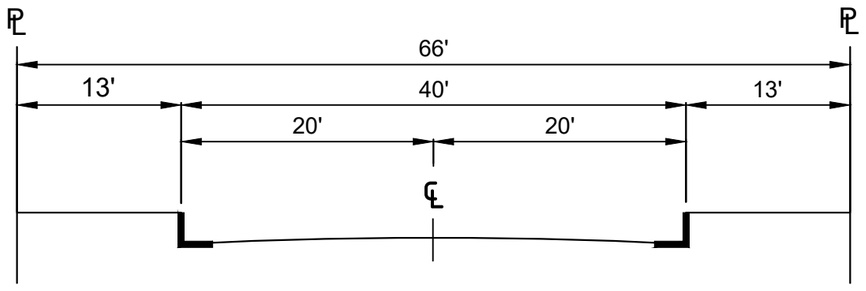
STANDARD PLAN
S-470-1

PREPARED	SUBMITTED	APPROVED		SUPERSEDES	REFERENCES
HAMID MADANI, P.E. BUREAU OF ENGINEERING CHECKED RAFFI MASSABKI, P.E. BUREAU OF ENGINEERING	SAMARA ALI-AHMAD, P.E. DATE ENGINEER OF DESIGN BUREAU OF ENGINEERING KENNETH REDD, P.E. DATE DEPUTY CITY ENGINEER	GARY LEE MOORE, P.E., ENV. SP. DATE CITY ENGINEER DEPARTMENT OF TRANSPORTATION DATE GENERAL MANAGER DIRECTOR OF PLANNING DATE	REGISTERED PROFESSIONAL ENGINEER GARY LEE MOORE No. C-49446 Exp. CIVIL STATE OF CALIFORNIA	D-22549 S-470-0	

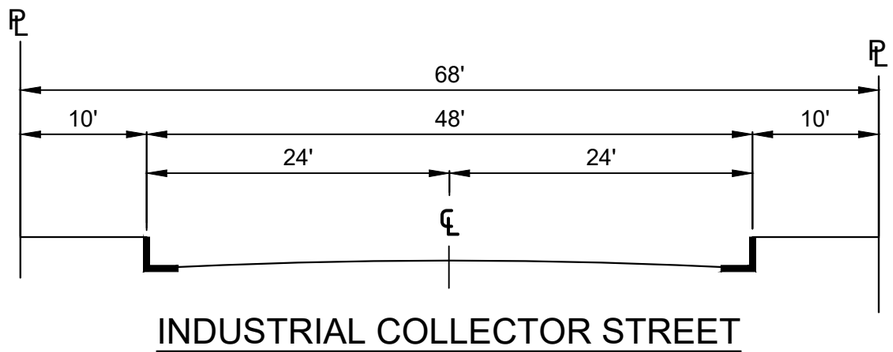
VAULT INDEX NUMBER:

SHEET 1 OF 4 SHEETS

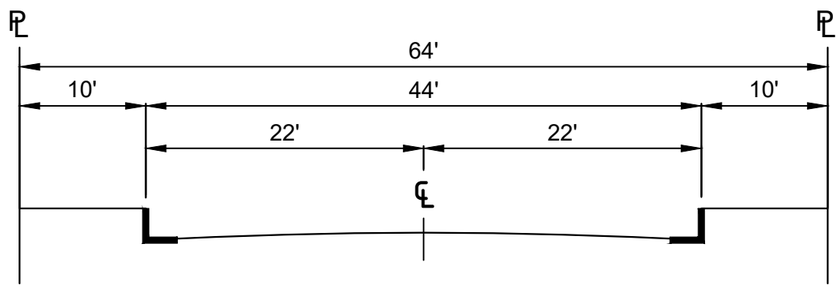
NON-ARTERIAL STREETS



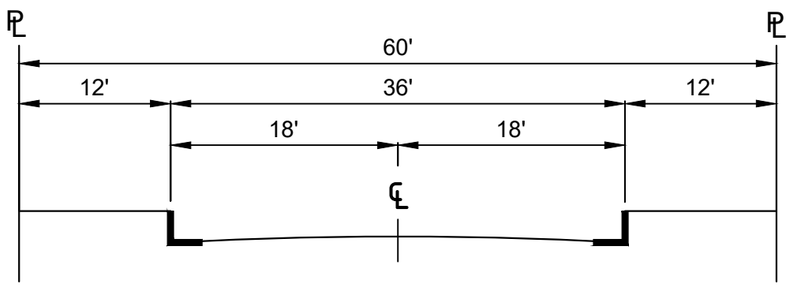
COLLECTOR STREET



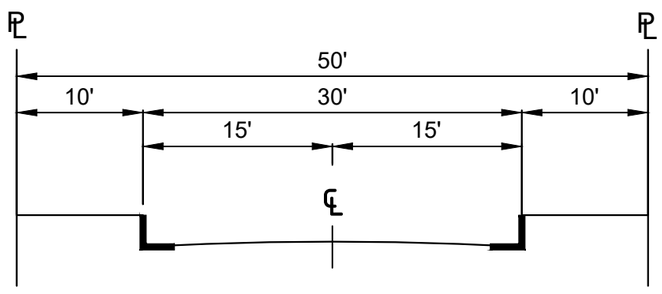
INDUSTRIAL COLLECTOR STREET



INDUSTRIAL LOCAL STREET

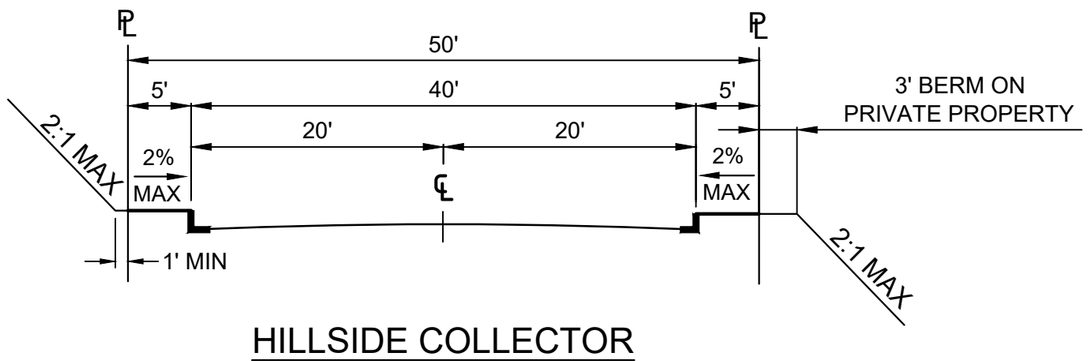


LOCAL STREET - STANDARD

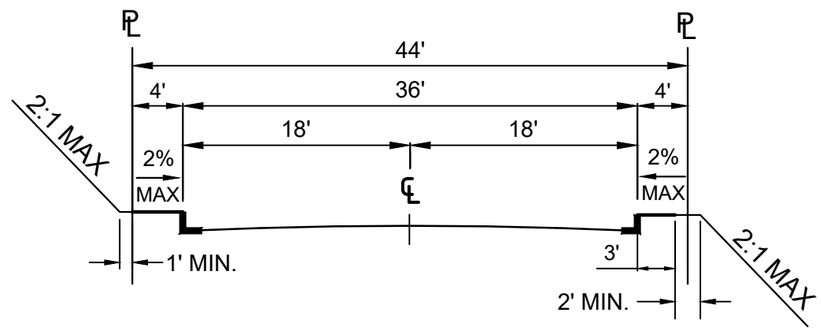


LOCAL STREET - LIMITED

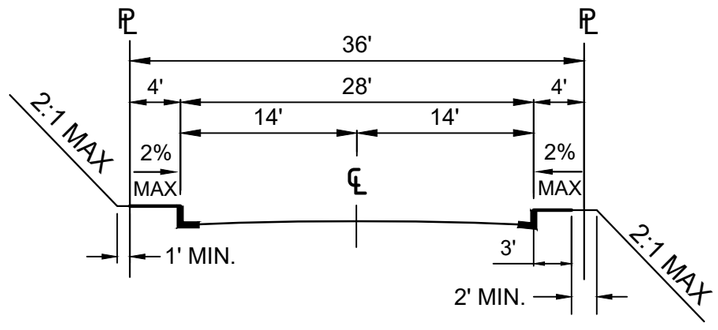
HILLSIDE STREETS



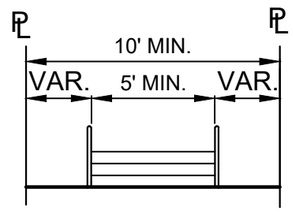
HILLSIDE COLLECTOR



HILLSIDE LOCAL



HILLSIDE LIMITED STANDARD

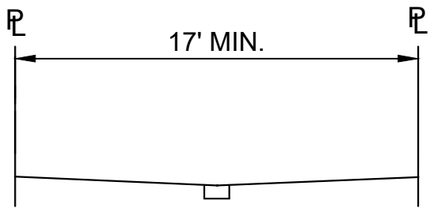


PUBLIC STAIRWAY

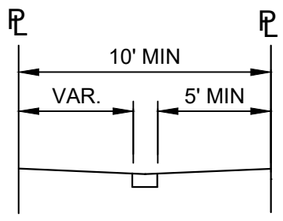
CONSTRUCTED IN ACCORDANCE WITH
BUREAU OF ENGINEERING STANDARD PLANS

STANDARD PLAN NO. S-470-1	VAULT INDEX NUMBER B-	SHEET 2 OF 4 SHEETS

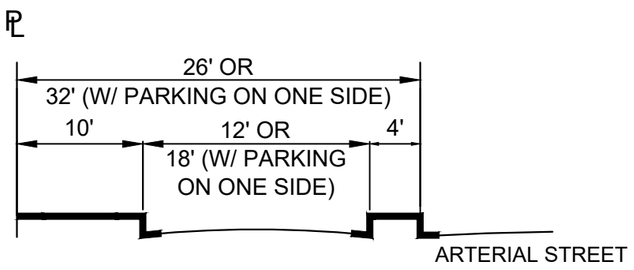
OTHER PUBLIC RIGHTS-OF-WAY



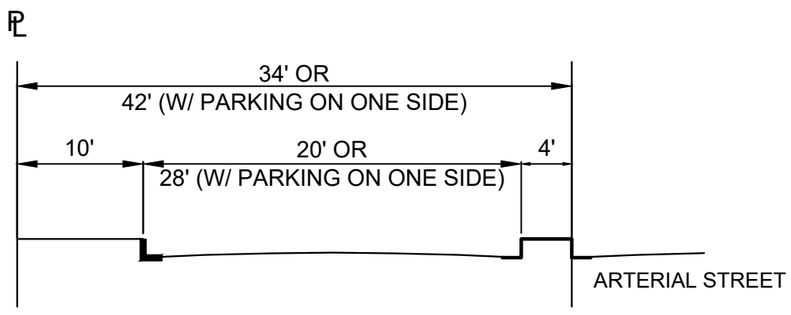
SHARED STREET



PEDESTRIAN WALKWAY

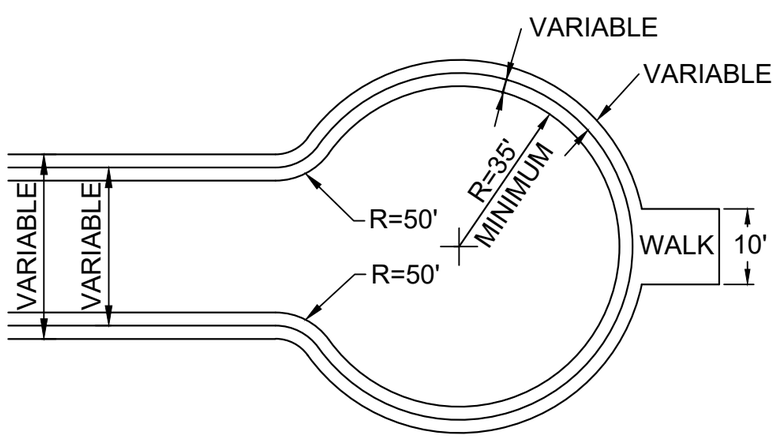


ONE-WAY SERVICE ROAD



BI-DIRECTIONAL SERVICE ROAD

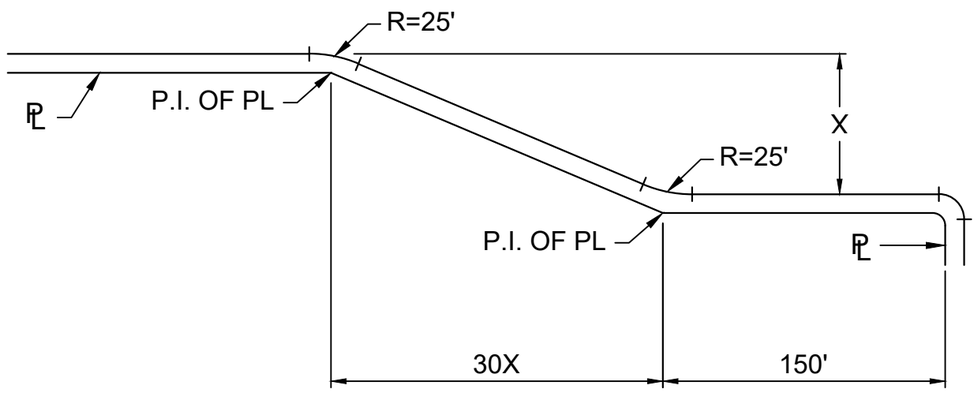
CUL-DE-SAC



MAY BE UNSYMMETRICAL
(PLAN VIEW)

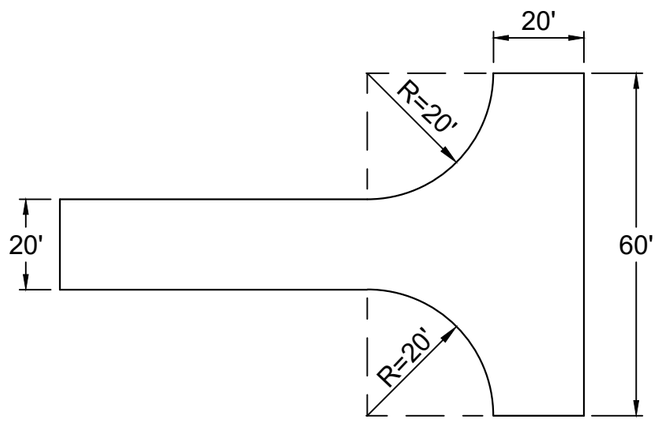
NOTE: FOR FIRE TRUCK CLEARANCE, NO OBSTRUCTION TALLER THAN 6" SHALL BE PERMITTED WITHIN 3FT. OF THE CURB. ON-STREET PARKING SHALL BE PROHIBITED.

TRANSITIONAL EXTENSIONS

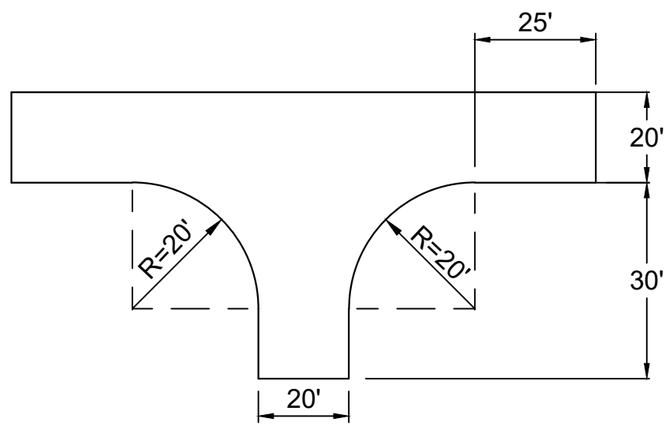


STANDARD FLARE SECTION
(PLAN VIEW)

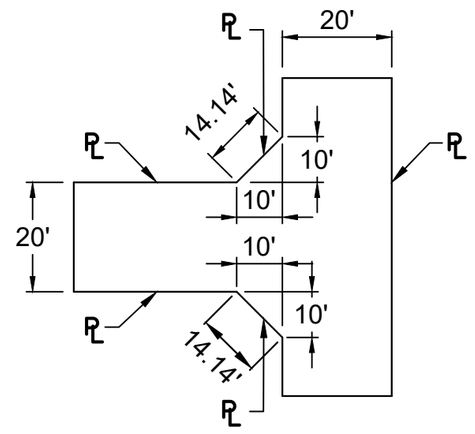
ALLEYS



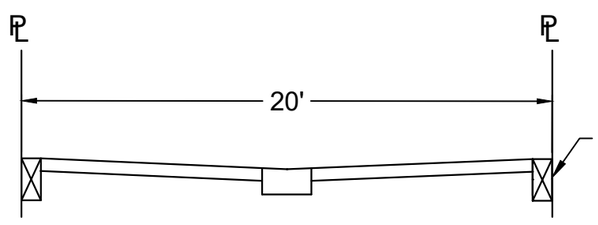
STANDARD TURNING AREA
(PLAN VIEW)



MINIMUM TURNING AREA
(PLAN VIEW)



STANDARD CUT CORNERS
FOR 90° INTERSECTION
(PLAN VIEW)

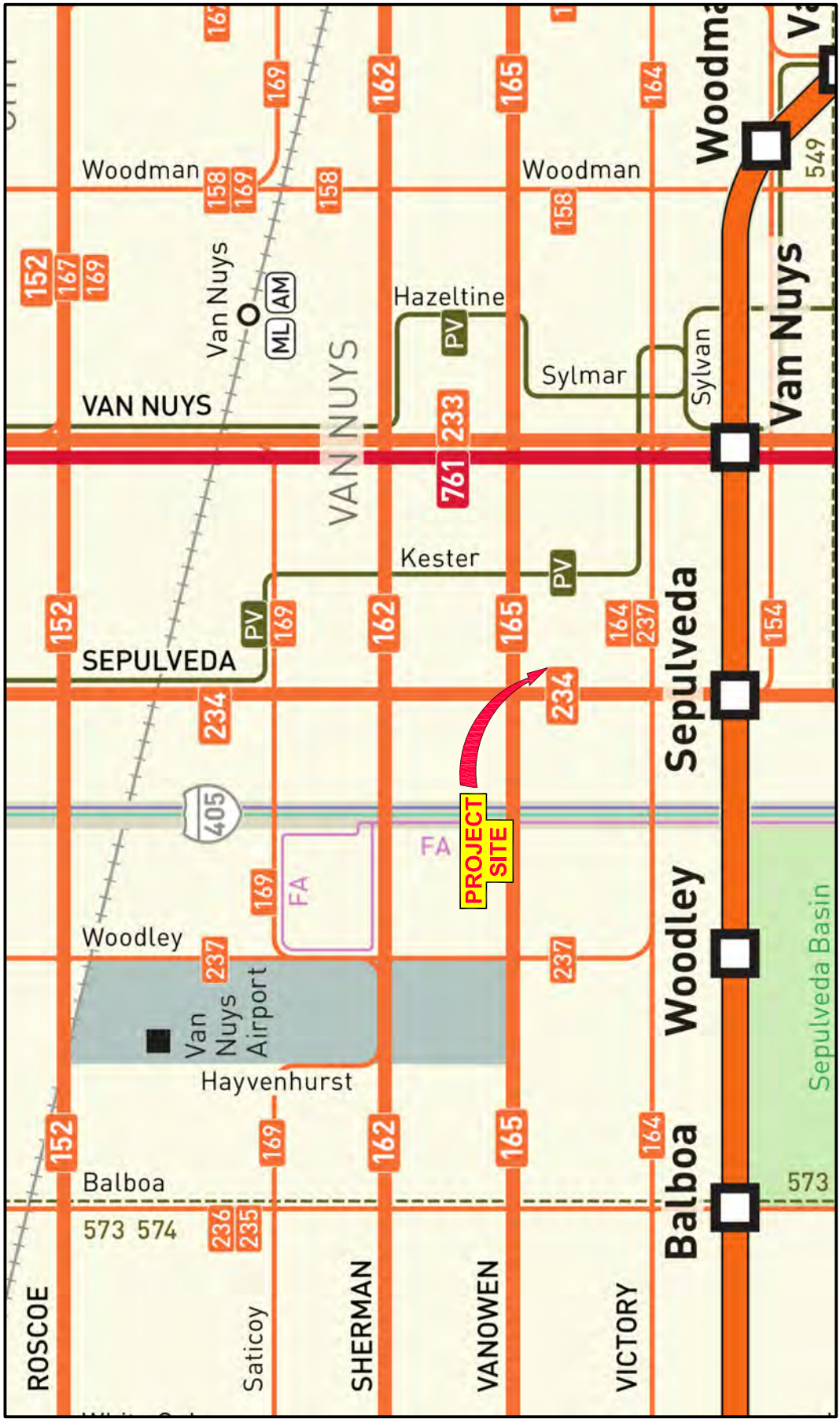


STANDARD CROSS-SECTION
(PLAN VIEW)

STANDARD PLAN NO. S-470-1	VAULT INDEX NUMBER B-	SHEET 3 OF 4 SHEETS

APPENDIX D

Transit Routes



Transit Service Guide

The table shows *approximate frequency in minutes* for all Metro services and major municipal bus lines on this map. Information reflects the main part of the line. Consult schedules for details.

Metro Rail & Busway

LINE	WEEKDAY PEAK	WEEKDAY DAY	WEEKDAY EVE	SATURDAY DAY	SATURDAY EVE	SUNDAY DAY	SUNDAY EVE
B Line	15	15	15-20	15	15-20	15	15-20
G Line	6	10	10-20	10	12-20	12	12-20

Metro Bus

LINE	WEEKDAY PEAK	WEEKDAY DAY	WEEKDAY EVE	SATURDAY DAY	SATURDAY EVE	SUNDAY DAY	SUNDAY EVE
2	7.5	10	20-30	12	20-30	12	20-30
90	30	30	30-60	30	30-60	30	30-60
92	30	30	30-60	30	45-60	30	45-60
94	15	15	30-60	30	30-60	30	30-60
96	45	45	-	60	-	60	-
150	20	25	30-60	30	45-60	30	45-60
152	15	20	20-60	30	30-60	30	30-60
154	60	60	60	60	60	60	60
155	60	60	60	60	60	60	60
158	60	60	60	60	60	60	60
161	30-60	60	-	60	-	60	-
162	15-20	20	20-60	30	30-60	30	30-60
164	20	20	20-60	30	45-60	30	45-60
165	15	15	20-60	30	40-60	30	40-60
166	15-20	20	20-45	30	30-45	30	30-45
167	50-60	50	55-60	50-60	55-60	50-60	55-60
169	60	60	60	60	60	60	60
180	12	12	12-30	15	15-30	15	15-30
182	30	30	30-50	40	40-50	40	40-50
204	10	10	12-30	12	20-30	12	20-30
206	15	20	30-60	30	30-60	30	30-60
207	6-7.5	10	10-25	10	10-25	10	10-25
210	10-12	12	15-55	12	15-60	12	15-60
212	15	15	15-35	15	20-35	15	20-35
217	12	12	15-30	15	15-30	15	15-30
218	55	55	55-60	55	55-60	55	55-60
222	60	60	60	60	60	60	60
224	15-20	20	20-60	25	25-60	25	25-60
230	30	40	40-60	35	45-60	45	45-60
233	10	12	12-60	12	20-60	12	20-60
234	12	12	12-60	15	20-60	15	20-60
235	60	60	-	-	-	-	-
236	60	60	60	60	60	60	60
237	60	60	60	60	60	60	60
240	12	12	12-30	15	15-30	20	20-30
242	40	40	40	40	40	40	40
243	40	40	40	40	40	40	40
244	30	30	30	45	45	45	45
294	30	30	30-60	30	30-60	30	30-60
501	30	30	30	40	40	40	40
601	20	20	20	20	20	20	20
603	15	15	15-30	15	15-30	15	20-30
690	25-50	50	50	50	50	50	50
754	12	12	20-30	15	30	15	30
761	15	15	20-30	30	30	30	30

LADOT Commuter Express

LINE	WEEKDAY PEAK	WEEKDAY DAY	WEEKDAY EVE	SATURDAY DAY	SATURDAY EVE	SUNDAY DAY	SUNDAY EVE
409	15-40	-	-	-	-	-	-
419	15-75	-	-	-	-	-	-
422	10-35	-	-	-	-	-	-
423	5-65	-	-	-	-	-	-
549	20-40	-	-	-	-	-	-
573	10-45	-	-	-	-	-	-
574	25-60	-	-	-	-	-	-

LADOT DASH

LINE	WEEKDAY PEAK	WEEKDAY DAY	WEEKDAY EVE	SATURDAY DAY	SATURDAY EVE	SUNDAY DAY	SUNDAY EVE
BC	25	25	-	25	-	25	-
NR	15-20	20	-	20	-	20	-
OF	15-20	15-20	15-20	15	15	15	15
PV	20	20	-	20	-	20	-
SYL	15	15	15	30	-	30	-
VS	30	30	-	30	-	30	-

Metro Bus Lines

761 / 166 — A **thick** line shows a frequency of 15 minutes or better.*

167 — A **thin** line shows a less frequent service.*

224 — A **dashed** line shows a part-time service.**

* Based on weekday peak and midday frequencies.
** Part-time means peak only or Owl (late night) services.

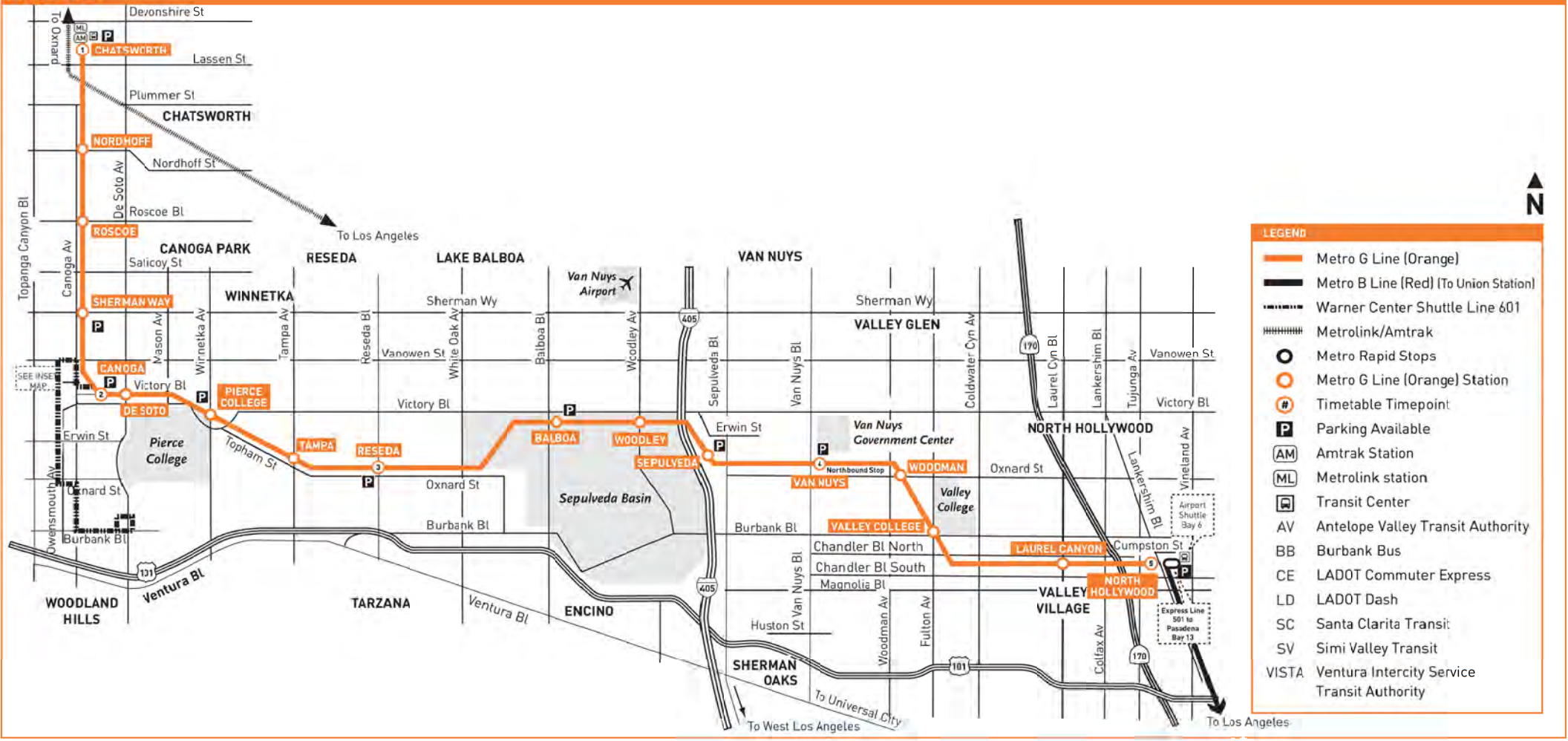
All information is subject to change. Before you go, check with Metro or your local transit operator for the latest updates.

10/2022

SAN FERNANDO VALLEY METRO TRANSIT SYSTEM MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

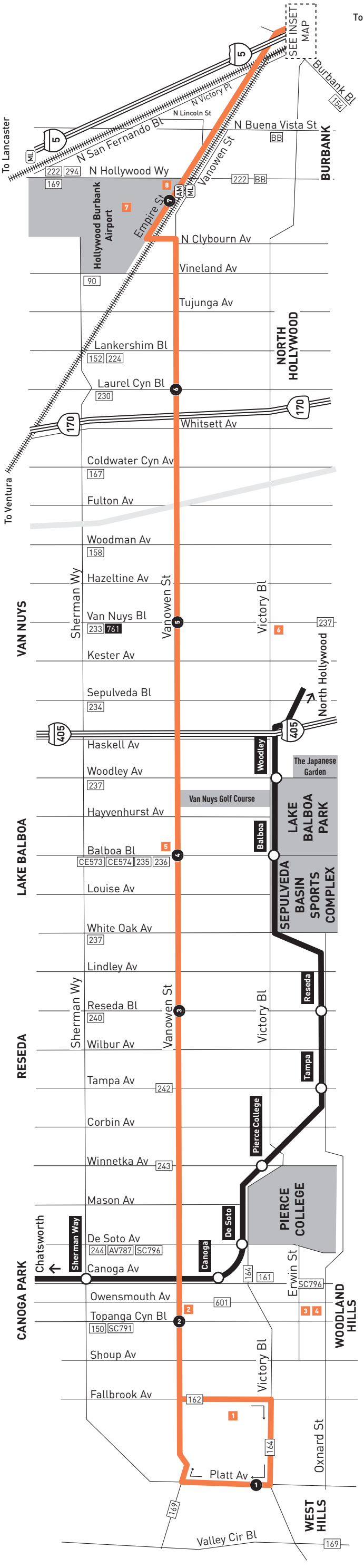
ROUTE MAP



LEGEND

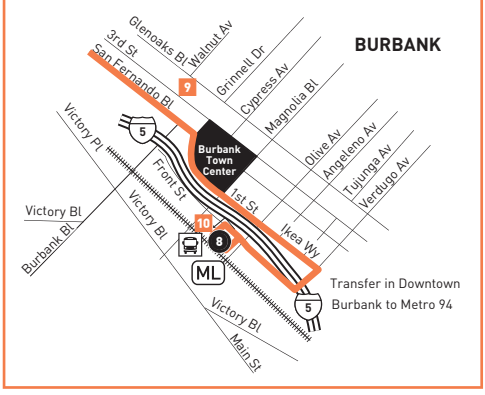
- Metro G Line (Orange)
- Metro B Line (Red) (To Union Station)
- Warner Center Shuttle Line 601
- Metrolink/Amtrak
- Metro Rapid Stops
- Metro G Line (Orange) Station
- Timetable Timepoint
- Parking Available
- AM Amtrak Station
- ML Metrolink station
- Transit Center
- AV Antelope Valley Transit Authority
- BB Burbank Bus
- CE LADOT Commuter Express
- LD LADOT Dash
- SC Santa Clarita Transit
- SV Simi Valley Transit
- VISTA Ventura Intercity Service Transit Authority

ROUTE MAP



N

INSET MAP



MAP NOTES

1. **Fallbrook Center**
2. **Westfield Topanga**
3. **Westfield Promenade**
4. **Warner Center Transit Hub**
   Metro 601; CE422; LA County Beach Bus; VCTC Conejo Connection
5. **Van Nuys Airport**
6. **Van Nuys High School**
7. **Hollywood Burbank Airport**
8. **Burbank Regional Intermodal Transportation Center**
   Metro 169, 222; BB Noho / Airport
9. **Burbank High School**
10. **Burbank Downtown Station**
    Metro 92, 96, 154, 155, 164, 165, 294; SC794; BB Media District, Airport/Empire; Megabus; Amtrak; Metrolink Antelope Valley Line, Ventura County Lines

LEGEND

- Line 165
- G Line (Orange) Route
- Metrolink Rail
- (#) Local Stop Timepoint
- Metro G Line (Orange) Station
- Transit Center
- AM Amtrak Station
- ML Metrolink Station
- AV Antelope Valley Transit Authority
- BB Burbank Bus
- CE LADOT Commuter Express
- SC Santa Clarita Transit

Monday through Friday

Effective Jun 26 2022

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Eastbound *Al Este* (Approximate Times / Tiempos Aproximados)

1 WEST HILLS Platt & Victory	2 CANOGA PARK Vanowen & Topanga Canyon	3 RESEDA Vanowen & Reseda	4 LAKE BALBOA Vanowen & Balboa	5 VAN NUYS Vanowen & Van Nuys	6 NORTH HOLLYWOOD Vanowen & Laurel Canyon	7 BURBANK Hollywood Burbank Airport & Empire	8 BURBANK Burbank Station
4:37A	4:44A	4:55A	5:01A	5:11A	5:21A	5:29A	5:43A
4:57	5:04	5:17	5:23	5:33	5:43	5:51	6:05
5:16	5:23	5:36	5:42	5:53	6:04	6:13	6:28
5:29	5:36	5:50	5:56	6:08	6:20	6:29	6:46
5:43	5:50	6:04	6:10	6:23	6:35	6:44	7:01
5:56	6:03	6:18	6:24	6:38	6:50	6:59	7:16
6:11	6:18	6:33	6:39	6:53	7:06	7:16	7:33
6:25	6:33	6:48	6:54	7:08	7:21	7:31	7:49
6:37	6:45	7:01	7:09	7:23	7:36	7:46	8:04
6:52	7:00	7:16	7:24	7:38	7:52	8:02	8:20
7:06	7:14	7:30	7:39	7:53	8:07	8:17	8:35
7:20	7:28	7:45	7:54	8:08	8:21	8:31	8:49
7:34	7:43	8:00	8:09	8:23	8:36	8:46	9:04
7:50	7:59	8:15	8:24	8:38	8:51	9:01	9:19
8:06	8:15	8:31	8:39	8:53	9:06	9:16	9:34
8:21	8:30	8:46	8:54	9:08	9:20	9:30	9:48
8:37	8:46	9:02	9:09	9:23	9:35	9:45	10:03
8:52	9:01	9:17	9:24	9:38	9:50	10:00	10:18
9:07	9:16	9:32	9:39	9:53	10:05	10:15	10:33
9:22	9:31	9:47	9:54	10:08	10:20	10:30	10:48
9:37	9:46	10:02	10:09	10:23	10:35	10:45	11:03
9:52	10:01	10:17	10:24	10:38	10:50	11:00	11:18
10:07	10:16	10:32	10:39	10:53	11:05	11:15	11:33
10:22	10:31	10:47	10:54	11:08	11:20	11:30	11:48
10:37	10:46	11:02	11:09	11:23	11:35	11:45	12:03P
10:52	11:01	11:17	11:24	11:38	11:50	12:00P	12:18
11:07	11:16	11:32	11:39	11:53	12:05P	12:15	12:33
11:22	11:31	11:47	11:54	12:08P	12:20	12:30	12:48
11:37	11:46	12:02P	12:09P	12:23	12:35	12:45	1:03
11:51	12:00P	12:16	12:23	12:38	12:50	1:00	1:18
12:06P	12:15	12:31	12:38	12:53	1:05	1:15	1:33
12:21	12:30	12:46	12:53	1:08	1:20	1:30	1:48
12:36	12:45	1:01	1:08	1:23	1:35	1:45	2:03
12:51	1:00	1:16	1:23	1:38	1:50	2:00	2:18
1:06	1:15	1:31	1:38	1:53	2:05	2:15	2:33
—	—	—	B 1:40	1:55	2:07	—	—
—	—	—	B 1:45	2:00	2:12	2:22	2:40
1:21	1:30	1:46	1:53	2:08	2:20	2:30	2:48
1:36	1:45	2:01	2:08	2:23	2:35	2:45	3:03
1:51	2:00	2:16	2:23	2:38	2:50	3:00	3:18
2:06	2:15	2:31	2:38	2:53	3:05	3:15	3:33
2:21	2:30	2:46	2:53	3:08	3:21	3:31	3:49
2:33	2:42	2:58	3:07	3:23	3:36	3:46	4:04
—	—	—	A 3:10	3:26	3:39	—	—
—	—	—	A 3:17	3:33	3:46	3:56	4:14
2:47	2:56	3:13	3:22	3:38	3:51	4:01	4:19
3:01	3:11	3:28	3:37	3:53	4:06	4:16	4:34
3:15	3:25	3:42	3:51	4:08	4:21	4:31	4:49
3:30	3:40	3:57	4:05	4:23	4:36	4:46	5:04
3:44	3:54	4:12	4:20	4:38	4:51	5:01	5:19
4:00	4:09	4:27	4:35	4:53	5:06	5:16	5:34
4:15	4:24	4:42	4:50	5:08	5:21	5:31	5:49
4:32	4:41	4:59	5:06	5:23	5:36	5:46	6:04
4:48	4:57	5:14	5:21	5:38	5:51	6:01	6:19
5:03	5:12	5:29	5:36	5:53	6:06	6:16	6:34
5:19	5:28	5:45	5:52	6:08	6:21	6:31	6:49
5:35	5:44	6:01	6:08	6:23	6:36	6:46	7:04
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6:07	6:16	6:32	6:39	6:53	7:05	7:15	7:32
6:27	6:36	6:52	6:59	7:13	7:25	7:35	7:51
6:48	6:57	7:12	7:19	7:33	7:45	7:54	8:10
7:18	7:27	7:42	7:49	8:02	8:13	8:22	8:38
8:07	8:15	8:29	8:35	8:47	8:58	9:06	9:21
9:10	9:17	9:30	9:36	9:47	9:58	10:06	10:20
10:10	10:17	10:30	10:36	10:47	10:58	11:06	11:20
11:10	11:17	11:30	11:36	11:47	11:58	12:06A	12:20A

Monday through Friday

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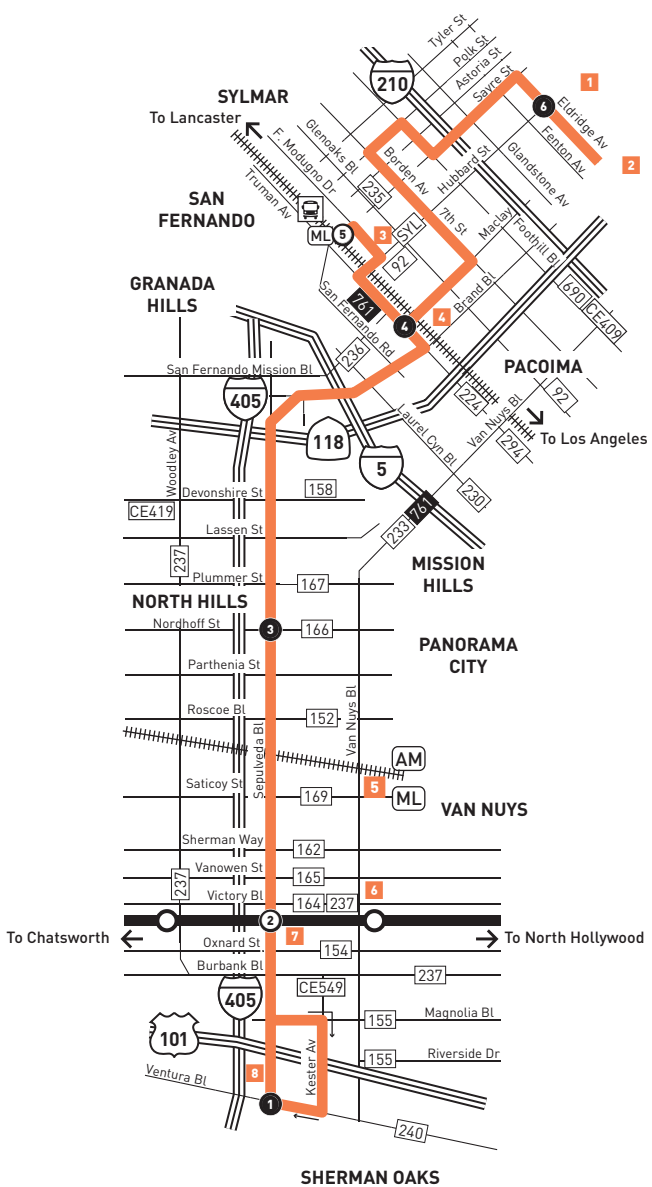
Westbound *Al Oeste* (Approximate Times / Tiempos Aproximados)

8 BURBANK Burbank Station	7 BURBANK Hollywood Burbank Airport & Empire	6 NORTH HOLLYWOOD Vanowen & Laurel Canyon	5 VAN NUYS Vanowen & Van Nuys	4 LAKE BALBOA Vanowen & Balboa	3 RESEDA Vanowen & Reseda	2 CANOGA PARK Vanowen & Topanga Canyon	1 WEST HILLS Platt & Victory
4:29A	4:43A	4:52A	5:03A	5:13A	5:20A	5:34A	5:46A
5:00	5:15	5:24	5:35	5:46	5:53	6:07	6:20
5:19	5:34	5:44	5:55	6:07	6:14	6:28	6:42
5:33	5:48	5:58	6:10	6:22	6:29	6:44	6:58
5:48	6:03	6:13	6:25	6:38	6:45	7:00	7:14
6:03	6:18	6:28	6:40	6:53	7:00	7:16	7:30
6:18	6:33	6:43	6:55	7:10	7:18	7:34	7:48
6:27	6:43	6:53	7:06	7:22	7:30	7:47	8:01
—	—	7:00	7:14	7:30	7:39	7:56	8:10
6:41	6:57	7:08	7:22	7:40	7:49	8:05	8:19
—	—	7:16	7:30	7:49	7:58	8:13	8:27
6:56	7:12	7:23	7:38	7:57	8:05	8:20	8:34
—	—	7:31	7:46	8:04	8:12	8:27	8:41
7:12	7:28	7:39	7:54	8:10	8:18	8:33	8:47
—	—	7:47	8:02	8:17	8:25	8:40	8:54
7:28	7:45	7:56	8:10	8:25	8:33	8:48	9:02
7:43	8:00	8:11	8:25	8:39	8:46	9:01	9:15
7:59	8:16	8:27	8:40	8:54	9:01	9:16	9:30
8:14	8:31	8:42	8:55	9:08	9:15	9:30	9:44
8:29	8:46	8:57	9:10	9:23	9:30	9:45	9:59
8:45	9:02	9:12	9:25	9:38	9:45	10:00	10:14
9:00	9:17	9:27	9:40	9:53	10:00	10:15	10:29
9:15	9:32	9:42	9:55	10:08	10:15	10:30	10:44
9:30	9:47	9:57	10:10	10:23	10:30	10:45	10:59
9:45	10:02	10:12	10:25	10:38	10:45	11:00	11:14
10:00	10:17	10:27	10:40	10:53	11:00	11:15	11:29
10:15	10:32	10:42	10:55	11:08	11:15	11:30	11:44
10:29	10:46	10:56	11:10	11:23	11:30	11:45	11:59
10:44	11:01	11:11	11:25	11:38	11:45	12:00P	12:14P
10:58	11:16	11:26	11:40	11:53	12:00P	12:15	12:29
11:13	11:31	11:41	11:55	12:08P	12:15	12:30	12:44
11:28	11:46	11:56	12:10P	12:23	12:30	12:45	12:59
11:43	12:01P	12:11P	12:25	12:38	12:45	1:00	1:14
11:58	12:16	12:26	12:40	12:53	1:00	1:15	1:29
12:13P	12:31	12:41	12:55	1:08	1:15	1:30	1:44
12:28	12:46	12:56	1:10	1:23	1:30	1:45	1:59
—	—	—	—	—	B 1:43	1:58	2:12
12:43	1:01	1:11	1:25	1:38	1:45	2:00	2:14
12:57	1:16	1:26	1:40	1:53	2:00	2:15	2:29
1:11	1:30	1:41	1:55	2:08	2:15	2:30	2:45
1:26	1:45	1:56	2:10	2:23	2:30	2:45	3:00
1:41	2:00	2:11	2:25	2:39	2:46	3:01	3:16
1:56	2:15	2:26	2:40	2:54	3:01	3:16	3:31
2:11	2:30	2:41	2:55	3:10	3:18	3:33	3:48
—	—	—	—	—	A 3:20	3:35	3:50
2:26	2:45	2:56	3:10	3:26	3:35	3:50	4:05
2:41	3:00	3:11	3:25	3:40	3:49	4:04	4:19
2:56	3:15	3:26	3:40	3:55	4:04	4:19	4:34
3:11	3:30	3:41	3:55	4:10	4:19	4:34	4:49
3:26	3:45	3:56	4:10	4:25	4:34	4:49	5:04
3:41	4:00	4:11	4:25	4:40	4:48	5:03	5:18
3:56	4:15	4:26	4:40	4:55	5:03	5:18	5:33
4:11	4:30	4:41	4:55	5:10	5:18	5:33	5:48
4:26	4:45	4:56	5:10	5:25	5:33	5:48	6:03
4:41	5:00	5:11	5:25	5:40	5:48	6:03	6:18
4:56	5:15	5:26	5:40	5:55	6:03	6:18	6:33
5:11	5:30	5:41	5:55	6:09	6:17	6:32	6:47
5:26	5:45	5:56	6:10	6:23	6:31	6:46	7:01
5:41	6:00	6:11	6:25	6:38	6:45	7:00	7:15
5:57	6:16	6:27	6:40	6:53	7:00	7:14	7:29
6:12	6:31	6:42	6:55	7:07	7:14	7:28	7:42
6:27	6:46	6:57	7:10	7:22	7:29	7:43	7:57
6:43	7:02	7:12	7:25	7:37	7:44	7:58	8:11
7:02	7:21	7:31	7:44	7:56	8:03	8:16	8:29
7:33	7:51	8:00	8:12	8:23	8:29	8:42	8:55
8:13	8:31	8:40	8:52	9:03	9:09	9:21	9:34
8:53	9:11	9:20	9:32	9:43	9:49	10:01	—
9:35	9:53	10:02	10:12	10:23	10:29	10:41	10:54
10:35	10:52	11:01	11:11	11:21	11:27	11:38	—
11:35	11:52	12:01A	12:11A	12:21A	12:27A	12:38A	—

INSET MAP



N

LEGEND

- Line 234 Route
- Metro G Line (Orange)
- Metrolink
- # Local Stop Timepoint
- AM Amtrak Station
- ML Metrolink Station
- Transit Center
- CE LADOT Commuter Express
- SYL LADOT Sylmar DASH

MAP NOTES

1. **Los Angeles Mission College**
2. **Los Angeles Mission College East Campus**
3. **Sylmar Station**
   Metro 92, 224, 230, 234, 235, 236, 294, 690, 761; CE574; LADOT Sylmar DASH; Metrolink Antelope Valley Line
4. **San Fernando Courthouse and City Hall**
5. **Van Nuys Metrolink Station**
   Metro 169, 233, 761; Metrolink Ventura County Line; Amtrak
6. **Van Nuys Civic Center**
7. **Sepulveda G Line (Orange) Station**
   Metro 154, 234
8. **Sherman Oaks Galleria**

Monday through Friday

Effective Feb 20 2022

234

Northbound *Al Norte* (Approximate Times / Tiempos Aproximados)

SHERMAN OAKS	VAN NUYS	NORTH HILLS	SAN FERNANDO	SYLMAR	
1	2	3	4	5	6
Sepulveda & Ventura	Sepulveda G Line (Orange) Station	Sepulveda & Nordhoff	Truman & Maclay	Sylmar Station	(Mission College) Hubbard & Eldridge
4:07A	4:14A	4:32A	4:47A	—	5:08A
4:37	4:44	5:02	5:17	—	5:38
5:07	5:14	5:32	5:47	5:53A	—
5:27	5:34	5:52	6:07	—	6:28
5:41	5:48	6:06	6:21	6:27	—
5:53	6:00	6:18	6:33	—	6:54
6:05	6:12	6:30	6:45	6:51	—
6:17	6:24	6:42	6:57	—	7:19
6:29	6:36	6:54	7:10	7:16	—
6:41	6:48	7:06	7:22	—	7:46
6:53	7:00	7:19	7:35	7:41	—
7:05	7:12	7:31	7:47	—	8:11
7:16	7:23	7:42	7:58	8:04	—
7:29	7:36	7:55	8:11	—	8:35
7:41	7:48	8:07	8:24	8:30	—
7:53	8:00	8:19	8:37	—	9:01
8:04	8:12	8:31	8:49	8:55	—
8:16	8:24	8:43	9:01	—	9:25
8:28	8:36	8:55	9:13	9:19	—
8:40	8:48	9:07	9:25	—	9:50
8:52	9:00	9:19	9:37	9:43	—
9:04	9:12	9:31	9:49	—	10:15
9:16	9:24	9:44	10:02	10:08	—
9:28	9:36	9:56	10:14	—	10:40
9:40	9:48	10:08	10:26	10:32	—
9:52	10:00	10:20	10:39	—	11:05
10:04	10:12	10:32	10:51	10:57	—
10:16	10:24	10:45	11:04	—	11:30
10:28	10:36	10:57	11:16	11:22	—
10:40	10:48	11:09	11:28	—	11:54
10:52	11:00	11:21	11:40	11:46	—
11:04	11:12	11:33	11:52	—	12:18P
11:16	11:24	11:45	12:04P	12:10P	—
11:28	11:36	11:57	12:17	—	12:43
11:40	11:48	12:09P	12:29	12:35	—
11:52	11:59	12:22	12:42	—	1:08
12:04P	12:12P	12:34	12:54	1:00	—
12:16	12:24	12:46	1:06	—	1:32
12:27	12:36	12:58	1:18	1:24	—
12:39	12:48	1:10	1:30	—	1:57
12:51	1:00	1:22	1:42	1:48	—
1:03	1:12	1:34	1:54	—	2:21
1:15	1:24	1:46	2:06	2:12	—
1:27	1:36	1:59	2:19	—	2:46
1:39	1:48	2:11	2:31	2:37	—
1:51	2:00	2:23	2:43	—	3:10
2:03	2:12	2:35	2:55	3:01	—
2:15	2:24	2:47	3:07	—	3:34
2:27	2:36	2:59	3:19	3:25	—
2:39	2:48	3:11	3:31	—	3:58
2:51	3:00	3:23	3:43	3:49	—
3:03	3:12	3:35	3:55	—	4:22
3:15	3:24	3:47	4:07	4:14	—
3:27	3:36	3:59	4:19	—	4:46
3:39	3:48	4:12	4:32	4:39	—
3:51	4:00	4:25	4:45	—	5:12
4:03	4:12	4:37	4:57	5:04	—
4:15	4:24	4:49	5:09	—	5:36
4:27	4:36	5:01	5:21	5:28	—
4:39	4:48	5:13	5:33	—	6:00
4:51	5:00	5:25	5:45	5:52	—
5:03	5:12	5:37	5:57	—	6:24
5:15	5:24	5:49	6:08	6:14	—
5:27	5:36	6:01	6:19	—	6:45
5:39	5:48	6:13	6:31	6:37	—
5:51	6:00	6:24	6:42	—	7:08
6:03	6:12	6:36	6:54	7:00	—
6:15	6:24	6:48	7:06	—	7:32
6:27	6:36	6:59	7:17	7:23	—
6:39	6:48	7:11	7:29	—	7:55
6:51	7:00	7:23	7:41	7:47	—
7:10	7:19	7:42	8:00	—	8:25
7:30	7:39	8:02	8:19	8:25	—
7:50	7:59	8:20	8:37	—	9:02
8:10	8:19	8:39	8:55	9:01	—
8:35	8:44	9:04	9:19	—	9:43
9:06	9:14	9:32	9:47	9:53	—
9:36	9:44	10:02	10:16	—	10:39
10:25	10:32	10:49	11:03	11:09	—
11:25	11:32	11:48	12:02A	12:08A	—
12:25A	12:32A	12:48A	1:02	1:08	—
1:25	1:32	1:48	2:02	2:08	—
2:25	2:32	2:48	3:02	3:08	—
3:25	3:32	3:48	4:02	4:08	—

Monday through Friday

234

Southbound *Al Sur* (Approximate Times / Tiempos Aproximados)

SYLMAR		SAN FERNANDO	NORTH HILLS	VAN NUYS	SHERMAN OAKS
6	5	4	3	2	1
(Mission College) Hubbard & Eldridge	Sylmar Station	Truman & Maclay	Sepulveda & Nordhoff	Sepulveda G Line (Orange) Station	Sepulveda & Ventura
—	3:20A	3:26A	3:40A	3:56A	4:05A
—	—	A 4:15	4:29	4:45	4:54
—	—	A 4:35	4:49	5:05	5:14
—	—	A 4:47	5:01	5:17	5:26
4:33A	—	4:59	5:13	5:29	5:38
—	5:05	5:11	5:25	5:41	5:50
4:56	—	5:22	5:37	5:53	6:02
—	5:28	5:34	5:49	6:05	6:14
5:18	—	5:46	6:01	6:17	6:26
—	5:52	5:58	6:13	6:29	6:39
5:41	—	6:09	6:24	6:41	6:51
—	6:14	6:20	6:35	6:53	7:03
6:04	—	6:32	6:47	7:05	7:15
—	6:36	6:42	6:57	7:17	7:27
6:22	—	6:53	7:09	7:29	7:39
—	6:59	7:05	7:21	7:41	7:51
6:47	—	7:18	7:34	7:53	8:03
—	7:23	7:29	7:46	8:05	8:15
7:10	—	7:41	7:58	8:17	8:27
—	7:46	7:52	8:10	8:29	8:40
7:32	—	8:03	8:21	8:41	8:52
—	8:08	8:14	8:32	8:53	9:04
7:54	—	8:26	8:44	9:05	9:16
—	8:32	8:38	8:56	9:17	9:28
8:17	—	8:50	9:08	9:29	9:40
—	8:55	9:01	9:20	9:41	9:52
8:40	—	9:13	9:32	9:53	10:04
—	9:19	9:25	9:44	10:05	10:16
9:05	—	9:37	9:56	10:17	10:28
—	9:43	9:49	10:08	10:29	10:40
9:29	—	10:01	10:20	10:41	10:52
—	10:07	10:13	10:32	10:53	11:04
9:51	—	10:23	10:43	11:05	11:16
—	10:29	10:35	10:55	11:17	11:28
10:15	—	10:47	11:07	11:29	11:40
—	10:52	10:58	11:19	11:41	11:52
10:38	—	11:10	11:31	11:53	12:04P
—	11:16	11:22	11:43	12:05P	12:17
11:02	—	11:34	11:55	12:17	12:29
—	11:40	11:46	12:07P	12:29	12:41
11:26	—	11:58	12:19	12:41	12:53
—	12:04P	12:10P	12:31	12:53	1:05
11:50	—	12:22	12:43	1:05	1:17
—	12:28	12:34	12:55	1:17	1:29
12:14P	—	12:46	1:07	1:29	1:41
—	12:52	12:58	1:19	1:41	1:53
12:38	—	1:10	1:31	1:53	2:05
—	1:16	1:22	1:43	2:05	2:17
1:02	—	1:34	1:55	2:17	2:29
—	1:40	1:46	2:07	2:29	2:41
1:26	—	1:58	2:19	2:41	2:53
—	2:04	2:10	2:31	2:53	3:05
1:50	—	2:22	2:43	3:05	3:17
—	2:28	2:34	2:55	3:17	3:29
2:14	—	2:46	3:07	3:29	3:41
—	2:52	2:58	3:19	3:41	3:53
2:38	—	3:10	3:31	3:53	4:05
—	3:17	3:23	3:44	4:05	4:17
3:03	—	3:35	3:56	4:17	4:29
—	3:40	3:46	4:08	4:29	4:41
3:26	—	3:58	4:20	4:41	4:53
—	4:04	4:10	4:32	4:53	5:05
3:50	—	4:22	4:44	5:05	5:17
—	4:28	4:34	4:56	5:17	5:29
4:14	—	4:46	5:08	5:29	5:41
—	4:52	4:58	5:20	5:41	5:53
4:39	—	5:11	5:33	5:53	6:05
—	5:18	5:24	5:45	6:05	6:17
5:04	—	5:36	5:57	6:17	6:29
—	5:43	5:49	6:09	6:29	6:40
5:29	—	6:01	6:21	6:41	6:52
—	6:07	6:13	6:33	6:53	7:03
5:57	—	6:27	6:46	7:05	7:15
—	6:36	6:42	7:01	7:20	7:30
6:33	—	7:03	7:22	7:40	7:50
—	7:19	7:25	7:43	8:00	8:10
7:17	—	7:45	8:03	8:20	8:30
—	8:09	8:15	8:33	8:50	9:00
8:07	—	8:35	8:53	9:10	9:19
—	9:19	9:25	9:40	9:56	10:05
10:00	—	10:25	10:40	10:56	11:05
—	11:19	11:25	11:40	11:56	12:05A
—	12:19A	12:25A	12:40A	12:56A	1:05
—	1:19	1:25	1:40	1:56	2:05
—	2:19	2:25	2:40	2:56	3:05

DASH PANORAMA CITY/VAN NUYS

EFFECTIVE JULY 31, 2021
A PATIR DEL 31 DEL JULIO, 2021

- DASH Panorama City/Van Nuys - Clockwise Route (Ruta en el Sentido de las Manecillas del Reloj)
- DASH Panorama City/Van Nuys - Counterclockwise Route (Ruta en el Sentido Opuesto de las Manecillas del Reloj)
- DASH Van Nuys/Studio City Route
- Bus Stop (Parada de Autobús)
- Multiple Route Stop (Parada de Rutas Múltiples)
- Points of Interest (Puntos de Interés)
- A Time Point (Punto Clave de Horario)
- T Transfer Point (Punto de Transbordo)
- Amtrak/Metrolink Station (Estación de Amtrak/Metrolink)

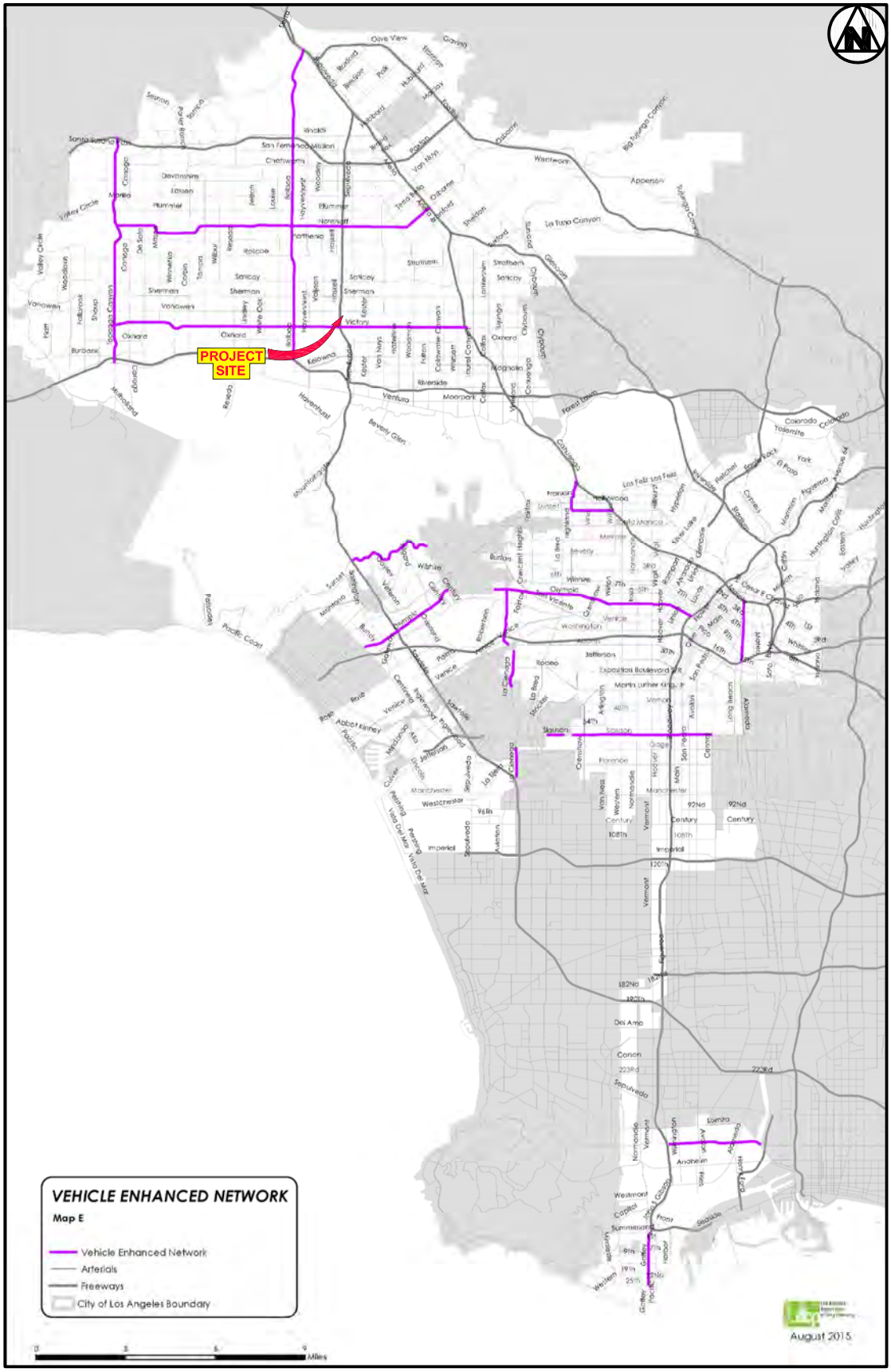
LADOT TRANSIT

City of Los Angeles
Department of Transportation

(213, 310, 323 or/o 818) 808-2273
www.ladottransit.com

APPENDIX E

Mobility Network Maps

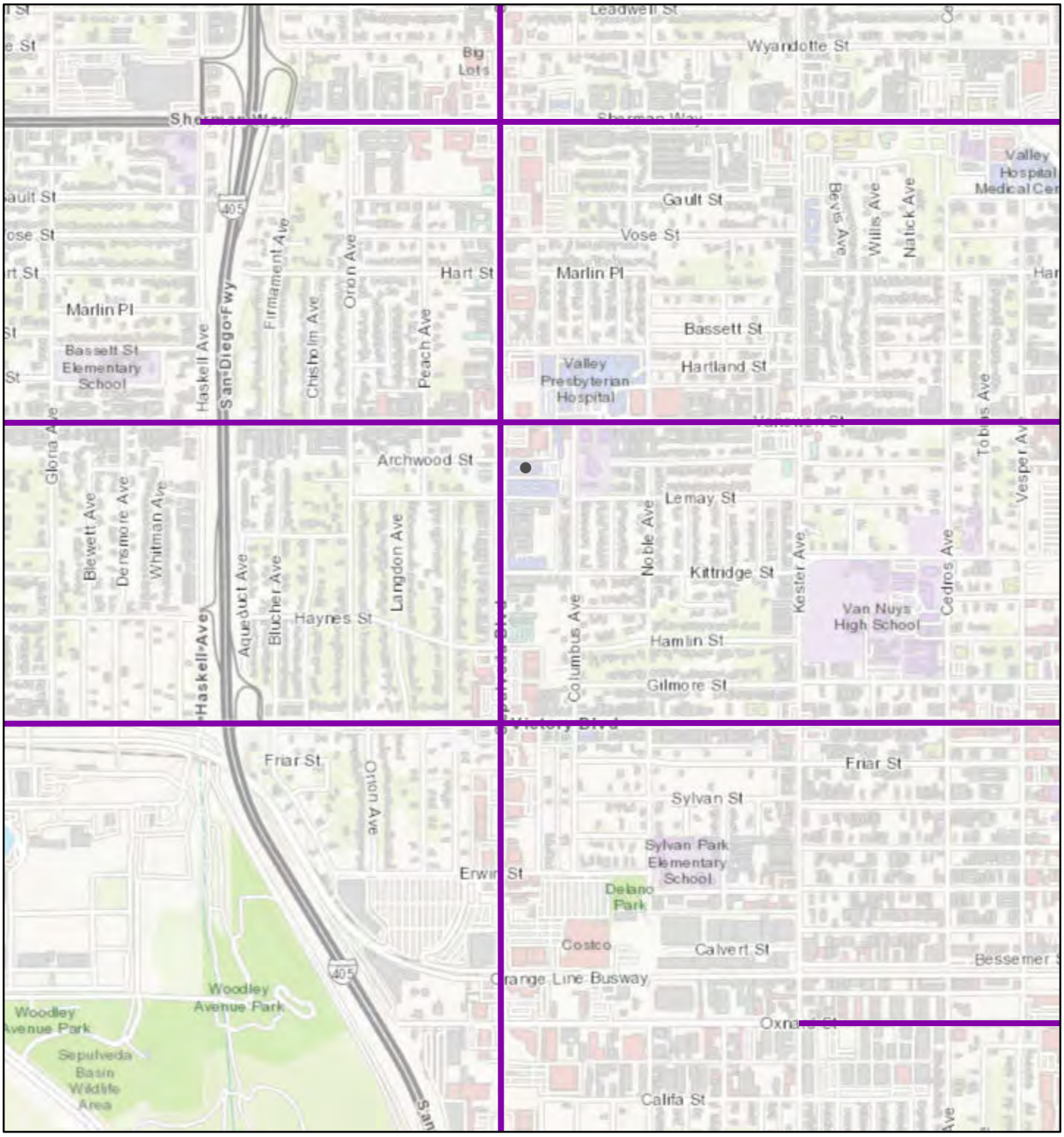


2/2021

VEHICLE ENHANCED NETWORK MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

High Injury Network



2/18/2021, 1:45:17 PM

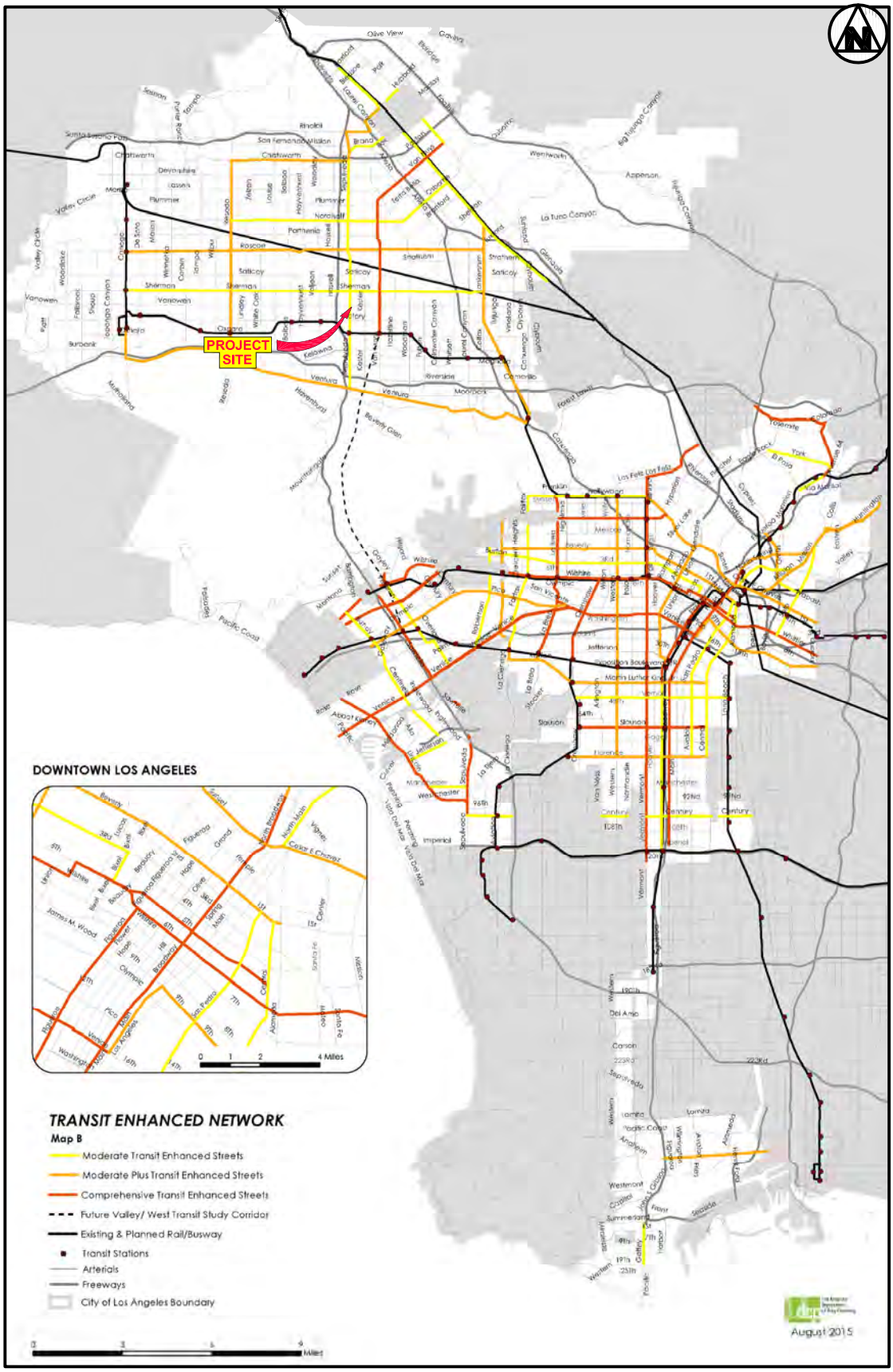
1:18,056

0 0.13 0.25 0.5 mi

0 0.2 0.4 0.8 km

High Injury Network

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA



2/2021

TRANSIT ENHANCED NETWORK MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

Metro Station Location

2/18/2021, 1:47:00 PM

1:18,056

0 0.13 0.25 0.5 mi

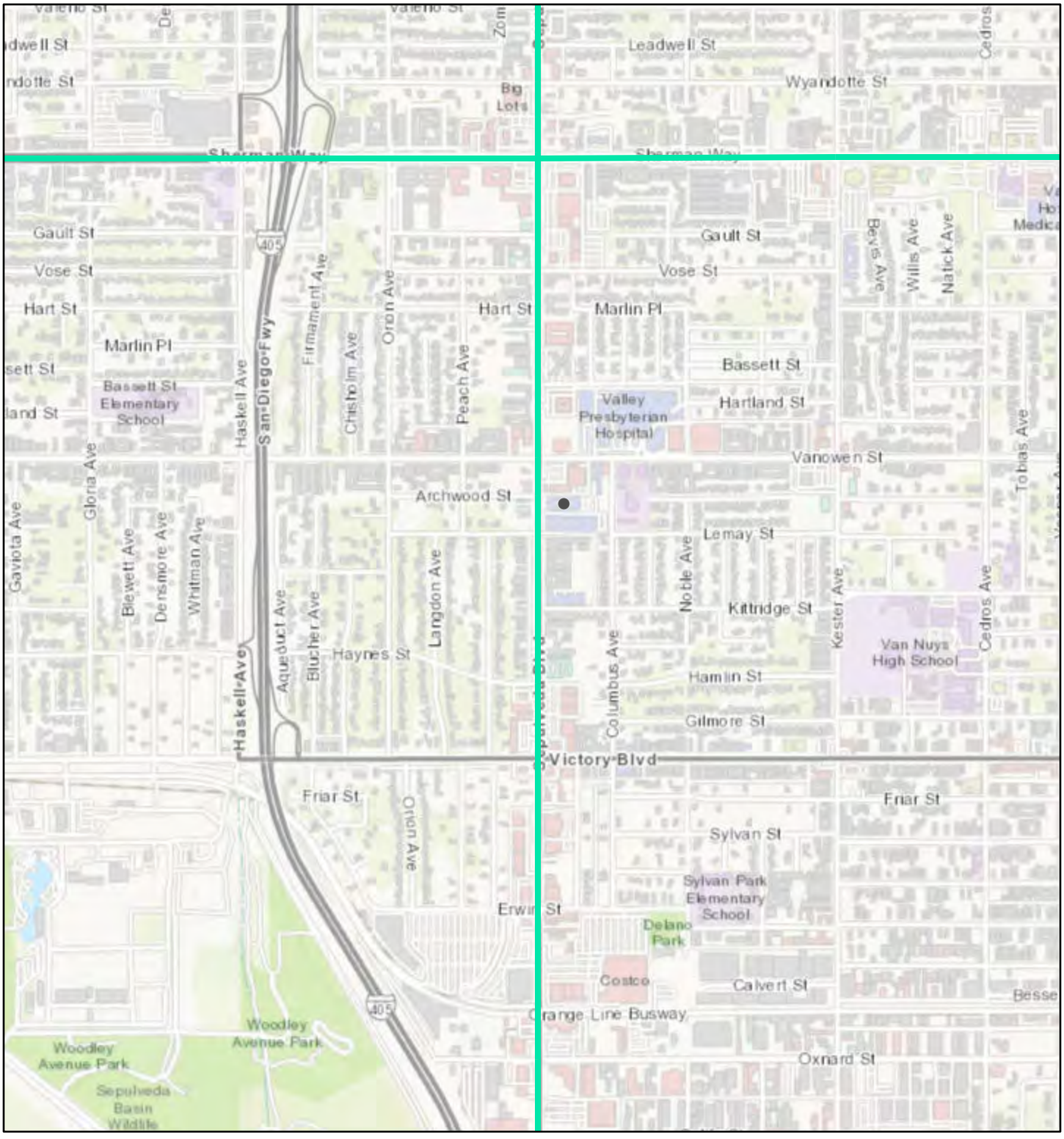
0 0.2 0.4 0.8 km

Metro Stations

Ⓜ Existing

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

Transit Enhanced Network (TEN)



2/18/2021, 1:37:29 PM

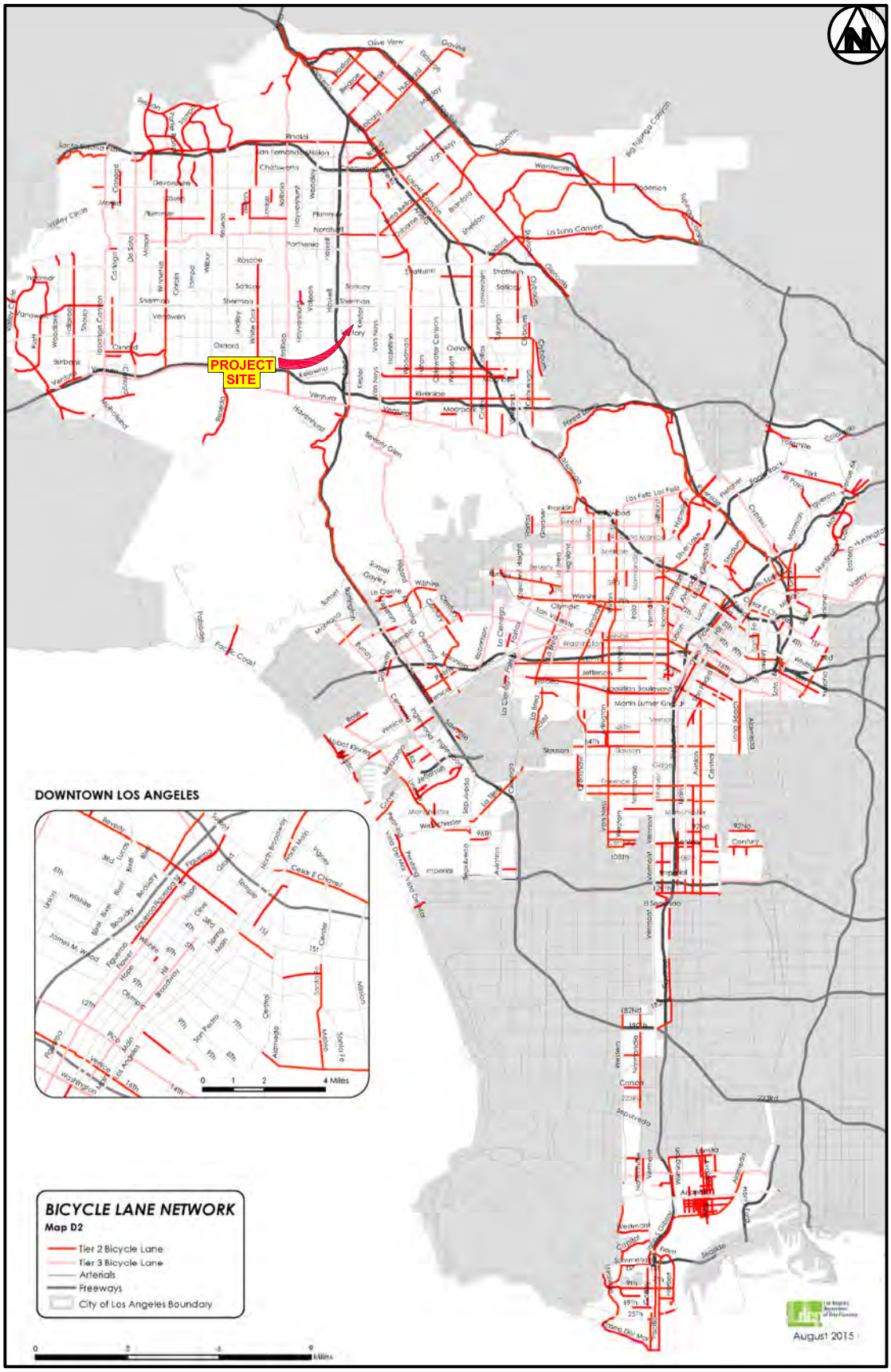
1:18,056

0 0.13 0.25 0.5 mi

0 0.2 0.4 0.8 km

Transit Enhanced Network (TEN)

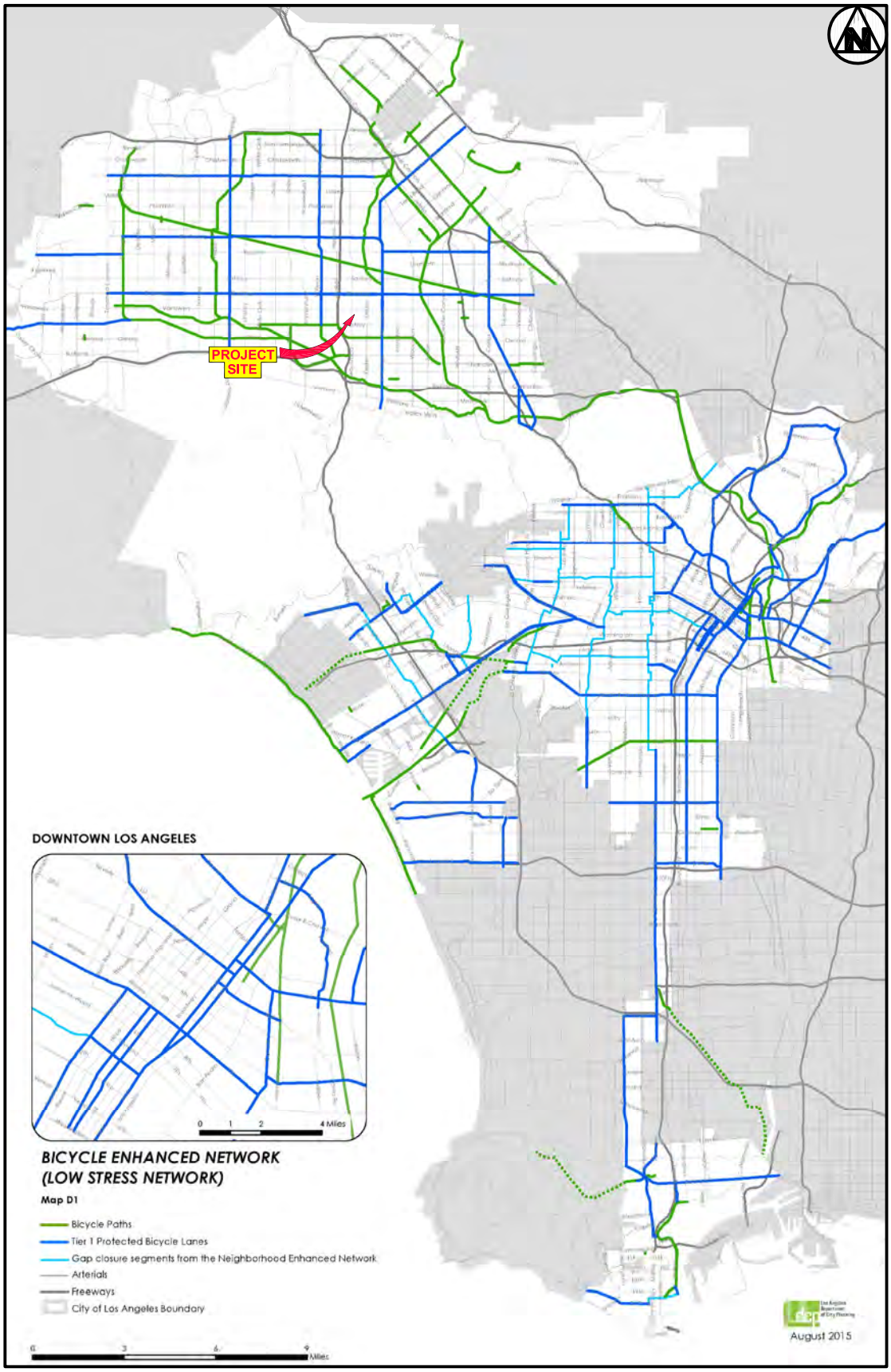
County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA



2/2021

BICYCLE LANE NETWORK MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

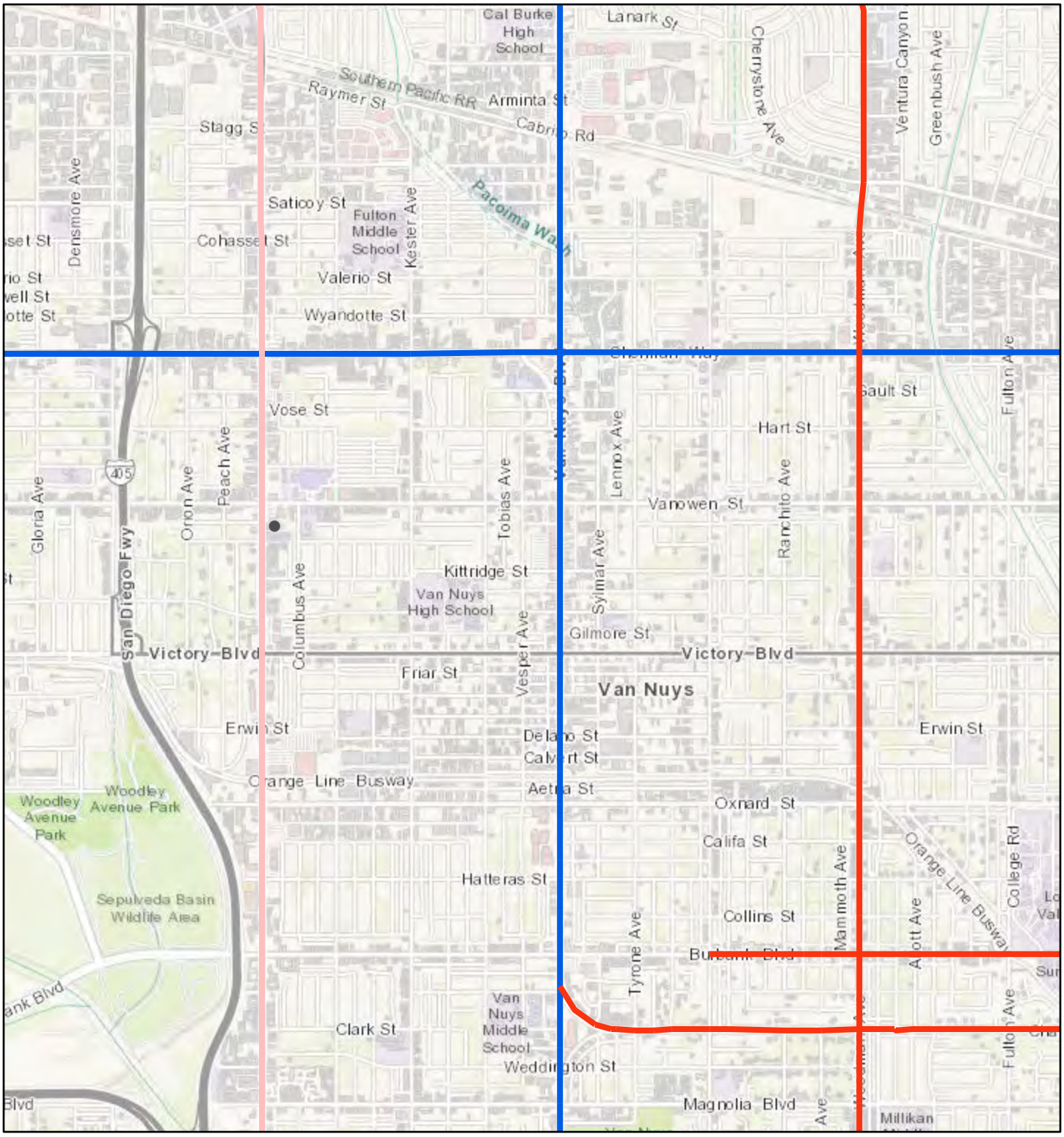


5/2021

BICYCLE ENHANCED NETWORK MAP
(LOW STRESS NETWORK)

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

Bicycle Enhanced Network (BEN)



2/18/2021, 1:39:26 PM

1:36,112

0 0.25 0.5 1 mi

0 0.4 0.8 1.6 km

Bicycle Network

- Tier 1 (BEN)
- Tier 2 (BLN)
- Tier 3 (BLN)

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

SCALE: 11/32"= 1 mile

1 mile

2010 BICYCLE PLAN

Designated Bikeways

- Bicycle Path
- Bicycle Lane
- Bicycle Route
- Bicycle Friendly Street
- Countywide Existing & Proposed Facilities
- Existing Rail & Busway Stations
- Proposed Rail & Busway Stations
- College Campus
- Shopping & Entertainment
- Hospitals
- Parks
- Airports
- City Boundary

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039_map2:06.29.11

2010 BICYCLE PLAN
Citywide Bikeway System

SCALE: 11/32"= 1 mile

1 mile

- Backbone Bikeway Network
- Neighborhood Bikeway Network
- Green Bikeway Network
- Countywide Existing and Proposed Bicycle Facilities
- Existing Rail and Busway Stations
- Proposed Rail and Busway Stations
- Clean Mobility Hub
- Multi Mobility Hub
- College Campus
- Shopping & Entertainment
- Hospitals
- Parks
- Airports
- City Boundary

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039_map1:06.29.11

2010 BICYCLE PLAN

Existing and Funded Bikeways

SCALE: 11/32"= 1 mile

1 mile

- Existing Bicycle Path
- Funded Bicycle Path
- Existing Bicycle Lane
- Funded Bicycle Lane
- Existing Bicycle Route
- Countywide Existing and Proposed Bicycle Facilities
- Existing Rail and Busway Stations
- Proposed Rail and Busway Stations
- College Campus
- Shopping & Entertainment
- Hospitals
- Parks
- Airports
- City Boundary

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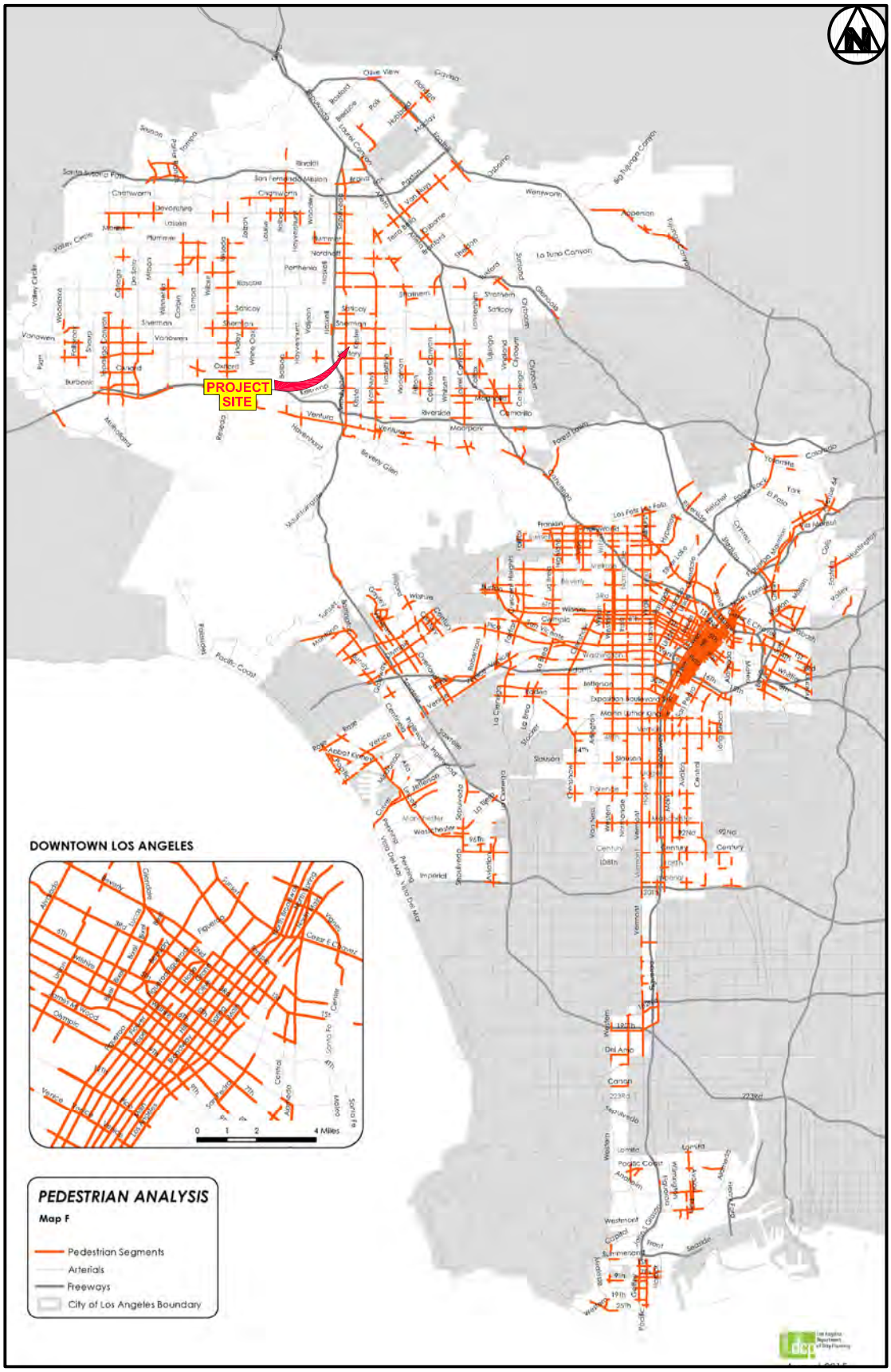
Prepared by City of Los Angeles Planning Department • Graphics Section • March, 2011

039_map3:07.07.11

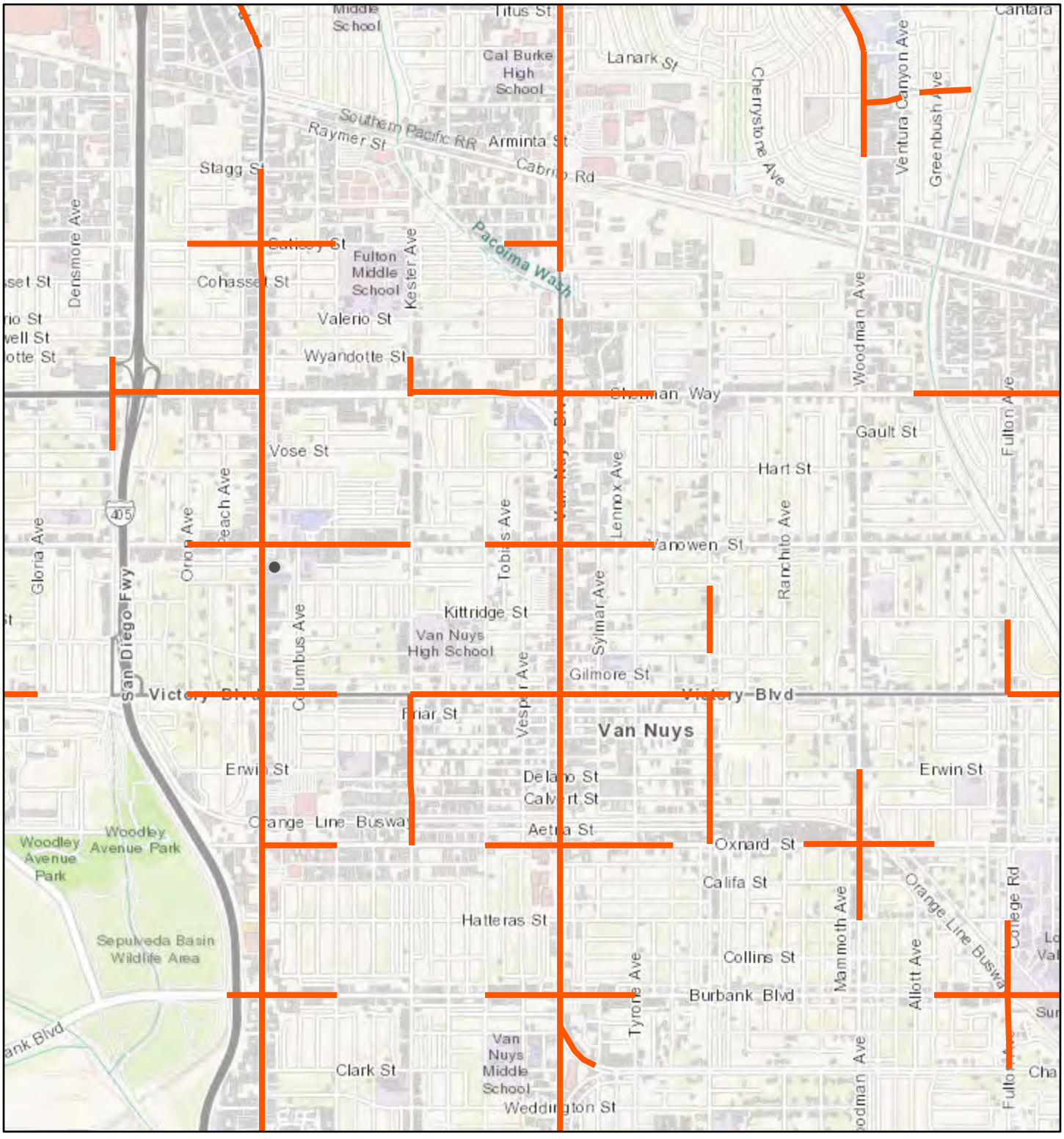


2/2021

PEDESTRIAN ENHANCED DISTRICT MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

Pedestrian Enhanced Network (PEDs)



2/18/2021, 1:41:20 PM

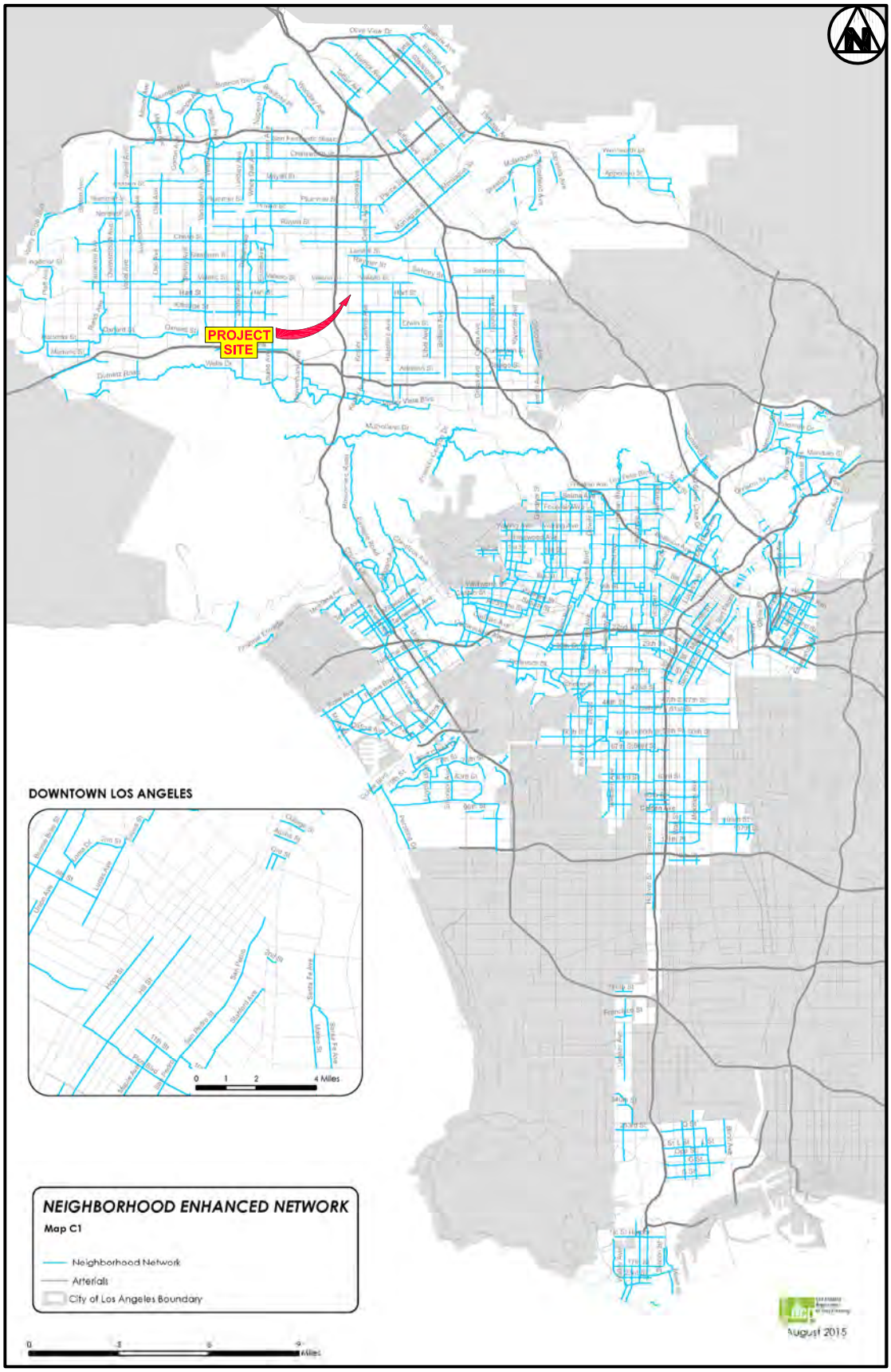
1:36,112

0 0.25 0.5 1 mi

0 0.4 0.8 1.6 km

Pedestrian Enhanced Districts (PEDs)

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

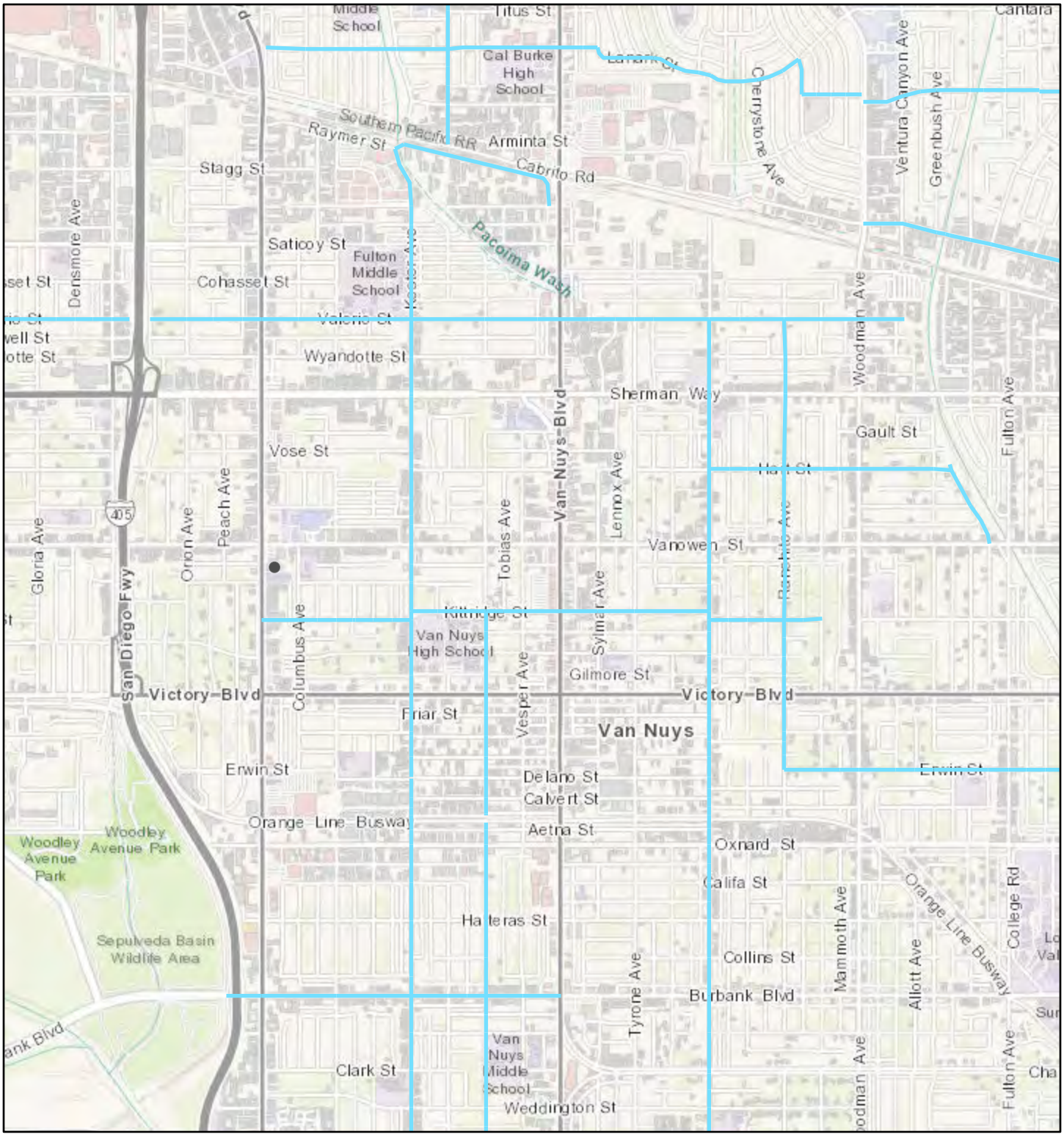


2/2021

NEIGHBORHOOD ENHANCED NETWORK MAP

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 545 - 1235, OTC@overlandtraffic.com

Neighborhood Enhanced Network (NEN)



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1:36,112

0 0.25 0.5 1 mi

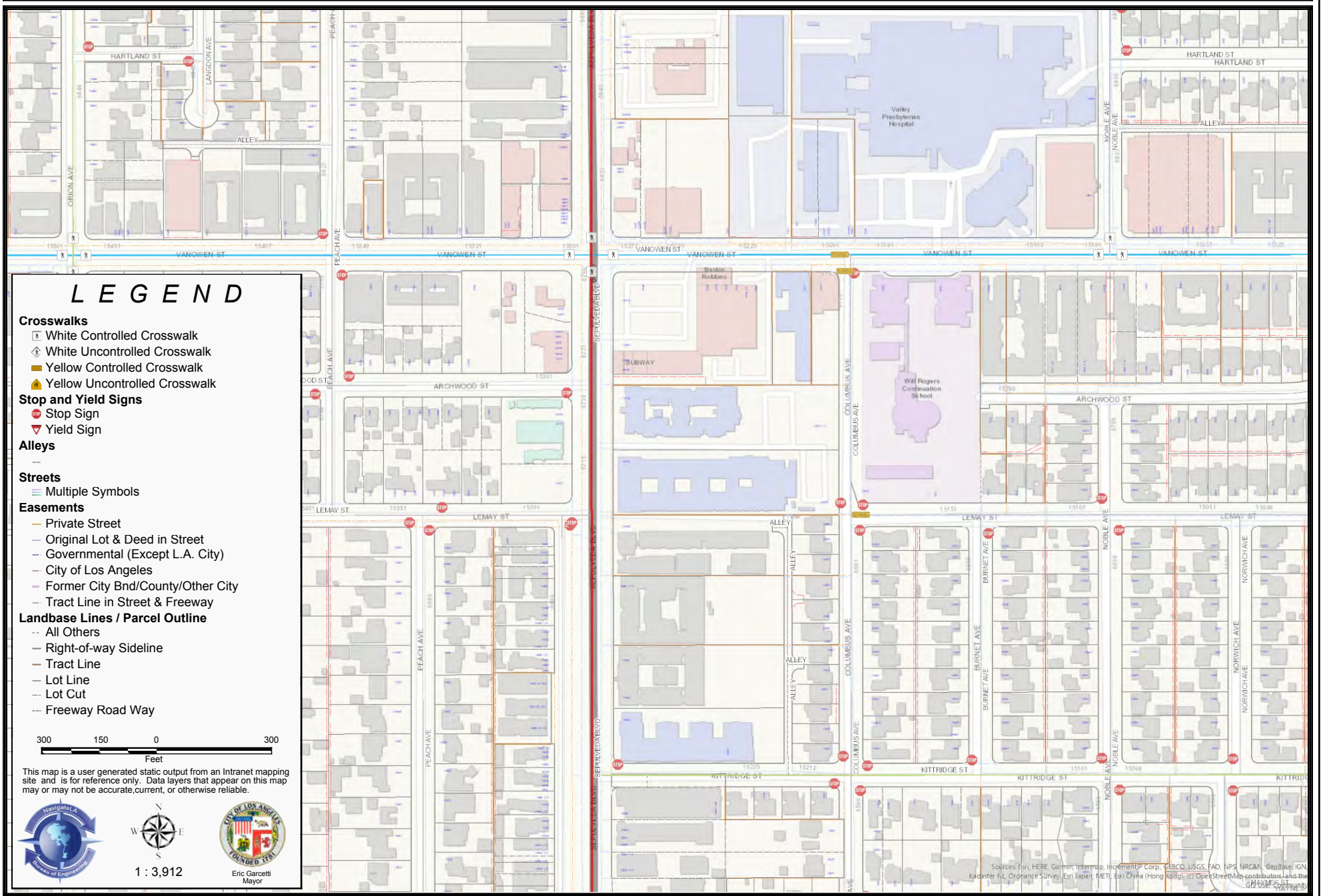
0 0.4 0.8 1.6 km

Neighborhood Network (NEN)

Tier 2 NEN

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

NavigateLA Map



L E G E N D

Crosswalks
- White Controlled Crosswalk
- White Uncontrolled Crosswalk
- Yellow Controlled Crosswalk
- Yellow Uncontrolled Crosswalk

Stop and Yield Signs
- Stop Sign
- Yield Sign

Alleys

Streets
- Multiple Symbols

Easements
- Private Street
- Original Lot & Deed in Street
- Governmental (Except L.A. City)
- City of Los Angeles
- Former City Bnd/County/Other City
- Tract Line in Street & Freeway

Landbase Lines / Parcel Outline
- All Others
- Right-of-way Sideline
- Tract Line
- Lot Line
- Lot Cut
- Freeway Road Way

300 150 0 300
Feet

This map is a user generated static output from an Intranet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate,current, or otherwise reliable.

NavigateLA Bureau of Engineering

N W E S

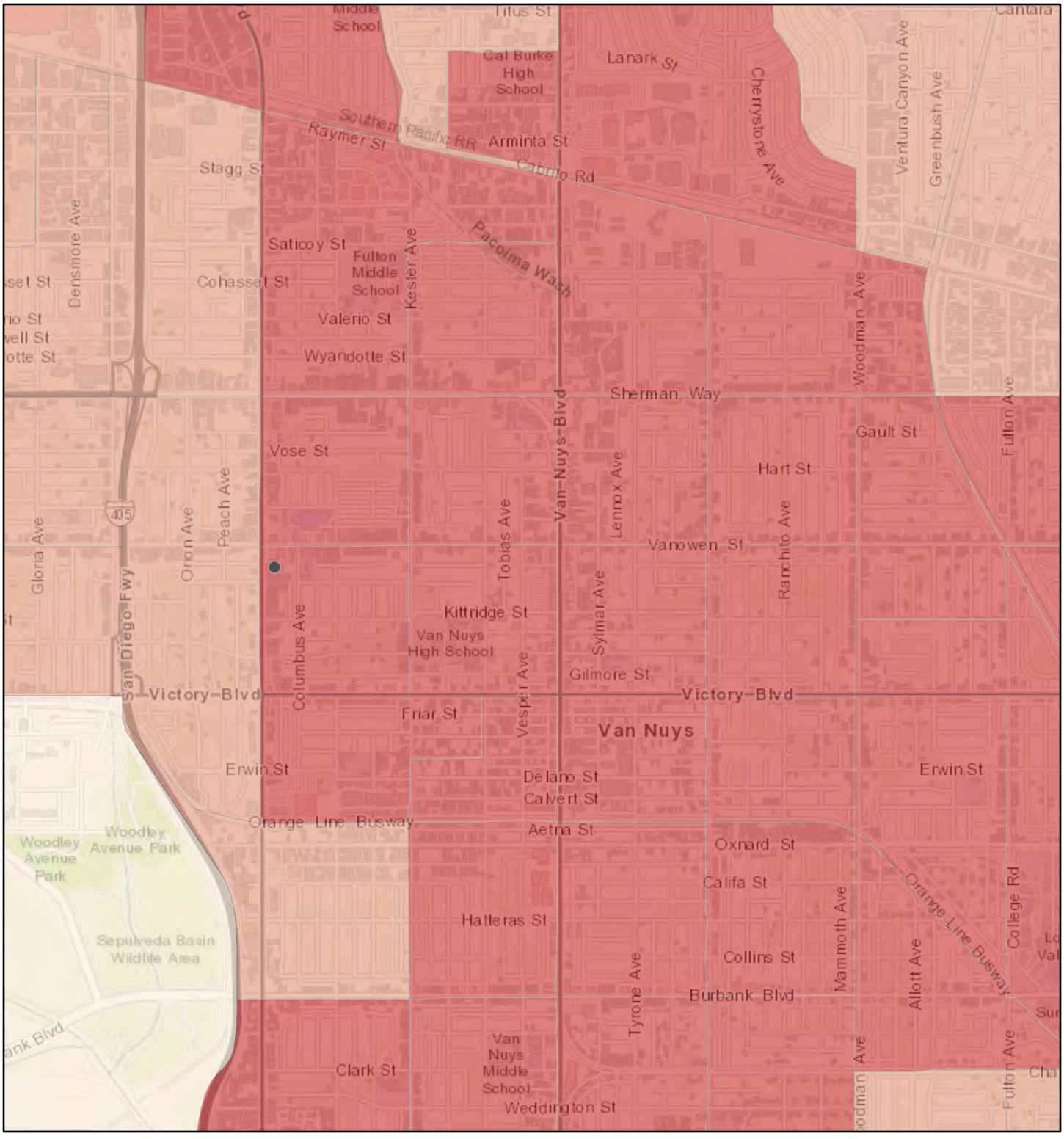
1 : 3,912

CITY OF LOS ANGELES FOUNDED 1781

Eric Garcetti
Mayor

Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

Percentage of Trips under Three Miles



2/18/2021, 1:42:26 PM

1:36,112

0 0.25 0.5 1 mi

0 0.4 0.8 1.6 km

Percentage of Trips Under Three Miles

- 0 - 35 %
- 35 - 50 %
- 50 - 70.4 %

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

Metro Station Location

2/18/2021, 1:47:00 PM

1:18,056

0 0.13 0.25 0.5 mi

0 0.2 0.4 0.8 km

Metro Stations

Existing

County of Los Angeles, Bureau of Land Management, Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

Overland Traffic Consultants, Inc.

APPENDIX F

VMT Report

CITY OF LOS ANGELES VMT CALCULATOR Version 1.3

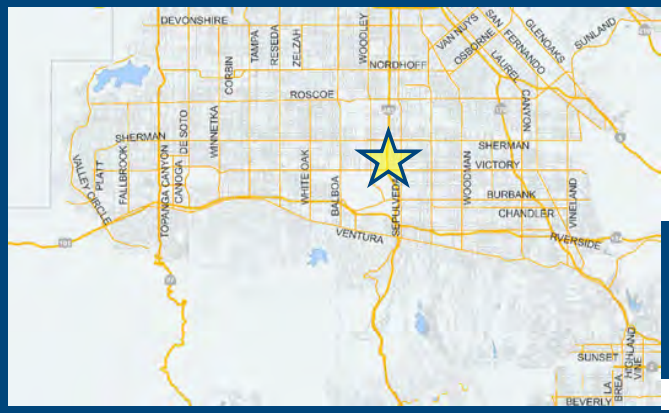
Project Screening Criteria: Is this project required to conduct a vehicle miles traveled analysis?

Project Information

Project: UNCOMMON VAN NUYS

Scenario: Transportation Asssessment Report

Address: 6728 N SEPULVEDA BLVD, 91411



Is the project replacing an existing number of residential units with a smaller number of residential units AND is located within one-half mile of a fixed-rail or fixed-guideway transit station?

○ Yes ○ No

Existing Land Use

Land Use Type	Value	Unit
Housing | Single Family		DU

☐ Click here to add a single custom land use type (will be included in the above list)

Proposed Project Land Use

Land Use Type	Value	Unit
Housing | Affordable Housing - Family	41	DU
Housing | Multi-Family	364	DU
Housing | Affordable Housing - Family	41	DU

☐ Click here to add a single custom land use type (will be included in the above list)

Project Screening Summary

Existing Land Use	Proposed Project
0 Daily Vehicle Trips	1,827 Daily Vehicle Trips
0 Daily VMT	14,214 Daily VMT

Tier 1 Screening Criteria

Project will have less residential units compared to existing residential units & is within one-half mile of a fixed-rail station. ☐

Tier 2 Screening Criteria

The net increase in daily trips < 250 trips	1,827 Net Daily Trips
The net increase in daily VMT ≤ 0	14,214 Net Daily VMT
The proposed project consists of only retail land uses ≤ 50,000 square feet total.	0.000 ksf

The proposed project is required to perform VMT analysis.

Measuring the Miles

10/13/2022

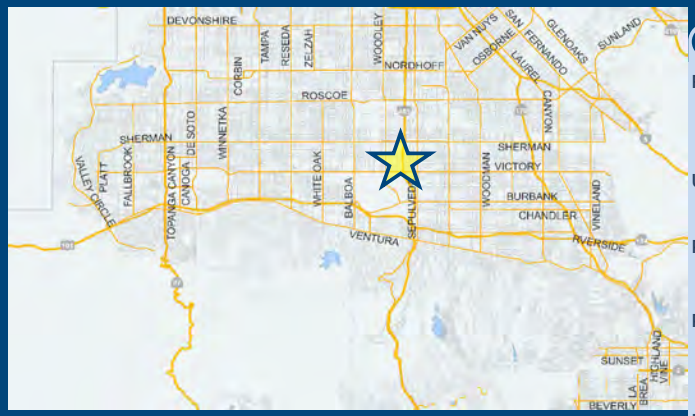
CITY OF LOS ANGELES VMT CALCULATOR Version 1.3

Project Information

Project: UNCOMMON VAN NUYS

Scenario: Transportation Asssessment Report

Address: 6728 N SEPULVEDA BLVD, 91411



Proposed Project Land Use Type	Value	Unit
Housing | Multi-Family	364	DU
Housing | Affordable Housing - Family	41	DU

TDM Strategies

Select each section to show individual strategies

Use ☑ to denote if the TDM strategy is part of the proposed project or is a mitigation strategy

	Proposed Project	With Mitigation
Max Home Based TDM Achieved?	**No**	**No**
Max Work Based TDM Achieved?	**No**	**No**

A Parking

Reduce Parking Supply

☑ Proposed Prj ☐ Mitigation

624 city code parking provision for the project site

556 actual parking provision for the project site

Unbundle Parking

☐ Proposed Prj ☐ Mitigation

175 monthly parking cost (dollar) for the project site

Parking Cash-Out

☐ Proposed Prj ☐ Mitigation

50 percent of employees eligible

Price Workplace Parking

☐ Proposed Prj ☐ Mitigation

6.00 daily parking charge (dollar)

50 percent of employees subject to priced parking

Residential Area Parking Permits

☐ Proposed Prj ☐ Mitigation

200 cost (dollar) of annual permit

B Transit

C Education & Encouragement

D Commute Trip Reductions

E Shared Mobility

F Bicycle Infrastructure

G Neighborhood Enhancement

Analysis Results

Proposed Project	With Mitigation
1,717 Daily Vehicle Trips	**1,717** Daily Vehicle Trips
13,356 Daily VMT	**13,356** Daily VMT
7.3 Household VMT per Capita	**7.3** Household VMT per Capita
N/A Work VMT per Employee	**N/A** Work VMT per Employee

Significant VMT Impact?

Proposed Project	With Mitigation
Household: No Threshold = 9.4 15% Below APC	**Household: No** Threshold = 9.4 15% Below APC
Work: N/A Threshold = 11.6 15% Below APC	**Work: N/A** Threshold = 11.6 15% Below APC

Measuring the Miles

10/13/2022

CITY OF LOS ANGELES VMT CALCULATOR

Report 1: Project & Analysis Overview

Date: October 13, 2022
Project Name: UNCOMMON VAN NUYS
Project Scenario: Transportation Asssessment Report
Project Address: 6728 N SEPULVEDA BLVD, 91411

Version 1.3

Project Information			
Land Use Type		**Value**	**Units**
Housing	*Single Family*	*0*	*DU*
	Multi Family	364	DU
	Townhouse	*0*	*DU*
	Hotel	*0*	*Rooms*
	Motel	*0*	*Rooms*
Affordable Housing	Family	41	DU
	Senior	*0*	*DU*
	Special Needs	*0*	*DU*
	Permanent Supportive	*0*	*DU*
Retail	*General Retail*	*0.000*	*ksf*
	Furniture Store	*0.000*	*ksf*
	Pharmacy/Drugstore	*0.000*	*ksf*
	Supermarket	*0.000*	*ksf*
	Bank	*0.000*	*ksf*
	Health Club	*0.000*	*ksf*
	High-Turnover Sit-Down Restaurant	*0.000*	*ksf*
	Fast-Food Restaurant	*0.000*	*ksf*
	Quality Restaurant	*0.000*	*ksf*
	Auto Repair	*0.000*	*ksf*
	Home Improvement	*0.000*	*ksf*
	Free-Standing Discount	*0.000*	*ksf*
	Movie Theater	*0*	*Seats*
Office	*General Office*	*0.000*	*ksf*
	Medical Office	*0.000*	*ksf*
Industrial	*Light Industrial*	*0.000*	*ksf*
	Manufacturing	*0.000*	*ksf*
	Warehousing/Self-Storage	*0.000*	*ksf*
School	*University*	*0*	*Students*
	High School	*0*	*Students*
	Middle School	*0*	*Students*
	Elementary	*0*	*Students*
	Private School (K-12)	*0*	*Students*

Other	*0*	*Trips*

CITY OF LOS ANGELES VMT CALCULATOR

Report 1: Project & Analysis Overview

Date: October 13, 2022
Project Name: UNCOMMON VAN NUYS
Project Scenario: Transportation Asssessment Report
Project Address: 6728 N SEPULVEDA BLVD, 91411

Version 1.3

Analysis Results			
Total Employees: 0 Total Population: 949			
Proposed Project		***With Mitigation***	
1,717	**Daily Vehicle Trips**	**1,717**	**Daily Vehicle Trips**
13,356	**Daily VMT**	**13,356**	**Daily VMT**
7.3	**Household VMT per Capita**	**7.3**	**Household VMT per Capita**
N/A	**Work VMT per Employee**	**N/A**	**Work VMT per Employee**

Significant VMT Impact?			
APC: South Valley			
Impact Threshold: 15% Below APC Average Household = 9.4 Work = 11.6			
Proposed Project		***With Mitigation***	
VMT Threshold	**Impact**	**VMT Threshold**	**Impact**
Household > 9.4 Work > 11.6	No N/A	Household > 9.4 Work > 11.6	No N/A

TDM Strategy Inputs

Strategy Type		Description	Proposed Project	Mitigations
Parking	Reduce parking supply	City code parking provision (spaces)	624	624
		Actual parking provision (spaces)	556	556
	Unbundle parking	*Monthly cost for parking ($)*	*$0*	*$0*
	Parking cash-out	*Employees eligible (%)*	*0%*	*0%*
	Price workplace parking	*Daily parking charge ($)*	*$0.00*	*$0.00*
		Employees subject to priced parking (%)	*0%*	*0%*
	Residential area parking permits	*Cost of annual permit ($)*	*$0*	*$0*

(cont. on following page)

TDM Strategy Inputs, Cont.

Strategy Type		Description	Proposed Project	Mitigations
Transit	*Reduce transit headways*	*Reduction in headways (increase in frequency) (%)*	*0%*	*0%*
		Existing transit mode share (as a percent of total daily trips) (%)	*0%*	*0%*
		Lines within project site improved (<50%, >=50%)	*0*	*0*
	Implement neighborhood shuttle	*Degree of implementation (low, medium, high)*	*0*	*0*
		Employees and residents eligible (%)	*0%*	*0%*
	Transit subsidies	*Employees and residents eligible (%)*	*0%*	*0%*
		Amount of transit subsidy per passenger (daily equivalent) ($)	*$0.00*	*$0.00*
Education & Encouragement	*Voluntary travel behavior change program*	*Employees and residents participating (%)*	*0%*	*0%*
	Promotions and marketing	*Employees and residents participating (%)*	*0%*	*0%*

(cont. on following page)

TDM Strategy Inputs, Cont.

Strategy Type		Description	Proposed Project	Mitigations
Commute Trip Reductions	*Required commute trip reduction program*	*Employees participating (%)*	*0%*	*0%*
	Alternative Work Schedules and Telecommute	*Employees participating (%)*	*0%*	*0%*
		Type of program	*0*	*0*
	Employer sponsored vanpool or shuttle	*Degree of implementation (low, medium, high)*	*0*	*0*
		Employees eligible (%)	*0%*	*0%*
		Employer size (small, medium, large)	*0*	*0*
	Ride-share program	*Employees eligible (%)*	*0%*	*0%*
Shared Mobility	*Car share*	*Car share project setting (Urban, Suburban, All Other)*	*0*	*0*
	Bike share	*Within 600 feet of existing bike share station - OR- implementing new bike share station (Yes/No)*	*0*	*0*
	School carpool program	*Level of implementation (Low, Medium, High)*	*0*	*0*

(cont. on following page)

TDM Strategy Inputs, Cont.

Strategy Type		Description	Proposed Project	Mitigations
Bicycle Infrastructure	*Implement/Improve on-street bicycle facility*	*Provide bicycle facility along site (Yes/No)*	*0*	*0*
	Include Bike parking per LAMC	Meets City Bike Parking Code (Yes/No)	Yes	Yes
	Include secure bike parking and showers	*Includes indoor bike parking/lockers, showers, & repair station (Yes/No)*	*0*	*0*
Neighborhood Enhancement	*Traffic calming improvements*	*Streets with traffic calming improvements (%)*	*0%*	*0%*
		Intersections with traffic calming improvements (%)	*0%*	*0%*
	Pedestrian network improvements	*Included (within project and connecting off-site/within project only)*	*0*	*0*

TDM Adjustments by Trip Purpose & Strategy

Place type: Compact Infill

		Home Based Work Production		*Home Based Work Attraction*		*Home Based Other Production*		*Home Based Other Attraction*		*Non-Home Based Other Production*		*Non-Home Based Other Attraction*		*Source*
		Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	
Parking	Reduce parking supply	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	5%	TDM Strategy Appendix, Parking sections 1 - 5
	Unbundle parking	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Parking cash-out	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Price workplace parking	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Residential area parking permits	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	
Transit	Reduce transit headways	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	TDM Strategy Appendix, Transit sections 1 - 3
	Implement neighborhood shuttle	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Transit subsidies	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
Education & Encouragement	Voluntary travel behavior change program	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	TDM Strategy Appendix, Education & Encouragement sections 1 - 2
	Promotions and marketing	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
Commute Trip Reductions	Required commute trip reduction program	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	TDM Strategy Appendix, Commute Trip Reductions sections 1 - 4
	Alternative Work Schedules and Telecommute Program	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Employer sponsored vanpool or shuttle	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
	Ride-share program	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	*0%*	
Shared Mobility	Car-share	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	TDM Strategy Appendix, Shared Mobility sections 1 - 3
	Bike share	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	*0.00%*	
	School carpool program	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	

TDM Adjustments by Trip Purpose & Strategy, Cont.

Place type: Compact Infill

		Home Based Work Production		*Home Based Work Attraction*		*Home Based Other Production*		*Home Based Other Attraction*		*Non-Home Based Other Production*		*Non-Home Based Other Attraction*		*Source*
		Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	
Bicycle Infrastructure	Implement/ Improve on-street bicycle facility	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	TDM Strategy Appendix, Bicycle Infrastructure sections 1 - 3
	Include Bike parking per LAMC	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	0.6%	
	Include secure bike parking and showers	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	
Neighborhood Enhancement	Traffic calming improvements	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	TDM Strategy Appendix, Neighborhood Enhancement
	Pedestrian network improvements	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	*0.0%*	

Final Combined & Maximum TDM Effect

	Home Based Work Production		*Home Based Work Attraction*		*Home Based Other Production*		*Home Based Other Attraction*		*Non-Home Based Other Production*		*Non-Home Based Other Attraction*	
	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated	Proposed	Mitigated
COMBINED TOTAL	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*
MAX. TDM EFFECT	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*	*6%*

= Minimum (X%, 1-[(1-A)*(1-B)…])
where X%=

PLACE TYPE MAX:	*urban*	*75%*
	compact infill	*40%*
	suburban center	*20%*
	suburban	*15%*

Note: (1-[(1-A)*(1-B)…]) reflects the dampened combined effectiveness of TDM Strategies (e.g., A, B,…). See the TDM Strategy Appendix (*Transportation Assessment Guidelines Attachment G)* for further discussion of dampening.

CITY OF LOS ANGELES VMT CALCULATOR

Report 4: MXD Methodology

Date: October 13, 2022
Project Name: UNCOMMON VAN NUYS
Project Scenario: Transportation Asssessment Report
Project Address: 6728 N SEPULVEDA BLVD, 91411

Version 1.3

MXD Methodology - Project Without TDM

	Unadjusted Trips	MXD Adjustment	MXD Trips	Average Trip Length	Unadjusted VMT	MXD VMT
Home Based Work Production	361	-15.5%	305	10.3	3,718	3,142
Home Based Other Production	1,000	-36.5%	635	6.6	6,600	4,191
Non-Home Based Other Production	466	-2.6%	454	9.1	4,241	4,131
Home-Based Work Attraction	0	0.0%	0	9.7	0	0
Home-Based Other Attraction	476	-31.9%	324	6.1	2,904	1,976
Non-Home Based Other Attraction	113	-3.5%	109	7.1	802	774

MXD Methodology with TDM Measures

	Proposed Project			*Project with Mitigation Measures*		
	TDM Adjustment	Project Trips	Project VMT	TDM Adjustment	Mitigated Trips	Mitigated VMT
Home Based Work Production	-6.0%	287	2,952	-6.0%	287	2,952
Home Based Other Production	-6.0%	597	3,938	-6.0%	597	3,938
Non-Home Based Other Production	-6.0%	427	3,882	-6.0%	427	3,882
Home-Based Work Attraction	-6.0%	0	0	-6.0%	0	0
Home-Based Other Attraction	-6.0%	304	1,857	-6.0%	304	1,857
Non-Home Based Other Attraction	-6.0%	102	727	-6.0%	102	727

MXD VMT Methodology Per Capita & Per Employee

Total Population: 949
Total Employees: 0
APC: South Valley

	Proposed Project	*Project with Mitigation Measures*
Total Home Based Production VMT	**6,890**	**6,890**
Total Home Based Work Attraction VMT	**0**	**0**
Total Home Based VMT Per Capita	**7.3**	**7.3**
Total Work Based VMT Per Employee	**N/A**	**N/A**

VMT Calculator User Agreement

The Los Angeles Department of Transportation (LADOT), in partnership with the Department of City Planning and Fehr & Peers, has developed the City of Los Angeles Vehicle Miles Traveled (VMT) Calculator to estimate project-specific daily household VMT per capita and daily work VMT per employee for land use development projects. This application, the VMT Calculator, has been provided to You, the User, to assess vehicle miles traveled (VMT) outcomes of land use projects within the City of Los Angeles. The term "City" as used below shall refer to the City of Los Angeles. The terms "City" and "Fehr & Peers" as used below shall include their respective affiliates, subconsultants, employees, and representatives.

The City is pleased to be able to provide this information to the public. The City believes that the public is most effectively served when they are provided access to the technical tools that inform the public review process of private and public land use investments. However, in using the VMT Calculator, You agree to be bound by this VMT Calculator User Agreement (this Agreement).

VMT Calculator Application for the City of Los Angeles. The City's consultant calibrated the VMT Calculator's parameters in 2018 to estimate travel patterns of locations in the City, and validated those outcomes against empirical data. However, this calibration process is limited to locations within the City, and practitioners applying the VMT Calculator outside of the City boundaries should not apply these estimates without further calibration and validation of travel patterns to verify the VMT Calculator's accuracy in estimating VMT in such other locations.

Limited License to Use. This Agreement gives You a limited, non-transferrable, non-assignable, and non-exclusive license to use and execute a copy of the VMT Calculator on a computer system owned, leased or otherwise controlled by You in Your own facilities, as set out below, provided You do not use the VMT Calculator in an unauthorized manner, and that You do not republish, copy, distribute, reverse-engineer, modify, decompile, disassemble, transfer, or sell any part of the VMT Calculator, and provided that You know and follow the terms of this Agreement. Your failure to follow the terms of this Agreement shall automatically terminate this license and Your right to use the VMT Calculator.

Ownership. You understand and acknowledge that the City owns the VMT Calculator, and shall continue to own it through Your use of it, and that no transfer of ownership of any kind is intended in allowing You to use the VMT Calculator.

Warranty Disclaimer. In spite of the efforts of the City and Fehr & Peers, some information on the VMT Calculator may not be accurate. The VMT Calculator, OUTPUTS AND ASSOCIATED DATA ARE PROVIDED "as is" WITHOUT WARRANTY OF ANY KIND, whether expressed, implied, statutory, or otherwise including but not limited to, the implied warranties of merchantability and fitness for a particular purpose.

Limitation of Liability. It is understood that the VMT Calculator is provided without charge. Neither the City nor Fehr & Peers can be responsible or liable for any information derived from its use, or for any delays, inaccuracies, incompleteness, errors or omissions arising out of your use of the VMT Calculator or with respect to the material contained in the VMT Calculator. You understand and agree that Your sole remedy against the City or Fehr & Peers for loss or damage caused by any defect or failure of the

VMT Calculator, regardless of the form of action, whether in contract, tort, including negligence, strict liability or otherwise, shall be the repair or replacement of the VMT Calculator to the extent feasible as determined solely by the City. In no event shall the City or Fehr & Peers be responsible to You or anyone else for, or have liability for any special, indirect, incidental or consequential damages (including, without limitation, damages for loss of business profits or changes to businesses costs) or lost data or downtime, however caused, and on any theory of liability from the use of, or the inability to use, the VMT Calculator, whether the data, and/or formulas contained in the VMT Calculator are provided by the City or Fehr & Peers, or another third party, even if the City or Fehr & Peers have been advised of the possibility of such damages.

This Agreement and License shall be governed by the laws of the State of California without regard to their conflicts of law provisions, and shall be effective as of the date set forth below and, unless terminated in accordance with the above or extended by written amendment to this Agreement, shall terminate on the earlier of the date that You are not making use of the VMT Calculator or one year after the beginning of Your use of the VMT Calculator.

By using the VMT Calculator, You hereby waive and release all claims, responsibilities, liabilities, actions, damages, costs, and losses, known and unknown, against the City and Fehr & Peers for Your use of the VMT Calculator.

Before making decisions using the information provided in this application, contact City LADOT staff to confirm the validity of the data provided.

Print and sign below, and submit to LADOT along with the transportation assessment Memorandum of Understanding (MOU).

You, the User

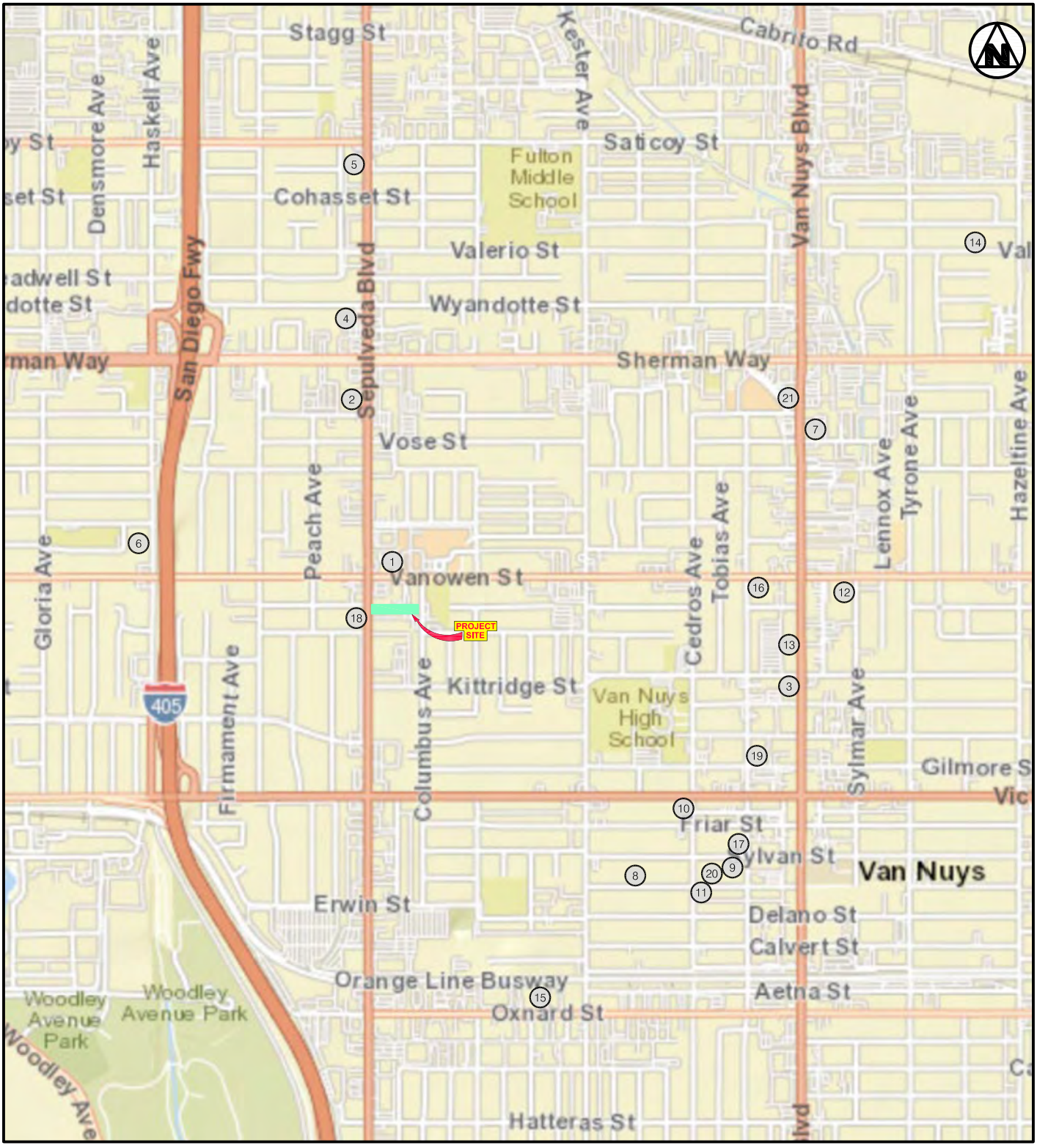
By:	Jerry Overland
Print Name:	JERRY OVERLAND
Title:	TRAFFIC ENGINEER
Company:	OTC INC
Address:	952 MANHATTAN BEACH BD #100
Phone:	310.930.3303
Email Address:	JERRY@OVERLANDTRAFFIC.COM
Date:	10/13/2022

APPENDIX G

Related Project Information

RELATED PROJECT TRAFFIC GENERATION

No.	Use	Size		Location	Daily Traffic	AM Peak Hour In	AM Peak Hour Out	AM Peak Hour Total	PM Peak Hour In	PM Peak Hour Out	PM Peak Hour Total
1	Medical Office	79,127	s.f.	15225 Vanowen Street	2,521	172	40	212	56	169	225
2	Apartments	160	units	7111 N Sepulveda Boulevard	760	28	22	50	20	26	46
	Affordable	20	units		83	4	6	10	4	3	7
	Retail	4,750	s.f.		179	2	2	4	9	9	18
3	Apartments	164	units	6569 Van Nuys Boulevard	779	29	23	52	20	28	48
	Affordable	10	units		42	2	3	5	2	2	4
	Retail	18,400	s.f.		695	10	7	17	34	36	70
4	Gym	25,278	s.f.	7241 N. Sepulveda Boulevard	832	17	16	33	50	37	87
	Change of use from reail (Big Lots) to gym										
5	Apartments	47	units	7541 N. Sepulveda Boulevard	223	8	7	15	6	8	14
	Affordable	7	units		29	1	2	3	1	1	2
	Retail	1,056	s.f.		40	1	0	1	2	2	4
6	Subdivision	17	units	6839 N. Haskell Avenue	122	2	6	8	6	4	10
7	Apartments	295	units	7050 N. Van Nuys Boulevard	1,401	53	42	95	15	71	86
	Affordable	37	units		154	7	11	18	7	6	13
	Retail	3,963	s.f.		150	2	2	4	7	8	15
8	Apartments	29	units	14805 Ewrin Street	158	3	8	11	8	5	13
	Affordable	4	units		17	1	1	2	1	1	2
9	Apartments	30	units	14606 Sylvan Street	163	4	7	11	7	6	13
	Affordable	4	units		17	1	1	2	1	1	2
10	Apartments	20	units	14706-12 W. Friar Street	109	2	5	7	5	3	8
	Affordable	3	units		12	0	1	1	1	0	1
11	Apartments	40	units	14552 Ewrin Street	218	4	10	14	11	7	18
	Affordable	5	units		21	1	2	3	2	1	3
12	Apartments	40	units	14400 Vanowen Street	218	4	10	14	11	7	18
	Affordable	5	units		21	1	2	3	2	1	3
13	Gym	20,050	s.f.	6633 N. Van Nuys Boulevard	660	13	13	26	39	30	69
	Change of use from reail (Big Lots) to gym										
14	Middle School	330	students	14203 W. Valerio Street	1,356	165	135	300	39	47	86
15	Self Storage	98,458	s.f.	15005 W. Oxnard Street	143	5	4	9	7	8	15
16	Apartments	40	units	14552 Vanowen Street	218	4	11	14	11	7	18
	Affordable	5	units		21	1	2	3	2	1	3
17	Apartments	8	units	14631 W. Friar Street	44	1	2	3	2	2	4
	Affordable	3	units		12	0	1	1	1	0	1
18	Subdivision	30	units	6705 N. Sepulveda Boulevard	122	2	6	8	6	4	10
19	Apartments	28	units	14541 Gilmore Street	152	3	7	10	8	4	12
	Affordable	3	units		12	0	1	1	1	0	1
20	Apartments	20	units	14629 W. Erwin Street	109	2	5	7	5	3	8
21	Apartments	190	units	7115 N. Van Nuys Boulevard	1,034	18	50	68	51	33	84
	Affordable	24	units		100	4	8	12	4	4	8
	Retail	15,804	s.f.		597	9	6	15	29	31	60



9/2022

RELATED PROJECT LOCATIONS

Overland Traffic Consultants, Inc.
952 Manhattan Beach Bl, #100, Manhattan Beach, CA 90266
(310) 930 - 3303, OTC@overlandtraffic.com

APPENDIX H

Traffic Volume Data and Level of Service Worksheets

Overland Traffic Consultants, Inc.

Traffic Volume Data

PEDESTRIAN COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W SHERMAN WAY

A.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0715	6	10	8	15	**39**
0715-0730	6	11	13	9	**39**
0730-0745	7	3	4	9	**23**
0745-0800	7	5	5	14	**31**
0800-0815	5	6	7	17	**35**
0815-0830	8	4	3	12	**27**
0830-0845	3	8	8	13	**32**
0845-0900	13	10	7	11	**41**
0900-0915	5	20	6	13	**44**
0915-0930	5	7	4	6	**22**
0930-0945	7	7	10	5	**29**
0945-1000	6	8	5	16	**35**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0800	26	29	30	47	**132**
0800-0900	29	28	25	53	**135**
0900-1000	23	42	25	40	**130**
TOTALS	**78**	**99**	**80**	**140**	**397**

P.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0315	8	7	14	12	**41**
0315-0330	8	2	8	6	**24**
0330-0345	3	7	11	10	**31**
0345-0400	5	6	3	12	**26**
0400-0415	4	7	4	17	**32**
0415-0430	3	7	7	8	**25**
0430-0445	5	13	11	24	**53**
0445-0500	10	9	13	12	**44**
0500-0515	8	7	8	11	**34**
0515-0530	3	10	7	13	**33**
0530-0545	10	12	4	15	**41**
0545-0600	10	13	9	11	**43**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0400	24	22	36	40	**122**
0400-0500	22	36	35	61	**154**
0500-0600	31	42	28	50	**151**
TOTALS	**77**	**100**	**99**	**151**	**427**

REMARKS (6 HOUR TOTAL):

	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
- Wheelchair / special needs assistance	0	0	0	0	**0**
- Skateboard / scooter	2	3	3	4	**12**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

BICYCLE COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W SHERMAN WAY

NORTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	2	0	**3**
0800-0900	0	0	1	**1**
0900-1000	0	1	0	**1**
0300-0400	0	1	0	**1**
0400-0500	1	1	1	**3**
0500-0600	0	1	1	**2**
TOTALS	**2**	**6**	**3**	**11**

SOUTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	0	0	**1**
0800-0900	0	1	0	**1**
0900-1000	0	0	1	**1**
0300-0400	0	1	1	**2**
0400-0500	0	0	2	**2**
0500-0600	2	2	2	**6**
TOTALS	**3**	**4**	**6**	**13**

EASTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	2	1	**4**
0800-0900	1	1	2	**4**
0900-1000	0	0	1	**1**
0300-0400	1	1	1	**3**
0400-0500	3	1	0	**4**
0500-0600	0	1	2	**3**
TOTALS	**6**	**6**	**7**	**19**

WESTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	2	0	**3**
0800-0900	0	1	2	**3**
0900-1000	3	2	3	**8**
0300-0400	1	1	2	**4**
0400-0500	1	0	2	**3**
0500-0600	4	2	2	**8**
TOTALS	**10**	**8**	**11**	**29**

REMARKS (6 HOUR TOTAL):

	NORTH BOUND	SOUTH BOUND	EAST BOUND	WEST BOUND	TOTAL
- Female riders	2	0	3	4	**9**
- No helmet riders	10	12	17	25	**64**
- Sidewalk riders	8	12	15	20	**55**
- Wrong way riding	0	1	0	0	**1**

THE TRAFFIC SOLUTION
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626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

PEDESTRIAN COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W VANOWEN STREET

A.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0715	13	9	4	23	**49**
0715-0730	15	22	10	29	**76**
0730-0745	31	25	15	27	**98**
0745-0800	41	33	29	26	**129**
0800-0815	18	12	16	22	**68**
0815-0830	12	11	10	10	**43**
0830-0845	11	9	8	9	**37**
0845-0900	4	16	4	15	**39**
0900-0915	8	5	8	3	**24**
0915-0930	3	9	17	4	**33**
0930-0945	7	13	6	10	**36**
0945-1000	5	10	5	13	**33**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0800	100	89	58	105	**352**
0800-0900	45	48	38	56	**187**
0900-1000	23	37	36	30	**126**
TOTALS	**168**	**174**	**132**	**191**	**665**

P.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0315	5	22	5	20	**52**
0315-0330	10	23	7	10	**50**
0330-0345	4	20	6	38	**68**
0345-0400	6	11	12	13	**42**
0400-0415	14	5	21	11	**51**
0415-0430	8	10	11	9	**38**
0430-0445	5	20	4	8	**37**
0445-0500	2	11	3	25	**41**
0500-0515	6	8	7	21	**42**
0515-0530	17	19	10	22	**68**
0530-0545	13	25	17	13	**68**
0545-0600	12	10	19	17	**58**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0400	25	76	30	81	**212**
0400-0500	29	46	39	53	**167**
0500-0600	48	62	53	73	**236**
TOTALS	**102**	**184**	**122**	**207**	**615**

REMARKS (6 HOUR TOTAL):

	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
- Wheelchair / special needs assistance	1	0	0	0	**1**
- Skateboard / scooter	3	2	4	3	**12**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

BICYCLE COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W VANOWEN STREET

NORTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	1	1	**2**
0800-0900	1	2	2	**5**
0900-1000	0	1	0	**1**
0300-0400	0	2	1	**3**
0400-0500	2	1	1	**4**
0500-0600	2	1	2	**5**
TOTALS	**5**	**8**	**7**	**20**

SOUTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	1	1	**2**
0900-1000	1	1	0	**2**
0300-0400	0	1	1	**2**
0400-0500	0	0	1	**1**
0500-0600	1	1	0	**2**
TOTALS	**2**	**4**	**3**	**9**

EASTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	1	0	**1**
0800-0900	2	2	1	**5**
0900-1000	1	0	0	**1**
0300-0400	0	1	1	**2**
0400-0500	1	0	0	**1**
0500-0600	0	1	1	**2**
TOTALS	**4**	**5**	**3**	**12**

WESTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	1	0	**2**
0800-0900	0	0	0	**0**
0900-1000	1	1	1	**3**
0300-0400	0	0	1	**1**
0400-0500	1	2	2	**5**
0500-0600	3	1	2	**6**
TOTALS	**6**	**5**	**6**	**17**

REMARKS (6 HOUR TOTAL):

	NORTH BOUND	SOUTH BOUND	EAST BOUND	WEST BOUND	TOTAL
- Female riders	2	0	1	2	**5**
- No helmet riders	16	9	10	16	**51**
- Sidewalk riders	13	8	10	12	**43**
- Wrong way riding	1	0	0	0	**1**

THE TRAFFIC SOLUTION
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TRAFSOLUTN@AOL.COM

PEDESTRIAN COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W VICTORY BOULEVARD

A.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0715	2	3	4	9	**18**
0715-0730	10	8	1	8	**27**
0730-0745	6	6	2	11	**25**
0745-0800	5	2	5	4	**16**
0800-0815	0	1	3	7	**11**
0815-0830	1	1	5	6	**13**
0830-0845	3	2	7	4	**16**
0845-0900	3	2	5	8	**18**
0900-0915	1	5	1	5	**12**
0915-0930	4	0	2	2	**8**
0930-0945	5	2	6	2	**15**
0945-1000	0	3	8	3	**14**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0800	23	19	12	32	**86**
0800-0900	7	6	20	25	**58**
0900-1000	10	10	17	12	**49**
TOTALS	**40**	**35**	**49**	**69**	**193**

P.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0315	10	6	8	9	**33**
0315-0330	14	7	21	3	**45**
0330-0345	10	8	12	2	**32**
0345-0400	3	2	6	3	**14**
0400-0415	7	8	14	7	**36**
0415-0430	9	3	15	2	**29**
0430-0445	6	3	13	4	**26**
0445-0500	2	10	2	6	**20**
0500-0515	4	6	14	6	**30**
0515-0530	5	3	6	5	**19**
0530-0545	7	1	5	4	**17**
0545-0600	6	0	12	2	**20**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0400	37	23	47	17	**124**
0400-0500	24	24	44	19	**111**
0500-0600	22	10	37	17	**86**
TOTALS	**83**	**57**	**128**	**53**	**321**

REMARKS (6 HOUR TOTAL):

	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
- Wheelchair / special needs assistance	0	0	1	0	**1**
- Skateboard / scooter	3	1	9	3	**16**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
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BICYCLE COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W VICTORY BOULEVARD

NORTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	1	**1**
0800-0900	0	2	0	**2**
0900-1000	2	3	1	**6**
0300-0400	1	0	1	**2**
0400-0500	0	2	0	**2**
0500-0600	2	0	1	**3**
TOTALS	**5**	**7**	**4**	**16**

SOUTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	1	1	**2**
0800-0900	1	2	0	**3**
0900-1000	1	0	1	**2**
0300-0400	0	0	1	**1**
0400-0500	0	0	0	**0**
0500-0600	0	1	1	**2**
TOTALS	**2**	**4**	**4**	**10**

EASTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	1	0	**1**
0800-0900	0	0	1	**1**
0900-1000	2	1	0	**3**
0300-0400	1	0	0	**1**
0400-0500	1	0	2	**3**
0500-0600	1	1	1	**3**
TOTALS	**5**	**3**	**4**	**12**

WESTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	1	1	1	**3**
0800-0900	1	1	0	**2**
0900-1000	0	2	1	**3**
0300-0400	1	1	1	**3**
0400-0500	1	0	1	**2**
0500-0600	1	1	1	**3**
TOTALS	**5**	**6**	**5**	**16**

REMARKS (6 HOUR TOTAL):

	NORTH BOUND	SOUTH BOUND	EAST BOUND	WEST BOUND	TOTAL
- Female riders	4	1	2	1	**8**
- No helmet riders	14	10	10	13	**47**
- Sidewalk riders	14	8	11	14	**47**
- Wrong way riding	1	0	0	1	**2**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

PEDESTRIAN COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W KITTRIDGE STREET

A.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0715	0	0	2	0	**2**
0715-0730	0	0	2	0	**2**
0730-0745	0	0	6	0	**6**
0745-0800	0	0	2	0	**2**
0800-0815	0	0	3	0	**3**
0815-0830	0	0	6	0	**6**
0830-0845	0	0	2	0	**2**
0845-0900	0	0	4	0	**4**
0900-0915	0	0	3	0	**3**
0915-0930	0	0	4	0	**4**
0930-0945	0	0	1	0	**1**
0945-1000	0	0	1	0	**1**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0800	0	0	12	0	**12**
0800-0900	0	0	15	0	**15**
0900-1000	0	0	9	0	**9**
TOTALS	**0**	**0**	**36**	**0**	**36**

P.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0315	0	0	2	0	**2**
0315-0330	0	0	1	0	**1**
0330-0345	0	0	2	0	**2**
0345-0400	0	0	0	0	**0**
0400-0415	0	0	1	0	**1**
0415-0430	0	0	1	0	**1**
0430-0445	0	0	1	0	**1**
0445-0500	0	0	0	0	**0**
0500-0515	0	0	0	0	**0**
0515-0530	0	0	1	0	**1**
0530-0545	0	0	2	0	**2**
0545-0600	0	0	1	0	**1**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0400	0	0	5	0	**5**
0400-0500	0	0	3	0	**3**
0500-0600	0	0	4	0	**4**
TOTALS	**0**	**0**	**12**	**0**	**12**

REMARKS (6 HOUR TOTAL):

	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
- Wheelchair / special needs assistance	0	0	0	0	**0**
- Skateboard / scooter	0	0	3	0	**3**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
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BICYCLE COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 21, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W KITTRIDGE STREET

NORTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	2	0	**2**
0800-0900	0	0	1	**1**
0900-1000	0	1	0	**1**
0300-0400	0	2	0	**2**
0400-0500	0	0	1	**1**
0500-0600	0	1	1	**2**
TOTALS	**0**	**6**	**3**	**9**

SOUTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	1	0	**1**
0800-0900	0	2	0	**2**
0900-1000	1	0	0	**1**
0300-0400	0	0	0	**0**
0400-0500	1	2	0	**3**
0500-0600	0	1	0	**1**
TOTALS	**2**	**6**	**0**	**8**

EASTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	0	0	**0**
0900-1000	0	0	0	**0**
0300-0400	0	0	0	**0**
0400-0500	0	0	0	**0**
0500-0600	0	0	0	**0**
TOTALS	**0**	**0**	**0**	**0**

WESTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	1	**1**
0800-0900	0	0	0	**0**
0900-1000	0	0	0	**0**
0300-0400	1	0	0	**1**
0400-0500	0	0	1	**1**
0500-0600	0	0	0	**0**
TOTALS	**1**	**0**	**2**	**3**

REMARKS (6 HOUR TOTAL):

	NORTH BOUND	SOUTH BOUND	EAST BOUND	WEST BOUND	TOTAL
- Female riders	1	1	0	0	**2**
- No helmet riders	9	7	0	3	**19**
- Sidewalk riders	7	6	0	2	**15**
- Wrong way riding	0	0	0	0	**0**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

PEDESTRIAN COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: TUESDAY, OCTOBER 04, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W DRIVEWAY

A.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0715	0	0	2	0	**2**
0715-0730	0	0	0	0	**0**
0730-0745	0	0	0	0	**0**
0745-0800	0	0	1	0	**1**
0800-0815	0	0	0	0	**0**
0815-0830	0	0	3	0	**3**
0830-0845	0	0	1	0	**1**
0845-0900	0	0	1	0	**1**
0900-0915	0	0	0	0	**0**
0915-0930	0	0	2	0	**2**
0930-0945	0	0	1	0	**1**
0945-1000	0	0	0	0	**0**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0700-0800	0	0	3	0	**3**
0800-0900	0	0	5	0	**5**
0900-1000	0	0	3	0	**3**
TOTALS	**0**	**0**	**11**	**0**	**11**

P.M. PEAK PERIOD

15-MIN INTERVAL	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0315	0	0	1	0	**1**
0315-0330	0	0	0	0	**0**
0330-0345	0	0	1	0	**1**
0345-0400	0	0	3	0	**3**
0400-0415	0	0	0	0	**0**
0415-0430	0	0	3	0	**3**
0430-0445	0	0	2	0	**2**
0445-0500	0	0	0	0	**0**
0500-0515	0	0	2	0	**2**
0515-0530	0	0	2	0	**2**
0530-0545	0	0	3	0	**3**
0545-0600	0	0	1	0	**1**

1-HOUR PERIOD	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
0300-0400	0	0	5	0	**5**
0400-0500	0	0	5	0	**5**
0500-0600	0	0	8	0	**8**
TOTALS	**0**	**0**	**18**	**0**	**18**

REMARKS (6 HOUR TOTAL):

	NORTH LEG	SOUTH LEG	EAST LEG	WEST LEG	TOTAL
- Wheelchair / special needs assistance	0	0	0	0	**0**
- Skateboard / scooter	0	0	3	0	**3**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

BICYCLE COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: SEPULVEDA BOULEVARD
DATE: TUESDAY, OCTOBER 04, 2022
PERIOD: 07:00 AM TO 10:00 AM
03:00 PM TO 06:00 PM
LOCATION: N/S SEPULVEDA BOULEVARD
E/W DRIVEWAY

NORTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	2	0	**2**
0900-1000	0	1	0	**1**
0300-0400	0	3	0	**3**
0400-0500	0	2	0	**2**
0500-0600	0	1	0	**1**
TOTALS	**0**	**9**	**0**	**9**

SOUTHBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	1	0	**1**
0900-1000	0	3	0	**3**
0300-0400	0	2	0	**2**
0400-0500	0	0	0	**0**
0500-0600	0	1	0	**1**
TOTALS	**0**	**7**	**0**	**7**

EASTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	0	0	**0**
0900-1000	0	0	0	**0**
0300-0400	0	0	0	**0**
0400-0500	0	0	0	**0**
0500-0600	0	0	0	**0**
TOTALS	**0**	**0**	**0**	**0**

WESTBOUND APPROACH

1-HOUR PERIOD	LEFT	THRU	RIGHT	TOTAL
0700-0800	0	0	0	**0**
0800-0900	0	0	0	**0**
0900-1000	0	0	0	**0**
0300-0400	0	0	0	**0**
0400-0500	0	0	0	**0**
0500-0600	0	0	0	**0**
TOTALS	**0**	**0**	**0**	**0**

REMARKS (6 HOUR TOTAL):

	NORTH BOUND	SOUTH BOUND	EAST BOUND	WEST BOUND	TOTAL
- Female riders	0	0	0	0	**0**
- No helmet riders	8	7	0	0	**15**
- Sidewalk riders	6	6	0	0	**12**
- Wrong way riding	0	0	0	0	**0**

THE TRAFFIC SOLUTION
9 ALTA STREET UNIT E
ARCADIA, CALIFORNIA 91006
626.485.8048 PHONE
TRAFSOLUTN@AOL.COM

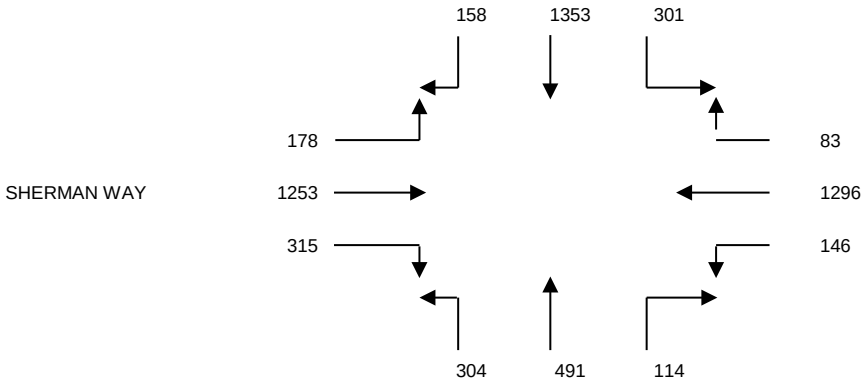
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 07:00 AM TO 10:00 AM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W SHERMAN WAY
FILE NUMBER: 1_AM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0700-0715	34	291	39	17	259	27	19	97	60	61	253	37
0715-0730	40	347	51	19	295	22	26	110	68	59	278	30
0730-0745	42	342	69	21	391	33	33	121	74	79	330	45
0745-0800	40	325	78	27	326	37	29	122	77	76	312	45
0800-0815	45	356	93	21	309	44	26	128	78	83	330	50
0815-0830	31	330	61	14	270	32	26	120	75	77	281	38
0830-0845	35	361	62	23	273	40	30	122	65	68	304	40
0845-0900	50	327	85	27	234	42	34	134	53	56	288	45
0900-0915	35	319	52	26	275	37	27	123	68	61	301	51
0915-0930	33	316	60	24	214	31	26	116	63	69	287	40
0930-0945	38	280	53	27	251	42	24	119	68	55	315	49
0945-1000	31	249	49	21	199	33	23	122	61	52	278	36

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0700-0800	156	1305	237	84	1271	119	107	450	279	275	1173	157	5613
0715-0815	167	1370	291	88	1321	136	114	481	297	297	1250	170	5982
0730-0830	158	1353	301	83	1296	146	114	491	304	315	1253	178	5992
0745-0845	151	1372	294	85	1178	153	111	492	295	304	1227	173	5835
0800-0900	161	1374	301	85	1086	158	116	504	271	284	1203	173	5716
0815-0915	151	1337	260	90	1052	151	117	499	261	262	1174	174	5528
0830-0930	153	1323	259	100	996	150	117	495	249	254	1180	176	5452
0845-0945	156	1242	250	104	974	152	111	492	252	241	1191	185	5350
0900-1000	137	1164	214	98	939	143	100	480	260	237	1181	176	5129

A.M. PEAK HOUR
0730-0830



DATA PROVIDED BY:

THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
PH: 626-446-7978
FAX: 626-446-2877
.

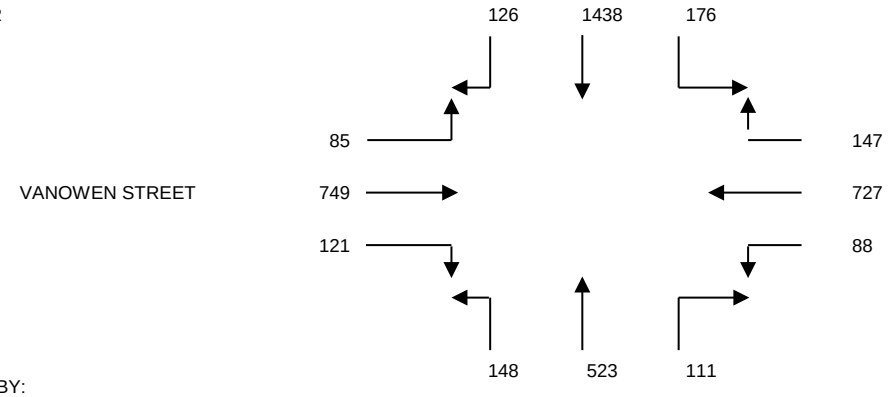
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 07:00 AM TO 10:00 AM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W VANOWEN STREET
FILE NUMBER: 2_AM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0700-0715	38	379	29	28	156	23	21	85	17	41	148	23
0715-0730	34	339	37	23	185	21	27	114	22	34	171	24
0730-0745	26	366	36	39	191	23	26	112	32	30	193	22
0745-0800	32	398	48	38	189	24	26	145	48	31	166	27
0800-0815	32	331	51	32	151	20	32	132	31	33	199	17
0815-0830	36	343	41	38	196	21	27	134	37	27	191	19
0830-0845	32	372	49	24	172	20	26	133	34	29	178	23
0845-0900	25	338	41	27	183	21	30	130	43	35	219	21
0900-0915	38	336	44	29	153	17	23	122	32	25	194	23
0915-0930	35	308	40	30	149	21	22	131	26	23	162	20
0930-0945	27	277	39	28	143	27	19	128	21	31	181	25
0945-1000	22	260	35	34	126	31	21	139	16	30	195	26

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0700-0800	130	1482	150	128	721	91	100	456	119	136	678	96	4287
0715-0815	124	1434	172	132	716	88	111	503	133	128	729	90	4360
0730-0830	126	1438	176	147	727	88	111	523	148	121	749	85	4439
0745-0845	132	1444	189	132	708	85	111	544	150	120	734	86	4435
0800-0900	125	1384	182	121	702	82	115	529	145	124	787	80	4376
0815-0915	131	1389	175	118	704	79	106	519	146	116	782	86	4351
0830-0930	130	1354	174	110	657	79	101	516	135	112	753	87	4208
0845-0945	125	1259	164	114	628	86	94	511	122	114	756	89	4062
0900-1000	122	1181	158	121	571	96	85	520	95	109	732	94	3884

A.M. PEAK HOUR
0730-0830



DATA PROVIDED BY:

THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
PH: 626-446-7978
FAX: 626-446-2877
.

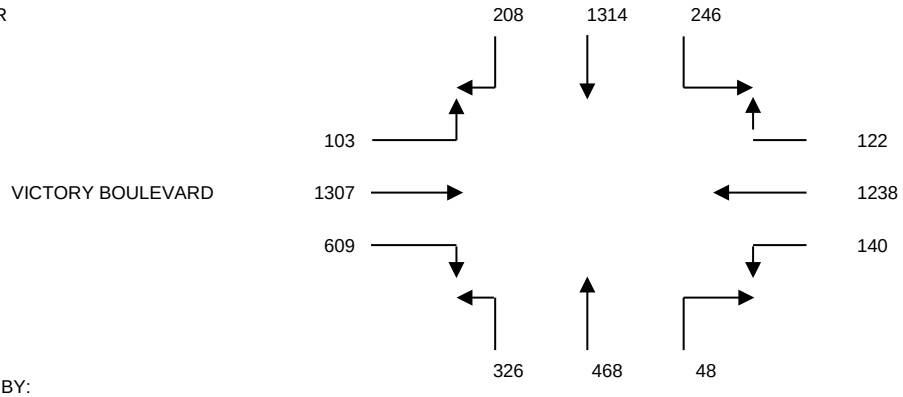
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 07:00 AM TO 10:00 AM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W VICTORY BOULEVARD
FILE NUMBER: 3_AM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0700-0715	37	354	34	18	272	22	20	80	84	176	271	19
0715-0730	50	336	52	22	342	21	17	84	74	172	254	29
0730-0745	51	328	63	35	281	39	13	109	69	155	313	24
0745-0800	50	327	61	32	343	37	12	123	89	157	327	35
0800-0815	56	339	60	25	334	36	10	126	85	150	344	20
0815-0830	51	320	62	30	280	28	13	110	83	147	323	24
0830-0845	40	308	54	24	265	25	19	137	76	136	320	16
0845-0900	30	314	62	22	234	31	14	100	60	151	301	12
0900-0915	25	303	53	28	229	30	22	130	50	157	385	21
0915-0930	24	275	47	17	195	34	12	106	60	125	282	29
0930-0945	24	277	40	26	179	32	12	125	54	130	283	25
0945-1000	23	268	39	34	164	30	14	99	71	151	222	24

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0700-0800	188	1345	210	107	1238	119	62	396	316	660	1165	107	5913
0715-0815	207	1330	236	114	1300	133	52	442	317	634	1238	108	6111
0730-0830	208	1314	246	122	1238	140	48	468	326	609	1307	103	6129
0745-0845	197	1294	237	111	1222	126	54	496	333	590	1314	95	6069
0800-0900	177	1281	238	101	1113	120	56	473	304	584	1288	72	5807
0815-0915	146	1245	231	104	1008	114	68	477	269	591	1329	73	5655
0830-0930	119	1200	216	91	923	120	67	473	246	569	1288	78	5390
0845-0945	103	1169	202	93	837	127	60	461	224	563	1251	87	5177
0900-1000	96	1123	179	105	767	126	60	460	235	563	1172	99	4985

A.M. PEAK HOUR
0730-0830



DATA PROVIDED BY:

THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
PH: 626-446-7978
FAX: 626-446-2877
.

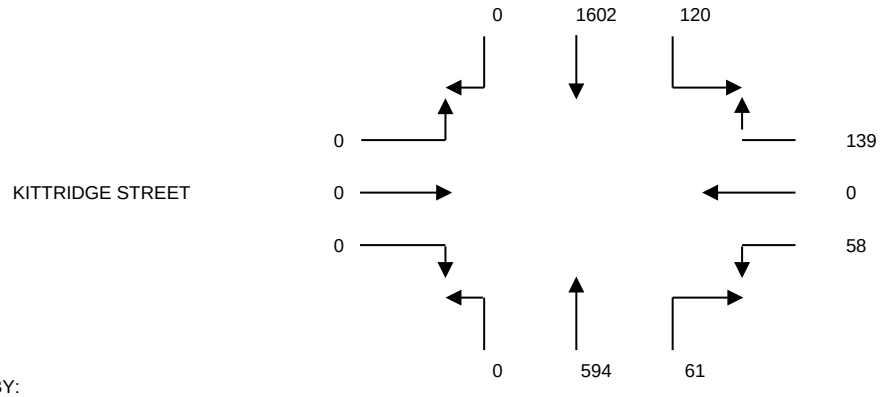
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 07:00 AM TO 10:00 AM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W KITTRIDGE STREET
FILE NUMBER: 4_AM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0700-0715	0	394	8	17	0	7	4	133	0	0	0	0
0715-0730	0	380	11	24	0	11	6	144	0	0	0	0
0730-0745	0	411	21	43	0	13	15	131	0	0	0	0
0745-0800	0	387	39	30	0	18	13	141	0	0	0	0
0800-0815	0	412	37	41	0	17	21	155	0	0	0	0
0815-0830	0	392	23	25	0	10	12	167	0	0	0	0
0830-0845	0	389	24	16	0	7	12	160	0	0	0	0
0845-0900	0	369	16	19	0	4	10	149	0	0	0	0
0900-0915	0	340	10	14	0	7	6	177	0	0	0	0
0915-0930	0	333	6	10	0	9	3	153	0	0	0	0
0930-0945	0	328	10	13	0	8	4	158	0	0	0	0
0945-1000	0	294	8	15	0	6	5	143	0	0	0	0

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0700-0800	0	1572	79	114	0	49	38	549	0	0	0	0	2401
0715-0815	0	1590	108	138	0	59	55	571	0	0	0	0	2521
0730-0830	0	1602	120	139	0	58	61	594	0	0	0	0	2574
0745-0845	0	1580	123	112	0	52	58	623	0	0	0	0	2548
0800-0900	0	1562	100	101	0	38	55	631	0	0	0	0	2487
0815-0915	0	1490	73	74	0	28	40	653	0	0	0	0	2358
0830-0930	0	1431	56	59	0	27	31	639	0	0	0	0	2243
0845-0945	0	1370	42	56	0	28	23	637	0	0	0	0	2156
0900-1000	0	1295	34	52	0	30	18	631	0	0	0	0	2060

A.M. PEAK HOUR
0730-0830



DATA PROVIDED BY:

THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
PH: 626-446-7978
FAX: 626-446-2877
.

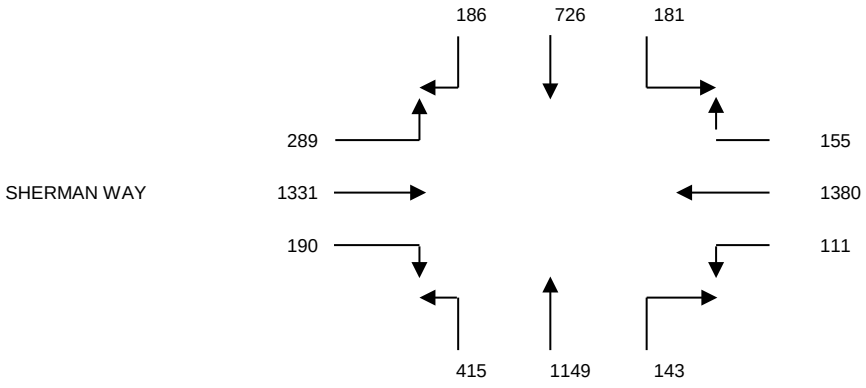
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 03:00 PM TO 06:00 PM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W SHERMAN WAY
FILE NUMBER: 1_PM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0300-0315	36	136	41	31	314	41	48	226	97	49	295	61
0315-0330	41	166	38	44	252	37	32	240	113	49	356	67
0330-0345	48	197	68	41	322	38	41	251	99	46	302	79
0345-0400	31	169	47	32	281	24	47	262	103	56	317	73
0400-0415	36	176	64	48	270	21	35	312	102	47	299	64
0415-0430	42	165	41	54	303	38	30	285	93	47	353	63
0430-0445	30	191	58	40	285	46	38	276	108	36	307	73
0445-0500	49	180	40	42	329	38	26	283	106	43	323	85
0500-0515	44	175	49	36	376	35	38	283	107	42	295	69
0515-0530	59	188	53	48	344	32	31	277	103	48	332	70
0530-0545	44	173	46	39	328	21	40	296	105	52	344	64
0545-0600	39	190	33	32	332	23	34	293	100	48	360	86

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0300-0400	156	668	194	148	1169	140	168	979	412	200	1270	280	5784
0315-0415	156	708	217	165	1125	120	155	1065	417	198	1274	283	5883
0330-0430	157	707	220	175	1176	121	153	1110	397	196	1271	279	5962
0345-0445	139	701	210	174	1139	129	150	1135	406	186	1276	273	5918
0400-0500	157	712	203	184	1187	143	129	1156	409	173	1282	285	6020
0415-0515	165	711	188	172	1293	157	132	1127	414	168	1278	290	6095
0430-0530	182	734	200	166	1334	151	133	1119	424	169	1257	297	6166
0445-0545	196	716	188	165	1377	126	135	1139	421	185	1294	288	6230
0500-0600	186	726	181	155	1380	111	143	1149	415	190	1331	289	6256

P.M. PEAK HOUR
0500-0600



DATA PROVIDED BY:

THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
PH: 626-446-7978
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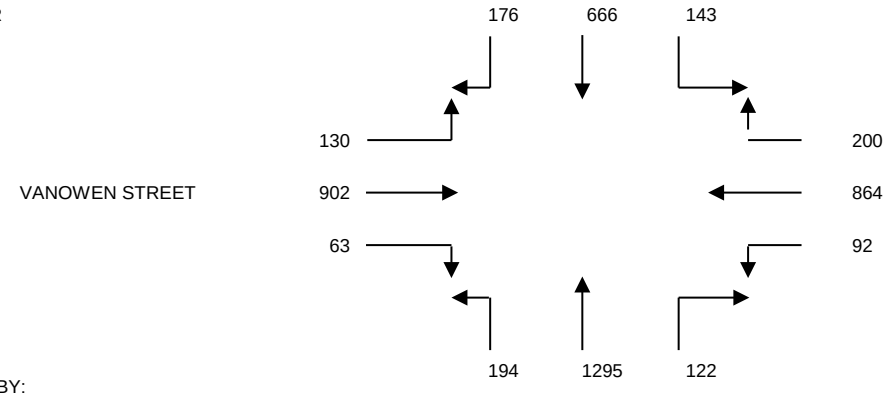
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 03:00 PM TO 06:00 PM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W VANOWEN STREET
FILE NUMBER: 2_PM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0300-0315	35	169	30	53	185	25	24	244	45	20	221	25
0315-0330	41	164	35	51	207	26	36	266	45	26	189	35
0330-0345	31	160	22	47	189	21	20	308	43	21	195	31
0345-0400	41	175	47	58	214	18	34	324	61	21	192	32
0400-0415	38	166	34	43	209	28	36	339	40	15	242	44
0415-0430	27	162	40	48	235	24	34	281	57	23	201	46
0430-0445	46	177	38	48	188	23	38	302	60	27	222	38
0445-0500	47	161	37	30	186	22	31	315	41	15	202	24
0500-0515	46	141	26	42	211	23	32	308	54	17	184	26
0515-0530	53	169	33	49	233	20	32	335	42	18	225	30
0530-0545	39	176	38	50	203	27	24	338	52	14	233	38
0545-0600	38	180	46	59	217	22	34	314	46	14	260	36

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0300-0400	148	668	134	209	795	90	114	1142	194	88	797	123	4502
0315-0415	151	665	138	199	819	93	126	1237	189	83	818	142	4660
0330-0430	137	663	143	196	847	91	124	1252	201	80	830	153	4717
0345-0445	152	680	159	197	846	93	142	1246	218	86	857	160	4836
0400-0500	158	666	149	169	818	97	139	1237	198	80	867	152	4730
0415-0515	166	641	141	168	820	92	135	1206	212	82	809	134	4606
0430-0530	192	648	134	169	818	88	133	1260	197	77	833	118	4667
0445-0545	185	647	134	171	833	92	119	1296	189	64	844	118	4692
0500-0600	176	666	143	200	864	92	122	1295	194	63	902	130	4847

P.M. PEAK HOUR
0500-0600



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THE TRAFFIC SOLUTION
329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
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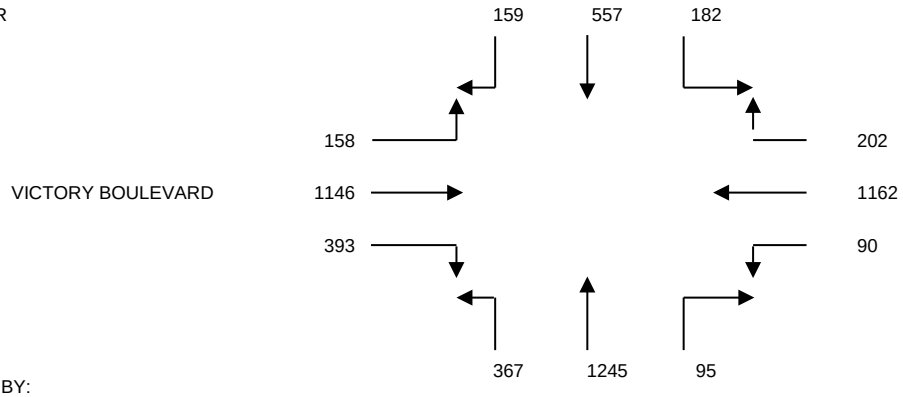
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 03:00 PM TO 06:00 PM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W VICTORY BOULEVARD
FILE NUMBER: 3_PM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0300-0315	41	160	50	45	316	16	35	265	91	96	234	40
0315-0330	38	153	40	40	288	16	29	255	85	101	300	37
0330-0345	48	165	40	31	223	18	26	287	96	116	253	42
0345-0400	40	170	33	34	264	16	28	322	92	100	297	44
0400-0415	30	162	44	38	260	17	25	313	96	77	318	35
0415-0430	37	152	40	45	272	19	24	300	89	117	308	45
0430-0445	42	158	48	31	256	23	28	321	97	82	264	39
0445-0500	43	137	54	52	325	17	24	320	89	106	293	38
0500-0515	41	149	42	50	285	20	20	307	92	83	260	39
0515-0530	42	139	47	54	295	28	30	302	91	108	303	41
0530-0545	33	132	39	46	257	25	21	316	95	96	290	40
0545-0600	27	141	41	43	285	23	23	323	88	101	243	34

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0300-0400	167	648	163	150	1091	66	118	1129	364	413	1084	163	5556
0315-0415	156	650	157	143	1035	67	108	1177	369	394	1168	158	5582
0330-0430	155	649	157	148	1019	70	103	1222	373	410	1176	166	5648
0345-0445	149	642	165	148	1052	75	105	1256	374	376	1187	163	5692
0400-0500	152	609	186	166	1113	76	101	1254	371	382	1183	157	5750
0415-0515	163	596	184	178	1138	79	96	1248	367	388	1125	161	5723
0430-0530	168	583	191	187	1161	88	102	1250	369	379	1120	157	5755
0445-0545	159	557	182	202	1162	90	95	1245	367	393	1146	158	5756
0500-0600	143	561	169	193	1122	96	94	1248	366	388	1096	154	5630

P.M. PEAK HOUR
0445-0545



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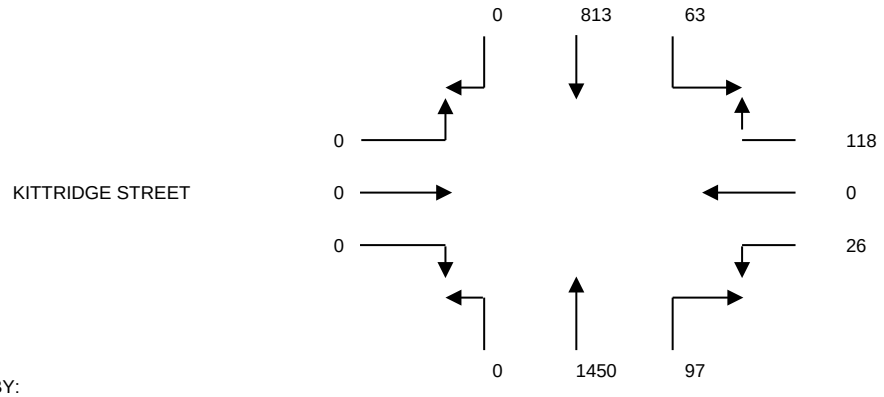
INTERSECTION TURNING MOVEMENT COUNT SUMMARY

CLIENT: OVERLAND TRAFFIC CONSULTANTS
PROJECT: 6728 SEPULVEDA BOULEVARD
DATE: WEDNESDAY, SEPTEMBER 19, 2022
PERIOD: 03:00 PM TO 06:00 PM
INTERSECTION: N/S SEPULVEDA BOULEVARD
E/W KITTRIDGE STREET
FILE NUMBER: 4_PM

15 MINUTE	1	2	3	4	5	6	7	8	9	10	11	12
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT
0300-0315	0	229	6	9	0	2	8	300	0	0	0	0
0315-0330	0	201	10	16	0	5	19	328	0	0	0	0
0330-0345	0	194	19	32	0	13	16	339	0	0	0	0
0345-0400	0	211	14	40	0	10	14	353	0	0	0	0
0400-0415	0	224	11	30	0	4	18	340	0	0	0	0
0415-0430	0	206	16	22	0	3	11	351	0	0	0	0
0430-0445	0	202	14	35	0	4	13	362	0	0	0	0
0445-0500	0	203	13	22	0	7	19	328	0	0	0	0
0500-0515	0	200	13	36	0	7	23	349	0	0	0	0
0515-0530	0	204	15	23	0	6	21	356	0	0	0	0
0530-0545	0	201	19	36	0	7	28	399	0	0	0	0
0545-0600	0	208	16	23	0	6	25	346	0	0	0	0

1 HOUR	1	2	3	4	5	6	7	8	9	10	11	12	
TOTALS	SBRT	SBTH	SBLT	WBRT	WBTH	WBLT	NBRT	NBTH	NBLT	EBRT	EBTH	EBLT	TOTALS
0300-0400	0	835	49	97	0	30	57	1320	0	0	0	0	2388
0315-0415	0	830	54	118	0	32	67	1360	0	0	0	0	2461
0330-0430	0	835	60	124	0	30	59	1383	0	0	0	0	2491
0345-0445	0	843	55	127	0	21	56	1406	0	0	0	0	2508
0400-0500	0	835	54	109	0	18	61	1381	0	0	0	0	2458
0415-0515	0	811	56	115	0	21	66	1390	0	0	0	0	2459
0430-0530	0	809	55	116	0	24	76	1395	0	0	0	0	2475
0445-0545	0	808	60	117	0	27	91	1432	0	0	0	0	2535
0500-0600	0	813	63	118	0	26	97	1450	0	0	0	0	2567

P.M. PEAK HOUR
0500-0600



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329 DIAMOND STREET
ARCADIA, CALIFORNIA 91005
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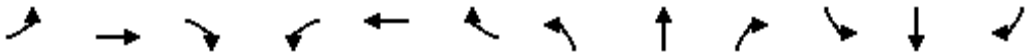
Existing Conditions

HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

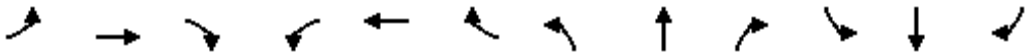
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	178	1253	315	146	1296	83	304	491	114	301	1353	158
Future Volume (veh/h)	178	1253	315	146	1296	83	304	491	114	301	1353	158
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.96	1.00		0.97	1.00		0.94
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	178	1253	315	146	1296	83	304	491	114	301	1353	158
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	236	1304	328	192	1521	97	361	1356	304	366	1514	177
Arrive On Green	0.07	0.34	0.34	0.06	0.32	0.32	0.10	0.34	0.34	0.21	0.68	0.68
Sat Flow, veh/h	3456	3890	977	3456	4715	302	3456	3994	895	3456	4438	518
Grp Volume(v), veh/h	178	1096	472	146	936	443	304	416	189	301	1038	473
Grp Sat Flow(s),veh/h/ln	1728	1702	1463	1728	1702	1613	1728	1702	1485	1728	1702	1552
Q Serve(g_s), s	5.6	34.7	34.8	4.6	28.2	28.3	9.5	10.1	10.6	9.1	27.3	27.3
Cycle Q Clear(g_c), s	5.6	34.7	34.8	4.6	28.2	28.3	9.5	10.1	10.6	9.1	27.3	27.3
Prop In Lane	1.00		0.67	1.00		0.19	1.00		0.60	1.00		0.33
Lane Grp Cap(c), veh/h	236	1141	491	192	1098	520	361	1156	504	366	1161	529
V/C Ratio(X)	0.76	0.96	0.96	0.76	0.85	0.85	0.84	0.36	0.37	0.82	0.89	0.89
Avail Cap(c_a), veh/h	236	1142	491	192	1099	520	361	1156	504	528	1161	529
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	2.00	2.00	2.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	0.92	0.92	0.92	1.00	1.00	1.00
Uniform Delay (d), s/veh	50.3	35.8	35.9	51.2	34.8	34.8	48.4	27.3	27.5	42.3	15.9	15.9
Incr Delay (d2), s/veh	13.0	17.9	30.9	16.3	6.6	12.8	15.1	0.8	2.0	6.8	10.7	20.1
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	5.1	23.7	23.0	4.3	18.3	18.6	8.3	7.5	7.2	6.9	11.3	12.3
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	63.4	53.8	66.7	67.6	41.4	47.6	63.4	28.1	29.4	49.1	26.5	36.0
LnGrp LOS	E	D	E	E	D	D	E	C	C	D	C	D
Approach Vol, veh/h		1746			1525			909			1812	
Approach Delay, s/veh		58.3			45.7			40.2			32.8	
Approach LOS		E			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	16.2	41.9	10.6	41.4	16.0	42.0	12.0	40.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	16.8	32.2	6.1	36.9	11.5	37.5	7.5	35.5
Max Q Clear Time (g_c+I1), s	11.1	12.6	6.6	36.8	11.5	29.3	7.6	30.3
Green Ext Time (p_c), s	0.5	3.9	0.0	0.1	0.0	5.7	0.0	3.7

Intersection Summary	
HCM 6th Ctrl Delay	44.6
HCM 6th LOS	D



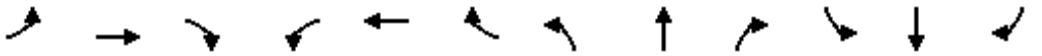
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	85	749	121	88	727	147	148	523	111	176	1438	126
Future Volume (veh/h)	85	749	121	88	727	147	148	523	111	176	1438	126
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.89	1.00		0.89	1.00		0.94	1.00		0.90
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	85	749	121	88	727	147	148	523	111	176	1438	126
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	232	807	130	188	1010	594	180	1441	296	214	1717	150
Arrive On Green	0.05	0.28	0.28	0.05	0.28	0.28	0.10	0.34	0.34	0.12	0.36	0.36
Sat Flow, veh/h	1781	2851	460	1781	3554	1418	1781	4188	861	1781	4732	415
Grp Volume(v), veh/h	85	467	403	88	727	147	148	422	212	176	1034	530
Grp Sat Flow(s),veh/h/ln	1781	1777	1535	1781	1777	1418	1781	1702	1645	1781	1702	1743
Q Serve(g_s), s	3.0	22.7	22.8	3.1	16.4	6.1	7.2	8.3	8.6	8.6	24.7	24.8
Cycle Q Clear(g_c), s	3.0	22.7	22.8	3.1	16.4	6.1	7.2	8.3	8.6	8.6	24.7	24.8
Prop In Lane	1.00		0.30	1.00		1.00	1.00		0.52	1.00		0.24
Lane Grp Cap(c), veh/h	232	503	434	188	1010	594	180	1171	566	214	1235	632
V/C Ratio(X)	0.37	0.93	0.93	0.47	0.72	0.25	0.82	0.36	0.37	0.82	0.84	0.84
Avail Cap(c_a), veh/h	246	509	440	200	1018	597	182	1171	566	352	1235	632
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	22.6	31.0	31.0	24.1	28.7	17.6	39.2	21.9	22.0	38.2	25.9	25.9
Incr Delay (d2), s/veh	1.0	23.3	26.0	1.8	2.5	0.2	24.7	0.9	1.9	7.7	6.9	12.5
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	2.3	18.5	16.8	2.4	11.5	3.6	7.8	6.0	6.4	7.4	16.1	17.7
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	23.5	54.3	57.0	25.9	31.1	17.8	63.9	22.7	23.9	45.9	32.8	38.5
LnGrp LOS	C	D	E	C	C	B	E	C	C	D	C	D
Approach Vol, veh/h		955			962			782			1740	
Approach Delay, s/veh		52.7			28.6			30.8			35.8	
Approach LOS		D			C			C			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	15.2	35.1	9.0	29.7	13.5	36.8	8.9	29.8
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	17.6	23.8	5.1	25.5	9.1	32.3	5.1	25.5
Max Q Clear Time (g_c+I1), s	10.6	10.6	5.1	24.8	9.2	26.8	5.0	18.4
Green Ext Time (p_c), s	0.3	3.5	0.0	0.4	0.0	4.2	0.0	3.1

Intersection Summary	
HCM 6th Ctrl Delay	37.0
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	103	1307	609	140	1248	122	326	468	48	246	1314	208
Future Volume (veh/h)	103	1307	609	140	1248	122	326	468	48	246	1314	208
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.97	1.00		0.96	1.00		0.97	1.00		0.97
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	103	1307	609	140	1248	122	326	468	48	246	1314	208
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	130	1503	629	168	1613	633	388	1434	144	327	1526	574
Arrive On Green	0.07	0.29	0.29	0.09	0.32	0.32	0.11	0.32	0.32	0.09	0.30	0.30
Sat Flow, veh/h	1781	5106	1532	1781	5106	1529	3456	4534	457	3456	5106	1534
Grp Volume(v), veh/h	103	1307	609	140	1248	122	326	349	167	246	1314	208
Grp Sat Flow(s),veh/h/ln	1781	1702	1532	1781	1702	1529	1728	1702	1586	1728	1702	1534
Q Serve(g_s), s	5.1	21.8	26.5	7.0	19.9	4.6	8.3	7.0	7.2	6.2	21.9	8.9
Cycle Q Clear(g_c), s	5.1	21.8	26.5	7.0	19.9	4.6	8.3	7.0	7.2	6.2	21.9	8.9
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.29	1.00		1.00
Lane Grp Cap(c), veh/h	130	1503	629	168	1613	633	388	1077	502	327	1526	574
V/C Ratio(X)	0.79	0.87	0.97	0.83	0.77	0.19	0.84	0.32	0.33	0.75	0.86	0.36
Avail Cap(c_a), veh/h	131	1503	629	168	1613	633	388	1077	502	468	1526	574
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	41.0	30.1	26.3	40.0	27.9	17.0	39.2	23.4	23.5	39.7	29.8	20.5
Incr Delay (d2), s/veh	27.2	5.8	28.0	28.4	2.4	0.1	15.2	0.8	1.8	4.1	6.6	1.8
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	5.8	14.5	23.7	7.7	12.9	2.9	7.7	5.2	5.2	5.0	14.6	6.1
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	68.2	35.9	54.2	68.5	30.3	17.1	54.3	24.2	25.3	43.8	36.4	22.3
LnGrp LOS	E	D	D	E	C	B	D	C	C	D	D	C
Approach Vol, veh/h		2019			1510			842			1768	
Approach Delay, s/veh		43.1			32.8			36.1			35.8	
Approach LOS		D			C			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	13.0	33.0	13.0	31.0	14.6	31.4	11.1	32.9
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	12.2	24.8	8.5	26.5	10.1	26.9	6.6	28.4
Max Q Clear Time (g_c+I1), s	8.2	9.2	9.0	28.5	10.3	23.9	7.1	21.9
Green Ext Time (p_c), s	0.3	2.9	0.0	0.0	0.0	2.4	0.0	4.4

Intersection Summary	
HCM 6th Ctrl Delay	37.5
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

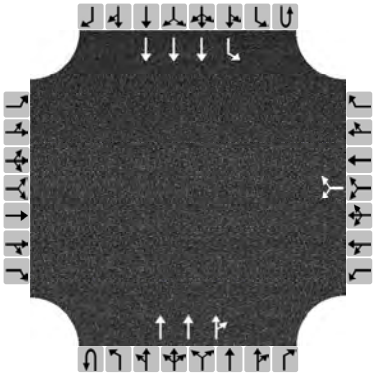
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	AM EXISTING
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						58		139			594	61		120	1602	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							197							120		
Capacity, c (veh/h)							414							569		
v/c Ratio							0.48							0.21		
95% Queue Length, Q_{95} (veh)							2.5							0.8		
Control Delay (s/veh)							21.3							13.0		
Level of Service, LOS							C							B		
Approach Delay (s/veh)						21.3								0.9		
Approach LOS						C										

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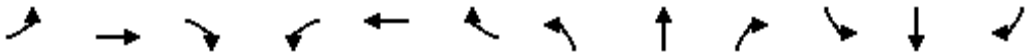
HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

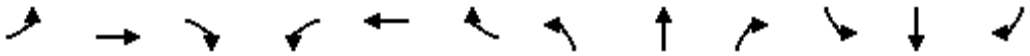
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	289	1331	190	111	1380	155	415	1149	143	181	726	186
Future Volume (veh/h)	289	1331	190	111	1380	155	415	1149	143	181	726	186
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.97	1.00		0.96	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	289	1331	190	111	1380	155	415	1149	143	181	726	186
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	346	1712	244	164	1535	172	474	1477	184	237	1024	257
Arrive On Green	0.10	0.40	0.40	0.05	0.34	0.34	0.14	0.33	0.33	0.07	0.27	0.27
Sat Flow, veh/h	3456	4327	618	3456	4474	502	3456	4410	548	3456	3848	966
Grp Volume(v), veh/h	289	1047	474	111	1050	485	415	887	405	181	640	272
Grp Sat Flow(s),veh/h/ln	1728	1702	1541	1728	1702	1573	1728	1702	1554	1728	1702	1410
Q Serve(g_s), s	9.6	31.5	31.5	3.7	34.4	34.4	13.8	27.5	27.5	6.0	20.0	20.5
Cycle Q Clear(g_c), s	9.6	31.5	31.5	3.7	34.4	34.4	13.8	27.5	27.5	6.0	20.0	20.5
Prop In Lane	1.00		0.40	1.00		0.32	1.00		0.35	1.00		0.69
Lane Grp Cap(c), veh/h	346	1347	610	164	1168	540	474	1140	521	237	906	375
V/C Ratio(X)	0.83	0.78	0.78	0.68	0.90	0.90	0.87	0.78	0.78	0.76	0.71	0.72
Avail Cap(c_a), veh/h	374	1378	624	197	1204	556	515	1140	521	250	906	375
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	51.9	31.0	31.0	55.0	36.6	36.6	49.6	35.1	35.1	53.7	38.9	39.1
Incr Delay (d2), s/veh	14.2	2.8	6.1	6.8	9.1	17.2	14.6	5.3	11.0	12.5	4.6	11.5
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	8.5	19.2	18.4	3.2	22.0	22.1	11.2	17.8	17.5	5.5	13.8	13.0
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	66.1	33.8	37.0	61.8	45.8	53.9	64.3	40.4	46.1	66.2	43.6	50.6
LnGrp LOS	E	C	D	E	D	D	E	D	D	E	D	D
Approach Vol, veh/h		1810			1646			1707			1093	
Approach Delay, s/veh		39.8			49.2			47.5			49.1	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	12.5	43.8	10.1	50.9	20.6	35.7	16.3	44.8
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	8.5	39.3	6.7	47.5	17.5	30.3	12.7	41.5
Max Q Clear Time (g_c+I1), s	8.0	29.5	5.7	33.5	15.8	22.5	11.6	36.4
Green Ext Time (p_c), s	0.0	5.8	0.0	8.7	0.3	3.6	0.1	3.9

Intersection Summary	
HCM 6th Ctrl Delay	46.0
HCM 6th LOS	D



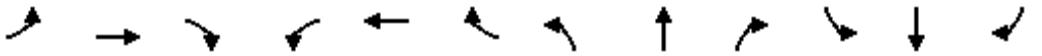
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	130	902	63	92	864	200	194	1295	122	143	666	176
Future Volume (veh/h)	130	902	63	92	864	200	194	1295	122	143	666	176
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.93	1.00		0.94	1.00		0.94	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	130	902	63	92	864	200	194	1295	122	143	666	176
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	222	1011	71	186	1090	609	226	1720	162	172	1325	342
Arrive On Green	0.06	0.32	0.32	0.05	0.31	0.31	0.13	0.36	0.36	0.10	0.33	0.33
Sat Flow, veh/h	1781	3178	222	1781	3554	1487	1781	4718	444	1781	3966	1023
Grp Volume(v), veh/h	130	504	461	92	864	200	194	934	483	143	569	273
Grp Sat Flow(s),veh/h/ln	1781	1777	1623	1781	1777	1487	1781	1702	1758	1781	1702	1585
Q Serve(g_s), s	5.3	28.5	28.5	3.7	23.5	9.8	11.3	25.4	25.4	8.3	14.1	14.6
Cycle Q Clear(g_c), s	5.3	28.5	28.5	3.7	23.5	9.8	11.3	25.4	25.4	8.3	14.1	14.6
Prop In Lane	1.00		0.14	1.00		1.00	1.00		0.25	1.00		0.65
Lane Grp Cap(c), veh/h	222	565	516	186	1090	609	226	1241	641	172	1138	530
V/C Ratio(X)	0.58	0.89	0.89	0.50	0.79	0.33	0.86	0.75	0.75	0.83	0.50	0.51
Avail Cap(c_a), veh/h	222	614	561	189	1195	653	292	1241	641	194	1138	530
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	26.2	34.3	34.3	27.2	33.5	21.7	45.2	29.4	29.4	46.8	28.1	28.3
Incr Delay (d2), s/veh	3.9	14.6	15.7	2.0	3.4	0.3	17.8	4.3	8.0	23.1	1.6	3.5
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	4.4	20.6	19.2	3.0	15.8	6.2	10.1	16.3	17.6	8.4	9.9	10.0
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	30.1	48.9	50.0	29.3	37.0	22.0	62.9	33.6	37.4	69.9	29.7	31.8
LnGrp LOS	C	D	D	C	D	C	E	C	D	E	C	C
Approach Vol, veh/h		1095			1156			1611			985	
Approach Delay, s/veh		47.1			33.8			38.3			36.1	
Approach LOS		D			C			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	14.7	43.0	9.8	38.1	17.9	39.8	11.0	36.9
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	11.5	38.5	5.5	36.5	17.3	32.7	6.5	35.5
Max Q Clear Time (g_c+I1), s	10.3	27.4	5.7	30.5	13.3	16.6	7.3	25.5
Green Ext Time (p_c), s	0.0	6.9	0.0	3.0	0.2	5.2	0.0	4.7

Intersection Summary	
HCM 6th Ctrl Delay	38.8
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	158	1146	393	90	1162	202	367	1245	95	182	557	159
Future Volume (veh/h)	158	1146	393	90	1162	202	367	1245	95	182	557	159
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.94	1.00		0.95	1.00		0.97
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	158	1146	393	90	1162	202	367	1245	95	182	557	159
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	192	1584	684	115	1365	517	458	1612	123	254	1470	613
Arrive On Green	0.11	0.31	0.31	0.06	0.27	0.27	0.13	0.35	0.35	0.07	0.29	0.29
Sat Flow, veh/h	1781	5106	1528	1781	5106	1498	3456	4646	354	3456	5106	1536
Grp Volume(v), veh/h	158	1146	393	90	1162	202	367	912	428	182	557	159
Grp Sat Flow(s),veh/h/ln	1781	1702	1528	1781	1702	1498	1728	1702	1596	1728	1702	1536
Q Serve(g_s), s	7.6	17.5	17.0	4.4	19.0	9.0	9.1	21.0	21.0	4.5	7.7	6.1
Cycle Q Clear(g_c), s	7.6	17.5	17.0	4.4	19.0	9.0	9.1	21.0	21.0	4.5	7.7	6.1
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.22	1.00		1.00
Lane Grp Cap(c), veh/h	192	1584	684	115	1365	517	458	1181	554	254	1470	613
V/C Ratio(X)	0.82	0.72	0.57	0.78	0.85	0.39	0.80	0.77	0.77	0.72	0.38	0.26
Avail Cap(c_a), veh/h	213	1597	688	152	1423	534	617	1181	554	255	1470	613
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	38.4	27.0	18.4	40.5	30.6	22.1	37.0	25.6	25.6	39.8	25.0	17.9
Incr Delay (d2), s/veh	20.7	1.6	1.2	17.2	5.0	0.5	5.5	4.9	10.1	9.2	0.7	1.0
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	7.8	11.5	9.9	4.4	12.9	5.7	7.4	13.9	14.2	4.0	5.6	4.1
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	59.2	28.6	19.5	57.7	35.6	22.6	42.5	30.5	35.7	49.1	25.8	18.9
LnGrp LOS	E	C	B	E	D	C	D	C	D	D	C	B
Approach Vol, veh/h		1697			1454			1707			898	
Approach Delay, s/veh		29.3			35.1			34.4			29.3	
Approach LOS		C			D			C			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	11.0	35.0	10.2	31.8	16.1	29.8	14.0	28.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	6.5	30.5	7.5	27.5	15.7	21.3	10.5	24.5
Max Q Clear Time (g_c+I1), s	6.5	23.0	6.4	19.5	11.1	9.7	9.6	21.0
Green Ext Time (p_c), s	0.0	4.9	0.0	5.3	0.6	3.4	0.0	2.5

Intersection Summary	
HCM 6th Ctrl Delay	32.3
HCM 6th LOS	C

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

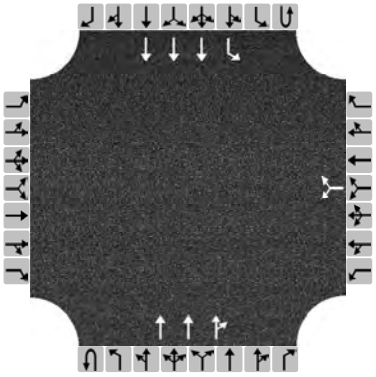
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	AM EXISTING PLUS PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						65		142			608	61		135	1638	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							207							135		
Capacity, c (veh/h)							386							560		
v/c Ratio							0.54							0.24		
95% Queue Length, Q_{95} (veh)							3.1							0.9		
Control Delay (s/veh)							24.6							13.5		
Level of Service, LOS							C							B		
Approach Delay (s/veh)						24.6								1.0		
Approach LOS						C										

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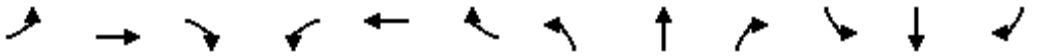
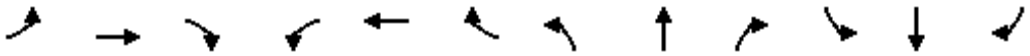
Existing + Project



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	178	1253	319	148	1296	83	317	501	121	301	1356	158
Future Volume (veh/h)	178	1253	319	148	1296	83	317	501	121	301	1356	158
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.96	1.00		0.97	1.00		0.94
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	178	1253	319	148	1296	83	317	501	121	301	1356	158
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	236	1301	331	192	1522	97	371	1344	313	366	1501	175
Arrive On Green	0.07	0.34	0.34	0.06	0.32	0.32	0.11	0.34	0.34	0.21	0.68	0.68
Sat Flow, veh/h	3456	3878	987	3456	4715	302	3456	3959	923	3456	4439	517
Grp Volume(v), veh/h	178	1100	472	148	936	443	317	428	194	301	1040	474
Grp Sat Flow(s),veh/h/ln	1728	1702	1461	1728	1702	1613	1728	1702	1478	1728	1702	1552
Q Serve(g_s), s	5.6	34.9	34.9	4.6	28.2	28.2	9.9	10.5	11.0	9.1	27.9	28.0
Cycle Q Clear(g_c), s	5.6	34.9	34.9	4.6	28.2	28.2	9.9	10.5	11.0	9.1	27.9	28.0
Prop In Lane	1.00		0.68	1.00		0.19	1.00		0.62	1.00		0.33
Lane Grp Cap(c), veh/h	236	1142	490	192	1099	520	371	1155	502	366	1151	525
V/C Ratio(X)	0.76	0.96	0.96	0.77	0.85	0.85	0.86	0.37	0.39	0.82	0.90	0.90
Avail Cap(c_a), veh/h	236	1142	490	192	1099	520	371	1155	502	528	1151	525
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	2.00	2.00	2.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	0.90	0.90	0.90	1.00	1.00	1.00
Uniform Delay (d), s/veh	50.3	35.9	35.9	51.3	34.8	34.8	48.3	27.5	27.6	42.3	16.3	16.3
Incr Delay (d2), s/veh	13.0	18.4	31.5	17.5	6.6	12.8	16.0	0.8	2.0	6.8	11.5	21.5
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	5.1	23.8	23.1	4.4	18.3	18.6	8.6	7.6	7.3	6.9	11.8	12.8
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	63.4	54.3	67.4	68.8	41.4	47.6	64.3	28.3	29.6	49.1	27.8	37.8
LnGrp LOS	E	D	E	E	D	D	E	C	C	D	C	D
Approach Vol, veh/h		1750			1527			939			1815	
Approach Delay, s/veh		58.7			45.8			40.7			34.0	
Approach LOS		E			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	16.2	41.8	10.6	41.4	16.3	41.7	12.0	40.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	16.8	32.2	6.1	36.9	11.8	37.2	7.5	35.5
Max Q Clear Time (g_c+I1), s	11.1	13.0	6.6	36.9	11.9	30.0	7.6	30.2
Green Ext Time (p_c), s	0.5	4.0	0.0	0.0	0.0	5.2	0.0	3.7

Intersection Summary	
HCM 6th Ctrl Delay	45.2
HCM 6th LOS	D



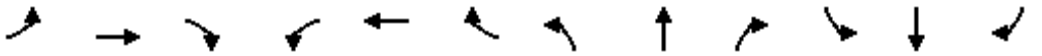
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	85	749	124	91	727	147	158	553	121	176	1448	126
Future Volume (veh/h)	85	749	124	91	727	147	158	553	121	176	1448	126
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.89	1.00		0.90	1.00		0.94	1.00		0.90
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	85	749	124	91	727	147	158	553	121	176	1448	126
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	233	803	133	190	1016	596	189	1428	303	214	1691	147
Arrive On Green	0.05	0.28	0.28	0.05	0.29	0.29	0.11	0.34	0.34	0.12	0.36	0.36
Sat Flow, veh/h	1781	2839	470	1781	3554	1419	1781	4160	884	1781	4735	412
Grp Volume(v), veh/h	85	469	404	91	727	147	158	450	224	176	1041	533
Grp Sat Flow(s),veh/h/ln	1781	1777	1532	1781	1777	1419	1781	1702	1639	1781	1702	1743
Q Serve(g_s), s	3.0	22.9	23.0	3.2	16.4	6.1	7.8	8.9	9.3	8.6	25.3	25.3
Cycle Q Clear(g_c), s	3.0	22.9	23.0	3.2	16.4	6.1	7.8	8.9	9.3	8.6	25.3	25.3
Prop In Lane	1.00		0.31	1.00		1.00	1.00		0.54	1.00		0.24
Lane Grp Cap(c), veh/h	233	503	433	190	1016	596	189	1169	563	214	1216	622
V/C Ratio(X)	0.37	0.93	0.93	0.48	0.72	0.25	0.83	0.38	0.40	0.82	0.86	0.86
Avail Cap(c_a), veh/h	247	507	437	199	1016	596	189	1169	563	351	1216	622
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	22.6	31.2	31.2	24.2	28.6	17.6	39.1	22.2	22.3	38.4	26.6	26.6
Incr Delay (d2), s/veh	1.0	24.1	26.9	1.9	2.4	0.2	26.2	1.0	2.1	7.8	7.9	14.2
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	2.3	18.7	17.0	2.5	11.5	3.6	8.3	6.5	6.9	7.5	16.6	18.3
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	23.6	55.3	58.1	26.1	31.1	17.8	65.3	23.2	24.4	46.1	34.5	40.8
LnGrp LOS	C	E	E	C	C	B	E	C	C	D	C	D
Approach Vol, veh/h		958			965			832			1750	
Approach Delay, s/veh		53.7			28.6			31.5			37.6	
Approach LOS		D			C			C			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	15.2	35.2	9.2	29.8	14.0	36.4	8.9	30.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	17.6	23.8	5.1	25.5	9.5	31.9	5.1	25.5
Max Q Clear Time (g_c+I1), s	10.6	11.3	5.2	25.0	9.8	27.3	5.0	18.4
Green Ext Time (p_c), s	0.3	3.6	0.0	0.3	0.0	3.6	0.0	3.1

Intersection Summary	
HCM 6th Ctrl Delay	37.9
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	110	1307	609	140	1248	125	326	472	48	256	1327	228
Future Volume (veh/h)	110	1307	609	140	1248	125	326	472	48	256	1327	228
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.97	1.00		0.96	1.00		0.97	1.00		0.96
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	110	1307	609	140	1248	125	326	472	48	256	1327	228
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	138	1447	605	164	1521	610	372	1482	148	338	1617	603
Arrive On Green	0.08	0.28	0.28	0.09	0.30	0.30	0.11	0.33	0.33	0.10	0.32	0.32
Sat Flow, veh/h	1781	5106	1531	1781	5106	1527	3456	4538	453	3456	5106	1517
Grp Volume(v), veh/h	110	1307	609	140	1248	125	326	352	168	256	1327	228
Grp Sat Flow(s),veh/h/ln	1781	1702	1531	1781	1702	1527	1728	1702	1587	1728	1702	1517
Q Serve(g_s), s	5.5	22.2	25.5	7.0	20.4	4.8	8.4	7.0	7.2	6.5	21.6	9.6
Cycle Q Clear(g_c), s	5.5	22.2	25.5	7.0	20.4	4.8	8.4	7.0	7.2	6.5	21.6	9.6
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.29	1.00		1.00
Lane Grp Cap(c), veh/h	138	1447	605	164	1521	610	372	1112	518	338	1617	603
V/C Ratio(X)	0.80	0.90	1.01	0.85	0.82	0.20	0.88	0.32	0.32	0.76	0.82	0.38
Avail Cap(c_a), veh/h	139	1447	605	164	1521	610	372	1112	518	480	1617	603
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	40.8	31.1	27.5	40.2	29.4	17.9	39.6	22.8	22.8	39.6	28.4	19.4
Incr Delay (d2), s/veh	26.6	8.3	38.4	32.6	3.7	0.2	20.1	0.7	1.7	4.3	4.8	1.8
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	6.1	15.1	25.9	8.0	13.4	3.0	8.0	5.1	5.2	5.3	14.2	6.5
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	67.4	39.4	65.9	72.8	33.1	18.1	59.6	23.5	24.5	43.8	33.2	21.2
LnGrp LOS	E	D	F	E	C	B	E	C	C	D	C	C
Approach Vol, veh/h		2026			1513			846			1811	
Approach Delay, s/veh		48.9			35.5			37.6			33.2	
Approach LOS		D			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	13.3	33.9	12.8	30.0	14.2	33.0	11.5	31.3
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	12.5	25.7	8.3	25.5	9.7	28.5	7.0	26.8
Max Q Clear Time (g_c+I1), s	8.5	9.2	9.0	27.5	10.4	23.6	7.5	22.4
Green Ext Time (p_c), s	0.3	3.0	0.0	0.0	0.0	3.7	0.0	3.1

Intersection Summary	
HCM 6th Ctrl Delay	39.5
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

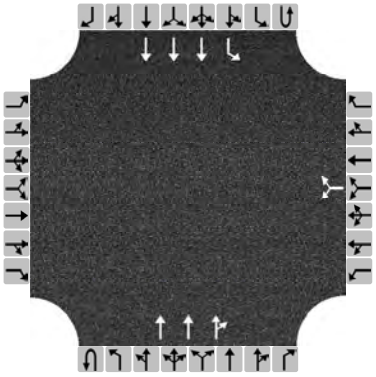
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	AM FUTURE WO
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						60		145			641	63		125	1686	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							205							125		
Capacity, c (veh/h)							392							539		
v/c Ratio							0.52							0.23		
95% Queue Length, Q_{95} (veh)							2.9							0.9		
Control Delay (s/veh)							23.9							13.7		
Level of Service, LOS							C							B		
Approach Delay (s/veh)						23.9								0.9		
Approach LOS						C										

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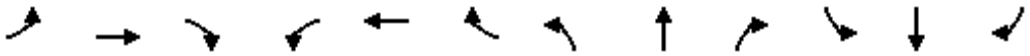
HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

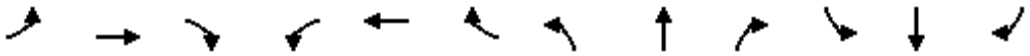
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	289	1331	201	117	1380	155	422	1154	147	181	734	186
Future Volume (veh/h)	289	1331	201	117	1380	155	422	1154	147	181	734	186
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.97	1.00		0.95	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	289	1331	201	117	1380	155	422	1154	147	181	734	186
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	346	1713	259	170	1559	175	482	1446	184	237	994	247
Arrive On Green	0.10	0.40	0.40	0.05	0.35	0.35	0.14	0.33	0.33	0.07	0.26	0.26
Sat Flow, veh/h	3456	4291	648	3456	4475	503	3456	4396	560	3456	3856	958
Grp Volume(v), veh/h	289	1056	476	117	1050	485	422	893	408	181	646	274
Grp Sat Flow(s),veh/h/ln	1728	1702	1534	1728	1702	1573	1728	1702	1551	1728	1702	1410
Q Serve(g_s), s	9.6	31.6	31.6	3.9	34.0	34.0	14.0	27.9	28.0	6.0	20.4	20.9
Cycle Q Clear(g_c), s	9.6	31.6	31.6	3.9	34.0	34.0	14.0	27.9	28.0	6.0	20.4	20.9
Prop In Lane	1.00		0.42	1.00		0.32	1.00		0.36	1.00		0.68
Lane Grp Cap(c), veh/h	346	1359	613	170	1186	548	482	1120	510	237	878	364
V/C Ratio(X)	0.83	0.78	0.78	0.69	0.89	0.89	0.87	0.80	0.80	0.76	0.74	0.75
Avail Cap(c_a), veh/h	375	1428	644	180	1236	571	529	1120	510	245	878	364
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	51.7	30.6	30.6	54.7	35.9	35.9	49.3	35.7	35.7	53.6	39.8	40.0
Incr Delay (d2), s/veh	14.1	2.7	5.7	9.7	7.8	15.0	14.2	6.0	12.3	13.0	5.5	13.5
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	8.4	19.2	18.2	3.5	21.5	21.5	11.3	18.2	17.9	5.5	14.1	13.4
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	65.8	33.3	36.3	64.5	43.7	50.9	63.6	41.7	48.0	66.5	45.2	53.4
LnGrp LOS	E	C	D	E	D	D	E	D	D	E	D	D
Approach Vol, veh/h		1821			1652			1723			1101	
Approach Delay, s/veh		39.2			47.3			48.5			50.8	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	12.5	43.0	10.3	51.2	20.8	34.7	16.2	45.3
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	8.3	38.5	6.1	49.1	17.9	28.9	12.7	42.5
Max Q Clear Time (g_c+I1), s	8.0	30.0	5.9	33.6	16.0	22.9	11.6	36.0
Green Ext Time (p_c), s	0.0	5.3	0.0	9.4	0.3	3.0	0.1	4.8

Intersection Summary	
HCM 6th Ctrl Delay	45.9
HCM 6th LOS	D



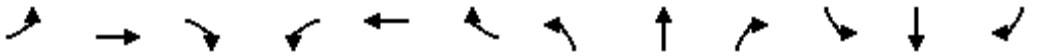
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	130	902	71	100	864	200	199	1311	127	143	691	176
Future Volume (veh/h)	130	902	71	100	864	200	199	1311	127	143	691	176
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.93	1.00		0.94	1.00		0.94	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	130	902	71	100	864	200	199	1311	127	143	691	176
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	225	1019	80	185	1108	615	230	1748	169	170	1352	337
Arrive On Green	0.06	0.32	0.32	0.05	0.31	0.31	0.13	0.37	0.37	0.10	0.34	0.34
Sat Flow, veh/h	1781	3146	248	1781	3554	1488	1781	4704	456	1781	4000	998
Grp Volume(v), veh/h	130	509	464	100	864	200	199	949	489	143	586	281
Grp Sat Flow(s),veh/h/ln	1781	1777	1617	1781	1777	1488	1781	1702	1756	1781	1702	1593
Q Serve(g_s), s	5.6	31.1	31.1	4.3	25.3	10.5	12.5	27.8	27.8	9.0	15.7	16.2
Cycle Q Clear(g_c), s	5.6	31.1	31.1	4.3	25.3	10.5	12.5	27.8	27.8	9.0	15.7	16.2
Prop In Lane	1.00		0.15	1.00		1.00	1.00		0.26	1.00		0.63
Lane Grp Cap(c), veh/h	225	576	524	185	1108	615	230	1265	652	170	1151	539
V/C Ratio(X)	0.58	0.89	0.89	0.54	0.78	0.32	0.87	0.75	0.75	0.84	0.51	0.52
Avail Cap(c_a), veh/h	225	645	587	185	1246	673	316	1265	652	188	1151	539
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	27.8	36.7	36.7	29.2	35.8	23.2	48.8	31.3	31.3	50.9	30.3	30.4
Incr Delay (d2), s/veh	3.7	12.9	14.0	3.2	2.9	0.3	16.6	4.1	7.8	25.3	1.6	3.6
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	4.7	21.8	20.3	3.6	16.8	6.7	10.8	17.6	18.9	9.0	10.9	11.0
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	31.4	49.6	50.7	32.4	38.7	23.5	65.4	35.4	39.1	76.2	31.9	34.0
LnGrp LOS	C	D	D	C	D	C	E	D	D	E	C	C
Approach Vol, veh/h		1103			1164			1637			1010	
Approach Delay, s/veh		47.9			35.6			40.2			38.7	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	15.4	47.0	10.4	41.6	19.3	43.2	11.8	40.2
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	12.1	42.5	5.9	41.5	20.3	34.3	7.3	40.1
Max Q Clear Time (g_c+I1), s	11.0	29.8	6.3	33.1	14.5	18.2	7.6	27.3
Green Ext Time (p_c), s	0.0	7.7	0.0	4.0	0.3	5.4	0.0	5.5

Intersection Summary	
HCM 6th Ctrl Delay	40.5
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	174	1146	393	90	1162	210	367	1256	95	187	564	170
Future Volume (veh/h)	174	1146	393	90	1162	210	367	1256	95	187	564	170
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.94	1.00		0.95	1.00		0.97
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	174	1146	393	90	1162	210	367	1256	95	187	564	170
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	208	1630	696	115	1363	516	452	1577	119	254	1440	618
Arrive On Green	0.12	0.32	0.32	0.06	0.27	0.27	0.13	0.34	0.34	0.07	0.28	0.28
Sat Flow, veh/h	1781	5106	1529	1781	5106	1498	3456	4649	352	3456	5106	1536
Grp Volume(v), veh/h	174	1146	393	90	1162	210	367	920	431	187	564	170
Grp Sat Flow(s),veh/h/ln	1781	1702	1529	1781	1702	1498	1728	1702	1596	1728	1702	1536
Q Serve(g_s), s	8.5	17.4	16.8	4.4	19.1	9.5	9.1	21.6	21.6	4.7	7.9	6.6
Cycle Q Clear(g_c), s	8.5	17.4	16.8	4.4	19.1	9.5	9.1	21.6	21.6	4.7	7.9	6.6
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.22	1.00		1.00
Lane Grp Cap(c), veh/h	208	1630	696	115	1363	516	452	1155	541	254	1440	618
V/C Ratio(X)	0.84	0.70	0.57	0.78	0.85	0.41	0.81	0.80	0.80	0.74	0.39	0.28
Avail Cap(c_a), veh/h	220	1680	710	129	1420	533	559	1155	541	254	1440	618
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	38.2	26.4	18.0	40.8	30.8	22.4	37.4	26.5	26.5	40.1	25.6	18.0
Incr Delay (d2), s/veh	22.8	1.3	1.0	24.0	5.1	0.5	7.3	5.7	11.6	10.6	0.8	1.1
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	8.6	11.4	9.8	4.8	12.9	6.0	7.6	14.3	14.7	4.2	5.8	4.4
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	61.0	27.7	19.0	64.8	35.8	22.9	44.7	32.2	38.0	50.8	26.4	19.1
LnGrp LOS	E	C	B	E	D	C	D	C	D	D	C	B
Approach Vol, veh/h		1713			1462			1718			921	
Approach Delay, s/veh		29.1			35.8			36.3			30.0	
Approach LOS		C			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	11.0	34.5	10.2	32.7	16.1	29.4	14.8	28.1
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	6.5	30.0	6.4	29.1	14.3	22.2	10.9	24.6
Max Q Clear Time (g_c+I1), s	6.7	23.6	6.4	19.4	11.1	9.9	10.5	21.1
Green Ext Time (p_c), s	0.0	4.3	0.0	6.2	0.4	3.6	0.0	2.5

Intersection Summary	
HCM 6th Ctrl Delay	33.1
HCM 6th LOS	C

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

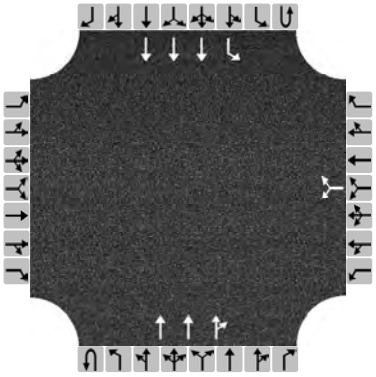
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	AM FUTURE WITH PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						67		148			655	63		140	1722	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							215							140		
Capacity, c (veh/h)							363							531		
v/c Ratio							0.59							0.26		
95% Queue Length, Q_{95} (veh)							3.6							1.1		
Control Delay (s/veh)							28.3							14.2		
Level of Service, LOS							D							B		
Approach Delay (s/veh)						28.3								1.1		
Approach LOS						D										

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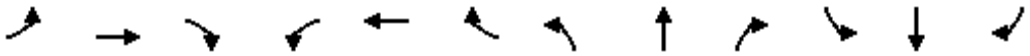
Future Without Project

HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

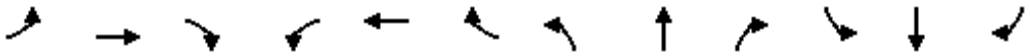
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	188	1360	333	159	1412	89	320	545	125	316	1449	167
Future Volume (veh/h)	188	1360	333	159	1412	89	320	545	125	316	1449	167
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.96	1.00		0.97	1.00		0.94
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	188	1360	333	159	1412	89	320	545	125	316	1449	167
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	236	1358	331	193	1577	99	354	1353	301	377	1534	177
Arrive On Green	0.07	0.35	0.35	0.06	0.33	0.33	0.10	0.34	0.34	0.22	0.69	0.69
Sat Flow, veh/h	3456	3916	956	3456	4721	298	3456	3999	890	3456	4446	512
Grp Volume(v), veh/h	188	1182	511	159	1018	483	320	461	209	316	1109	507
Grp Sat Flow(s),veh/h/ln	1728	1702	1469	1728	1702	1614	1728	1702	1486	1728	1702	1554
Q Serve(g_s), s	6.4	41.6	41.6	5.5	34.1	34.1	11.0	12.5	13.0	10.5	34.8	34.9
Cycle Q Clear(g_c), s	6.4	41.6	41.6	5.5	34.1	34.1	11.0	12.5	13.0	10.5	34.8	34.9
Prop In Lane	1.00		0.65	1.00		0.18	1.00		0.60	1.00		0.33
Lane Grp Cap(c), veh/h	236	1180	509	193	1138	539	354	1152	503	377	1174	536
V/C Ratio(X)	0.80	1.00	1.00	0.82	0.90	0.90	0.90	0.40	0.41	0.84	0.94	0.95
Avail Cap(c_a), veh/h	236	1180	509	193	1138	539	354	1152	503	544	1174	536
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	2.00	2.00	2.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	0.89	0.89	0.89	1.00	1.00	1.00
Uniform Delay (d), s/veh	55.1	39.2	39.2	56.1	38.0	38.0	53.3	30.4	30.6	45.9	17.6	17.6
Incr Delay (d2), s/veh	17.1	26.5	41.0	24.2	9.4	17.4	23.4	0.9	2.2	7.6	15.9	27.4
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	6.0	29.0	28.0	5.5	22.0	22.4	9.7	8.8	8.4	7.9	15.0	16.1
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	72.2	65.7	80.2	80.3	47.4	55.3	76.6	31.3	32.8	53.5	33.5	45.0
LnGrp LOS	E	F	F	F	D	E	E	C	C	D	C	D
Approach Vol, veh/h		1881			1660			990			1932	
Approach Delay, s/veh		70.3			52.8			46.3			39.8	
Approach LOS		E			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	17.6	45.1	11.2	46.1	16.8	45.9	12.7	44.6
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	18.9	34.8	6.7	41.6	12.3	41.4	8.2	40.1
Max Q Clear Time (g_c+I1), s	12.5	15.0	7.5	43.6	13.0	36.9	8.4	36.1
Green Ext Time (p_c), s	0.6	4.4	0.0	0.0	0.0	3.6	0.0	3.1

Intersection Summary	
HCM 6th Ctrl Delay	53.0
HCM 6th LOS	D



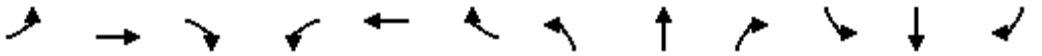
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	93	839	128	92	798	168	158	565	116	211	1512	135
Future Volume (veh/h)	93	839	128	92	798	168	158	565	116	211	1512	135
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.90	1.00		0.90	1.00		0.94	1.00		0.90
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	93	839	128	92	798	168	158	565	116	211	1512	135
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	215	894	136	165	1095	659	186	1438	287	245	1767	158
Arrive On Green	0.05	0.31	0.31	0.05	0.31	0.31	0.10	0.34	0.34	0.14	0.37	0.37
Sat Flow, veh/h	1781	2884	440	1781	3554	1431	1781	4213	841	1781	4725	421
Grp Volume(v), veh/h	93	517	450	92	798	168	158	454	227	211	1089	558
Grp Sat Flow(s),veh/h/ln	1781	1777	1547	1781	1777	1431	1781	1702	1650	1781	1702	1742
Q Serve(g_s), s	3.9	31.0	31.0	3.8	21.9	8.1	9.5	11.1	11.5	12.7	32.2	32.2
Cycle Q Clear(g_c), s	3.9	31.0	31.0	3.8	21.9	8.1	9.5	11.1	11.5	12.7	32.2	32.2
Prop In Lane	1.00		0.28	1.00		1.00	1.00		0.51	1.00		0.24
Lane Grp Cap(c), veh/h	215	551	480	165	1095	659	186	1162	563	245	1273	652
V/C Ratio(X)	0.43	0.94	0.94	0.56	0.73	0.26	0.85	0.39	0.40	0.86	0.86	0.86
Avail Cap(c_a), veh/h	215	561	488	165	1115	667	187	1162	563	381	1273	652
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	26.5	36.7	36.7	28.9	33.7	19.0	48.1	27.4	27.5	46.1	31.5	31.5
Incr Delay (d2), s/veh	1.4	23.6	25.9	4.2	2.4	0.2	28.7	1.0	2.1	11.6	7.5	13.6
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	3.1	23.5	21.3	3.3	14.8	4.8	9.6	8.2	8.5	10.5	20.4	22.2
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	27.9	60.3	62.6	33.1	36.1	19.2	76.8	28.4	29.7	57.7	39.0	45.1
LnGrp LOS	C	E	E	C	D	B	E	C	C	E	D	D
Approach Vol, veh/h		1060			1058			839			1858	
Approach Delay, s/veh		58.5			33.2			37.8			42.9	
Approach LOS		E			C			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	19.5	41.8	9.6	38.4	15.9	45.4	9.8	38.2
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	23.4	29.0	5.1	34.5	11.5	40.9	5.3	34.3
Max Q Clear Time (g_c+I1), s	14.7	13.5	5.8	33.0	11.5	34.2	5.9	23.9
Green Ext Time (p_c), s	0.4	4.0	0.0	0.9	0.0	5.1	0.0	4.5

Intersection Summary	
HCM 6th Ctrl Delay	43.3
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	109	1400	634	149	1328	129	340	500	51	258	1382	218
Future Volume (veh/h)	109	1400	634	149	1328	129	340	500	51	258	1382	218
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.97	1.00		0.97	1.00		0.97	1.00		0.97
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	109	1400	634	149	1328	129	340	500	51	258	1382	218
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	135	1557	644	171	1659	650	384	1463	147	333	1573	593
Arrive On Green	0.08	0.31	0.31	0.10	0.32	0.32	0.11	0.32	0.32	0.10	0.31	0.31
Sat Flow, veh/h	1781	5106	1534	1781	5106	1530	3456	4536	455	3456	5106	1536
Grp Volume(v), veh/h	109	1400	634	149	1328	129	340	373	178	258	1382	218
Grp Sat Flow(s),veh/h/ln	1781	1702	1534	1781	1702	1530	1728	1702	1587	1728	1702	1536
Q Serve(g_s), s	6.0	26.3	30.5	8.3	23.7	5.3	9.7	8.3	8.6	7.3	25.7	10.2
Cycle Q Clear(g_c), s	6.0	26.3	30.5	8.3	23.7	5.3	9.7	8.3	8.6	7.3	25.7	10.2
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.29	1.00		1.00
Lane Grp Cap(c), veh/h	135	1557	644	171	1659	650	384	1098	512	333	1573	593
V/C Ratio(X)	0.81	0.90	0.98	0.87	0.80	0.20	0.89	0.34	0.35	0.77	0.88	0.37
Avail Cap(c_a), veh/h	135	1557	644	171	1659	650	384	1098	512	473	1573	593
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	45.5	33.3	29.0	44.6	30.8	18.3	43.8	25.8	25.8	44.1	32.8	22.1
Incr Delay (d2), s/veh	28.7	7.4	31.6	35.3	2.9	0.1	21.3	0.8	1.9	5.1	7.3	1.8
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	6.7	17.2	27.4	9.1	15.1	3.4	9.0	6.2	6.2	6.0	16.9	7.0
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	74.2	40.7	60.6	79.9	33.7	18.4	65.1	26.6	27.7	49.2	40.1	23.9
LnGrp LOS	E	D	E	E	C	B	E	C	C	D	D	C
Approach Vol, veh/h		2143			1606			891			1858	
Approach Delay, s/veh		48.3			36.7			41.5			39.5	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	14.1	36.8	14.1	35.0	15.6	35.3	12.1	37.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	13.7	28.2	9.6	30.5	11.1	30.8	7.6	32.5
Max Q Clear Time (g_c+I1), s	9.3	10.6	10.3	32.5	11.7	27.7	8.0	25.7
Green Ext Time (p_c), s	0.4	3.3	0.0	0.0	0.0	2.5	0.0	4.7

Intersection Summary	
HCM 6th Ctrl Delay	42.0
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

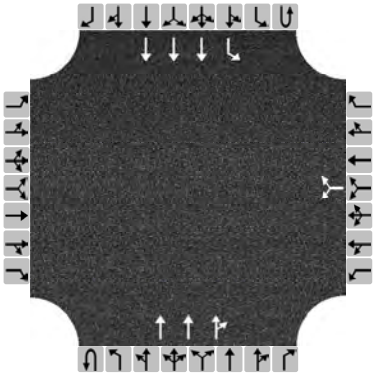
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	PM EXISTING
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						26		118			1450	97		63	813	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							144							63		
Capacity, c (veh/h)							229							209		
v/c Ratio							0.63							0.30		
95% Queue Length, Q_{95} (veh)							3.7							1.2		
Control Delay (s/veh)							43.9							29.5		
Level of Service, LOS							E							D		
Approach Delay (s/veh)						43.9								2.1		
Approach LOS						E										

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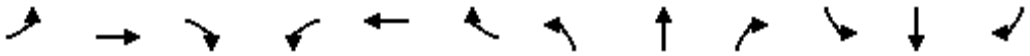
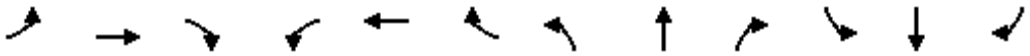


Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	307	1426	203	122	1485	167	438	1254	157	193	801	198
Future Volume (veh/h)	307	1426	203	122	1485	167	438	1254	157	193	801	198
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.97	1.00		0.96	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	307	1426	203	122	1485	167	438	1254	157	193	801	198
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	355	1811	258	170	1631	183	489	1463	183	241	1009	246
Arrive On Green	0.10	0.42	0.42	0.05	0.36	0.36	0.14	0.33	0.33	0.07	0.26	0.26
Sat Flow, veh/h	3456	4331	616	3456	4475	503	3456	4406	552	3456	3874	944
Grp Volume(v), veh/h	307	1121	508	122	1129	523	438	969	442	193	702	297
Grp Sat Flow(s),veh/h/ln	1728	1702	1543	1728	1702	1574	1728	1702	1553	1728	1702	1414
Q Serve(g_s), s	12.0	39.3	39.3	4.8	43.4	43.5	17.1	36.6	36.6	7.6	26.5	27.0
Cycle Q Clear(g_c), s	12.0	39.3	39.3	4.8	43.4	43.5	17.1	36.6	36.6	7.6	26.5	27.0
Prop In Lane	1.00		0.40	1.00		0.32	1.00		0.36	1.00		0.67
Lane Grp Cap(c), veh/h	355	1424	645	170	1241	574	489	1131	516	241	887	368
V/C Ratio(X)	0.86	0.79	0.79	0.72	0.91	0.91	0.90	0.86	0.86	0.80	0.79	0.81
Avail Cap(c_a), veh/h	374	1442	654	203	1274	589	522	1131	516	249	887	368
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	60.8	34.7	34.7	64.5	41.6	41.6	58.1	42.9	42.9	63.1	47.4	47.6
Incr Delay (d2), s/veh	17.9	3.0	6.3	9.4	9.7	18.2	17.3	8.4	16.6	16.5	7.2	16.9
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	10.3	23.5	22.3	4.2	27.1	26.9	13.5	23.3	23.0	7.0	17.8	16.8
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	78.7	37.7	41.1	73.8	51.3	59.8	75.4	51.3	59.5	79.6	54.6	64.5
LnGrp LOS	E	D	D	E	D	E	E	D	E	E	D	E
Approach Vol, veh/h		1936			1774			1849			1192	
Approach Delay, s/veh		45.1			55.3			59.0			61.1	
Approach LOS		D			E			E			E	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	14.1	50.2	11.3	62.0	24.0	40.3	18.6	54.7
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	9.9	45.7	8.1	58.3	20.8	34.8	14.9	51.5
Max Q Clear Time (g_c+I1), s	9.6	38.6	6.8	41.3	19.1	29.0	14.0	45.5
Green Ext Time (p_c), s	0.0	4.9	0.0	10.6	0.3	3.2	0.1	4.7

Intersection Summary	
HCM 6th Ctrl Delay	54.4
HCM 6th LOS	D



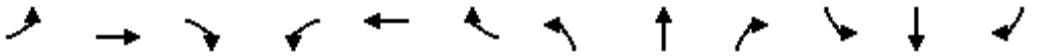
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	140	980	69	96	962	241	205	1372	127	172	720	189
Future Volume (veh/h)	140	980	69	96	962	241	205	1372	127	172	720	189
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.93	1.00		0.94	1.00		0.94	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	140	980	69	96	962	241	205	1372	127	172	720	189
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	208	1075	76	169	1142	656	235	1647	152	199	1303	336
Arrive On Green	0.06	0.34	0.34	0.05	0.32	0.32	0.13	0.35	0.35	0.11	0.33	0.33
Sat Flow, veh/h	1781	3177	224	1781	3554	1490	1781	4726	437	1781	3966	1022
Grp Volume(v), veh/h	140	548	501	96	962	241	205	988	511	172	616	293
Grp Sat Flow(s),veh/h/ln	1781	1777	1624	1781	1777	1490	1781	1702	1759	1781	1702	1584
Q Serve(g_s), s	6.1	34.5	34.5	4.2	29.4	12.8	13.2	31.1	31.1	11.1	17.3	17.8
Cycle Q Clear(g_c), s	6.1	34.5	34.5	4.2	29.4	12.8	13.2	31.1	31.1	11.1	17.3	17.8
Prop In Lane	1.00		0.14	1.00		1.00	1.00		0.25	1.00		0.65
Lane Grp Cap(c), veh/h	208	601	550	169	1142	656	235	1186	613	199	1119	520
V/C Ratio(X)	0.67	0.91	0.91	0.57	0.84	0.37	0.87	0.83	0.83	0.86	0.55	0.56
Avail Cap(c_a), veh/h	208	637	583	169	1214	687	300	1186	613	212	1119	520
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	29.0	37.0	37.0	30.0	36.9	22.4	49.7	34.9	34.9	51.0	32.1	32.3
Incr Delay (d2), s/veh	8.2	16.9	18.1	4.5	5.3	0.3	19.7	6.9	12.6	27.6	2.0	4.4
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	5.5	24.4	22.8	3.6	19.5	8.0	11.5	19.9	21.7	10.6	11.9	11.9
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	37.2	53.8	55.1	34.5	42.2	22.7	69.4	41.9	47.5	78.6	34.1	36.7
LnGrp LOS	D	D	E	C	D	C	E	D	D	E	C	D
Approach Vol, veh/h		1189			1299			1704			1081	
Approach Delay, s/veh		52.4			38.0			46.9			41.9	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	17.6	45.2	10.0	44.0	19.9	42.9	12.0	42.0
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	13.9	40.7	5.5	41.9	19.7	34.9	7.5	39.9
Max Q Clear Time (g_c+I1), s	13.1	33.1	6.2	36.5	15.2	19.8	8.1	31.4
Green Ext Time (p_c), s	0.0	5.3	0.0	3.1	0.2	5.5	0.0	4.7

Intersection Summary	
HCM 6th Ctrl Delay	44.9
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	167	1234	410	96	1256	212	383	1313	102	191	597	167
Future Volume (veh/h)	167	1234	410	96	1256	212	383	1313	102	191	597	167
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.97	1.00		0.95	1.00		0.95	1.00		0.99
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	167	1234	410	96	1256	212	383	1313	102	191	597	167
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	197	1702	723	121	1484	553	465	1646	128	253	1500	636
Arrive On Green	0.11	0.33	0.33	0.07	0.29	0.29	0.13	0.35	0.35	0.07	0.29	0.29
Sat Flow, veh/h	1781	5106	1531	1781	5106	1503	3456	4639	360	3456	5106	1566
Grp Volume(v), veh/h	167	1234	410	96	1256	212	383	964	451	191	597	167
Grp Sat Flow(s),veh/h/ln	1781	1702	1531	1781	1702	1503	1728	1702	1595	1728	1702	1566
Q Serve(g_s), s	9.7	22.4	20.6	5.6	24.5	11.0	11.4	26.9	26.9	5.7	9.9	7.5
Cycle Q Clear(g_c), s	9.7	22.4	20.6	5.6	24.5	11.0	11.4	26.9	26.9	5.7	9.9	7.5
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.23	1.00		1.00
Lane Grp Cap(c), veh/h	197	1702	723	121	1484	553	465	1208	566	253	1500	636
V/C Ratio(X)	0.85	0.73	0.57	0.79	0.85	0.38	0.82	0.80	0.80	0.75	0.40	0.26
Avail Cap(c_a), veh/h	228	1745	736	167	1571	579	664	1208	566	278	1500	636
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	46.1	31.0	20.4	48.5	35.3	24.9	44.5	30.7	30.7	48.0	29.8	21.0
Incr Delay (d2), s/veh	22.1	1.5	1.0	16.1	4.3	0.4	5.7	5.5	11.2	10.1	0.8	1.0
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	9.3	14.3	11.8	5.4	15.9	7.1	9.0	17.3	17.5	5.1	7.4	5.2
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	68.2	32.5	21.4	64.6	39.6	25.3	50.2	36.2	41.8	58.2	30.6	22.0
LnGrp LOS	E	C	C	E	D	C	D	D	D	E	C	C
Approach Vol, veh/h		1811			1564			1798			955	
Approach Delay, s/veh		33.3			39.2			40.6			34.6	
Approach LOS		C			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	12.2	42.0	11.7	39.7	18.7	35.5	16.2	35.2
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	8.5	37.5	9.9	36.1	20.3	25.7	13.5	32.5
Max Q Clear Time (g_c+I1), s	7.7	28.9	7.6	24.4	13.4	11.9	11.7	26.5
Green Ext Time (p_c), s	0.0	5.7	0.0	7.5	0.8	4.0	0.1	4.2

Intersection Summary	
HCM 6th Ctrl Delay	37.1
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

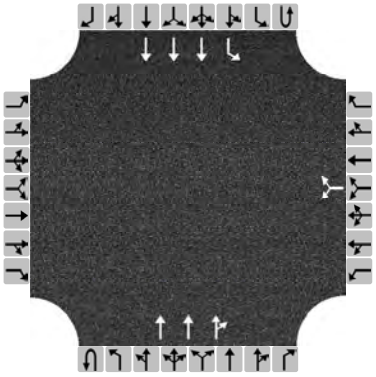
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	PM EXISTING PLUS PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						30		124			1485	97		71	832	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)																
Critical Headway (sec)																
Base Follow-Up Headway (sec)																
Follow-Up Headway (sec)																

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							154							71		
Capacity, c (veh/h)							218							201		
v/c Ratio							0.71							0.35		
95% Queue Length, Q_{95} (veh)							4.6							1.5		
Control Delay (s/veh)							53.7							32.4		
Level of Service, LOS							F							D		
Approach Delay (s/veh)						53.7								2.5		
Approach LOS						F										

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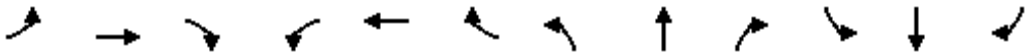
Future With Project

HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

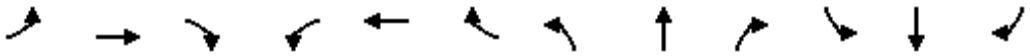
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	188	1360	337	161	1412	89	333	555	132	316	1452	167
Future Volume (veh/h)	188	1360	337	161	1412	89	333	555	132	316	1452	167
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.96	1.00		0.97	1.00		0.94
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	188	1360	337	161	1412	89	333	555	132	316	1452	167
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	233	1351	334	193	1577	99	366	1346	311	377	1523	175
Arrive On Green	0.07	0.35	0.35	0.06	0.33	0.33	0.11	0.34	0.34	0.22	0.69	0.69
Sat Flow, veh/h	3456	3906	965	3456	4721	298	3456	3968	916	3456	4447	511
Grp Volume(v), veh/h	188	1185	512	161	1018	483	333	474	213	316	1111	508
Grp Sat Flow(s),veh/h/ln	1728	1702	1467	1728	1702	1614	1728	1702	1480	1728	1702	1554
Q Serve(g_s), s	6.4	41.5	41.5	5.5	34.1	34.1	11.4	12.8	13.3	10.5	35.5	35.6
Cycle Q Clear(g_c), s	6.4	41.5	41.5	5.5	34.1	34.1	11.4	12.8	13.3	10.5	35.5	35.6
Prop In Lane	1.00		0.66	1.00		0.18	1.00		0.62	1.00		0.33
Lane Grp Cap(c), veh/h	233	1177	507	193	1138	539	366	1154	502	377	1166	532
V/C Ratio(X)	0.81	1.01	1.01	0.83	0.90	0.90	0.91	0.41	0.42	0.84	0.95	0.95
Avail Cap(c_a), veh/h	233	1177	507	193	1138	539	366	1154	502	544	1166	532
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	2.00	2.00	2.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	0.88	0.88	0.88	1.00	1.00	1.00
Uniform Delay (d), s/veh	55.2	39.2	39.3	56.1	38.0	38.0	53.1	30.4	30.6	45.9	18.0	18.0
Incr Delay (d2), s/veh	18.4	27.8	42.4	25.8	9.4	17.4	23.8	1.0	2.3	7.6	17.3	29.1
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	6.1	29.3	28.3	5.6	22.0	22.4	10.0	9.0	8.6	7.9	15.6	16.7
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	73.6	67.0	81.7	81.9	47.4	55.3	76.9	31.4	32.9	53.5	35.3	47.2
LnGrp LOS	E	F	F	F	D	E	E	C	C	D	D	D
Approach Vol, veh/h		1885			1662			1020			1935	
Approach Delay, s/veh		71.7			53.0			46.6			41.4	
Approach LOS		E			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	17.6	45.2	11.2	46.0	17.2	45.6	12.6	44.6
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	18.9	34.9	6.7	41.5	12.7	41.1	8.1	40.1
Max Q Clear Time (g_c+I1), s	12.5	15.3	7.5	43.5	13.4	37.6	8.4	36.1
Green Ext Time (p_c), s	0.6	4.5	0.0	0.0	0.0	2.8	0.0	3.1

Intersection Summary	
HCM 6th Ctrl Delay	54.0
HCM 6th LOS	D



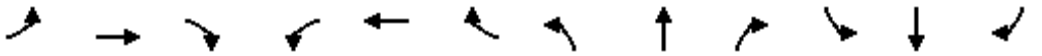
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	93	839	131	95	798	168	168	595	126	211	1522	135
Future Volume (veh/h)	93	839	131	95	798	168	168	595	126	211	1522	135
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.90	1.00		0.90	1.00		0.94	1.00		0.91
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	93	839	131	95	798	168	168	595	126	211	1522	135
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	213	902	141	158	1098	658	195	1479	305	243	1798	159
Arrive On Green	0.05	0.31	0.31	0.04	0.31	0.31	0.11	0.35	0.35	0.14	0.38	0.38
Sat Flow, veh/h	1781	2873	449	1781	3554	1431	1781	4186	864	1781	4729	419
Grp Volume(v), veh/h	93	519	451	95	798	168	168	481	240	211	1095	562
Grp Sat Flow(s),veh/h/ln	1781	1777	1545	1781	1777	1431	1781	1702	1646	1781	1702	1744
Q Serve(g_s), s	4.2	33.6	33.6	4.3	23.7	8.8	11.0	12.6	13.1	13.8	34.9	34.9
Cycle Q Clear(g_c), s	4.2	33.6	33.6	4.3	23.7	8.8	11.0	12.6	13.1	13.8	34.9	34.9
Prop In Lane	1.00		0.29	1.00		1.00	1.00		0.53	1.00		0.24
Lane Grp Cap(c), veh/h	213	558	485	158	1098	658	195	1203	581	243	1294	663
V/C Ratio(X)	0.44	0.93	0.93	0.60	0.73	0.26	0.86	0.40	0.41	0.87	0.85	0.85
Avail Cap(c_a), veh/h	220	577	501	158	1120	667	197	1203	581	381	1294	663
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	28.6	39.4	39.4	31.5	36.5	20.7	52.0	28.9	29.0	50.2	33.6	33.6
Incr Delay (d2), s/veh	1.4	21.4	23.6	6.1	2.3	0.2	30.2	1.0	2.2	12.3	7.0	12.7
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	3.4	24.7	22.3	3.8	15.9	5.3	10.7	9.1	9.4	11.3	21.9	23.6
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	30.0	60.8	63.1	37.6	38.9	20.9	82.2	29.9	31.2	62.5	40.5	46.3
LnGrp LOS	C	E	E	D	D	C	F	C	C	E	D	D
Approach Vol, veh/h		1063			1061			889			1868	
Approach Delay, s/veh		59.1			35.9			40.1			44.8	
Approach LOS		E			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	20.7	46.4	9.8	41.8	17.5	49.6	10.4	41.2
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	25.4	32.8	5.3	38.5	13.1	45.1	6.4	37.4
Max Q Clear Time (g_c+I1), s	15.8	15.1	6.3	35.6	13.0	36.9	6.2	25.7
Green Ext Time (p_c), s	0.4	4.6	0.0	1.7	0.0	6.1	0.0	4.8

Intersection Summary	
HCM 6th Ctrl Delay	45.1
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	116	1400	634	149	1328	132	340	504	51	268	1395	238
Future Volume (veh/h)	116	1400	634	149	1328	132	340	504	51	268	1395	238
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.97	1.00		0.96	1.00		0.97	1.00		0.96
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	116	1400	634	149	1328	132	340	504	51	268	1395	238
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	143	1557	644	171	1639	648	384	1451	144	343	1573	594
Arrive On Green	0.08	0.31	0.31	0.10	0.32	0.32	0.11	0.32	0.32	0.10	0.31	0.31
Sat Flow, veh/h	1781	5106	1534	1781	5106	1529	3456	4539	452	3456	5106	1515
Grp Volume(v), veh/h	116	1400	634	149	1328	132	340	376	179	268	1395	238
Grp Sat Flow(s),veh/h/ln	1781	1702	1534	1781	1702	1529	1728	1702	1587	1728	1702	1515
Q Serve(g_s), s	6.4	26.3	30.5	8.3	23.9	5.5	9.7	8.4	8.7	7.6	26.0	11.4
Cycle Q Clear(g_c), s	6.4	26.3	30.5	8.3	23.9	5.5	9.7	8.4	8.7	7.6	26.0	11.4
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.28	1.00		1.00
Lane Grp Cap(c), veh/h	143	1557	644	171	1639	648	384	1088	507	343	1573	594
V/C Ratio(X)	0.81	0.90	0.98	0.87	0.81	0.20	0.89	0.35	0.35	0.78	0.89	0.40
Avail Cap(c_a), veh/h	143	1557	644	171	1639	648	384	1088	507	484	1573	594
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	45.3	33.3	29.0	44.6	31.2	18.4	43.8	26.0	26.1	44.0	32.9	22.2
Incr Delay (d2), s/veh	29.1	7.4	31.6	35.3	3.2	0.2	21.3	0.9	1.9	5.3	7.8	2.0
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	7.1	17.2	27.4	9.1	15.2	3.5	9.0	6.3	6.3	6.2	17.2	7.7
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	74.3	40.7	60.6	79.9	34.3	18.5	65.1	26.9	28.0	49.3	40.7	24.2
LnGrp LOS	E	D	E	E	C	B	E	C	C	D	D	C
Approach Vol, veh/h		2150			1609			895			1901	
Approach Delay, s/veh		48.4			37.3			41.6			39.9	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	14.4	36.5	14.1	35.0	15.6	35.3	12.5	36.6
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	14.0	27.9	9.6	30.5	11.1	30.8	8.0	32.1
Max Q Clear Time (g_c+I1), s	9.6	10.7	10.3	32.5	11.7	28.0	8.4	25.9
Green Ext Time (p_c), s	0.4	3.3	0.0	0.0	0.0	2.3	0.0	4.4

Intersection Summary	
HCM 6th Ctrl Delay	42.3
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

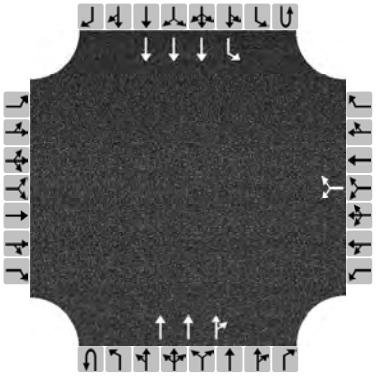
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	PM FUTURE WITHOUT PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						27		123			1535	101		66	877	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)																
Critical Headway (sec)																
Base Follow-Up Headway (sec)																
Follow-Up Headway (sec)																

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							150							66		
Capacity, c (veh/h)							210							189		
v/c Ratio							0.71							0.35		
95% Queue Length, Q_{95} (veh)							4.6							1.5		
Control Delay (s/veh)							56.1							34.0		
Level of Service, LOS							F							D		
Approach Delay (s/veh)						56.1								2.4		
Approach LOS						F										

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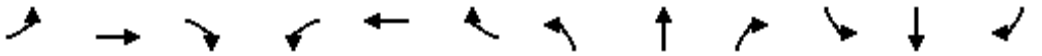
HCM 6th Signalized Intersection Summary
1: Sherman Way & Sepulveda Bl

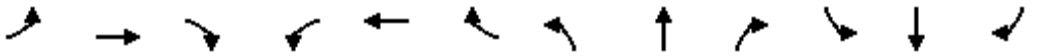
10/18/2022



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	307	1426	214	128	1485	167	445	1259	161	193	809	198
Future Volume (veh/h)	307	1426	214	128	1485	167	445	1259	161	193	809	198
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.97	1.00		0.95	1.00		0.91
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90	1.00	1.00	0.90
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	307	1426	214	128	1485	167	445	1259	161	193	809	198
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	362	1727	259	179	1563	176	500	1375	176	239	920	222
Arrive On Green	0.10	0.40	0.40	0.05	0.35	0.35	0.14	0.31	0.31	0.07	0.24	0.24
Sat Flow, veh/h	3456	4296	644	3456	4474	503	3456	4392	562	3456	3876	936
Grp Volume(v), veh/h	307	1130	510	128	1129	523	445	976	444	193	709	298
Grp Sat Flow(s),veh/h/ln	1728	1702	1535	1728	1702	1573	1728	1702	1550	1728	1702	1408
Q Serve(g_s), s	9.6	32.6	32.7	4.0	35.5	35.6	13.9	30.3	30.3	6.0	22.0	22.5
Cycle Q Clear(g_c), s	9.6	32.6	32.7	4.0	35.5	35.6	13.9	30.3	30.3	6.0	22.0	22.5
Prop In Lane	1.00		0.42	1.00		0.32	1.00		0.36	1.00		0.66
Lane Grp Cap(c), veh/h	362	1368	617	179	1189	549	500	1066	485	239	808	334
V/C Ratio(X)	0.85	0.83	0.83	0.71	0.95	0.95	0.89	0.92	0.92	0.81	0.88	0.89
Avail Cap(c_a), veh/h	362	1373	619	179	1193	551	503	1066	485	239	808	334
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	48.3	29.4	29.4	51.3	34.8	34.8	46.1	36.3	36.3	50.4	40.3	40.5
Incr Delay (d2), s/veh	17.0	4.3	9.0	12.6	15.6	26.6	17.5	13.5	24.5	18.2	12.9	28.0
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	8.6	19.9	19.3	3.7	23.7	24.1	11.5	20.6	20.8	5.8	15.9	15.6
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	65.4	33.7	38.5	63.9	50.4	61.4	63.6	49.8	60.8	68.6	53.2	68.6
LnGrp LOS	E	C	D	E	D	E	E	D	E	E	D	E
Approach Vol, veh/h		1947			1780			1865			1200	
Approach Delay, s/veh		39.9			54.6			55.7			59.5	
Approach LOS		D			D			E			E	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	12.1	38.9	10.2	48.7	20.4	30.6	16.0	42.9
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	7.6	34.4	5.7	44.3	16.0	26.0	11.5	38.5
Max Q Clear Time (g_c+I1), s	8.0	32.3	6.0	34.7	15.9	24.5	11.6	37.6
Green Ext Time (p_c), s	0.0	1.6	0.0	6.9	0.0	1.0	0.0	0.8

Intersection Summary	
HCM 6th Ctrl Delay	51.6
HCM 6th LOS	D



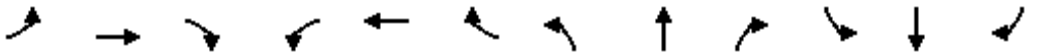
Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	140	980	77	104	962	241	210	1388	132	172	745	189
Future Volume (veh/h)	140	980	77	104	962	241	210	1388	132	172	745	189
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.93	1.00		0.94	1.00		0.94	1.00		0.92
Parking Bus, Adj	1.00	1.00	0.90	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	140	980	77	104	962	241	210	1388	132	172	745	189
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	210	1054	83	171	1138	655	241	1596	152	201	1262	315
Arrive On Green	0.06	0.33	0.33	0.05	0.32	0.32	0.14	0.34	0.34	0.11	0.32	0.32
Sat Flow, veh/h	1781	3147	247	1781	3554	1490	1781	4711	448	1781	3995	996
Grp Volume(v), veh/h	140	553	504	104	962	241	210	1003	517	172	633	301
Grp Sat Flow(s),veh/h/ln	1781	1777	1618	1781	1777	1490	1781	1702	1755	1781	1702	1587
Q Serve(g_s), s	5.7	32.8	32.8	4.3	27.5	11.9	12.6	30.1	30.1	10.3	17.0	17.4
Cycle Q Clear(g_c), s	5.7	32.8	32.8	4.3	27.5	11.9	12.6	30.1	30.1	10.3	17.0	17.4
Prop In Lane	1.00		0.15	1.00		1.00	1.00		0.26	1.00		0.63
Lane Grp Cap(c), veh/h	210	595	542	171	1138	655	241	1153	595	201	1075	501
V/C Ratio(X)	0.67	0.93	0.93	0.61	0.85	0.37	0.87	0.87	0.87	0.86	0.59	0.60
Avail Cap(c_a), veh/h	210	612	557	171	1171	670	299	1153	595	201	1075	501
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	27.2	35.0	35.0	28.3	34.5	20.9	46.1	33.8	33.8	47.5	31.3	31.5
Incr Delay (d2), s/veh	7.7	20.6	22.1	6.1	5.8	0.3	19.8	9.0	15.9	28.8	2.4	5.2
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	5.1	24.1	22.5	3.7	18.4	7.5	11.2	19.7	21.6	10.2	11.7	11.8
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	34.9	55.6	57.1	34.4	40.3	21.3	66.0	42.8	49.7	76.3	33.7	36.7
LnGrp LOS	C	E	E	C	D	C	E	D	D	E	C	D
Approach Vol, veh/h		1197			1307			1730			1106	
Approach Delay, s/veh		53.8			36.3			47.7			41.1	
Approach LOS		D			D			D			D	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	16.8	41.4	9.8	41.0	19.3	38.9	11.4	39.4
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	12.3	36.9	5.3	37.5	18.3	30.9	6.9	35.9
Max Q Clear Time (g_c+I1), s	12.3	32.1	6.3	34.8	14.6	19.4	7.7	29.5
Green Ext Time (p_c), s	0.0	3.6	0.0	1.7	0.2	4.8	0.0	3.8

Intersection Summary	
HCM 6th Ctrl Delay	44.9
HCM 6th LOS	D

Notes

User approved changes to right turn type.



Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Lane Configurations												
Traffic Volume (veh/h)	183	1234	410	96	1256	220	383	1324	102	196	604	178
Future Volume (veh/h)	183	1234	410	96	1256	220	383	1324	102	196	604	178
Initial Q (Qb), veh	0	0	0	0	0	0	0	0	0	0	0	0
Ped-Bike Adj(A_pbT)	1.00		0.96	1.00		0.95	1.00		0.95	1.00		0.97
Parking Bus, Adj	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	0.90	1.00	1.00	1.00
Work Zone On Approach		No			No			No			No	
Adj Sat Flow, veh/h/ln	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870	1870
Adj Flow Rate, veh/h	183	1234	410	96	1256	220	383	1324	102	196	604	178
Peak Hour Factor	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Percent Heavy Veh, %	2	2	2	2	2	2	2	2	2	2	2	2
Cap, veh/h	210	1643	704	122	1389	519	463	1573	121	243	1405	610
Arrive On Green	0.12	0.32	0.32	0.07	0.27	0.27	0.13	0.34	0.34	0.07	0.28	0.28
Sat Flow, veh/h	1781	5106	1530	1781	5106	1499	3456	4641	358	3456	5106	1535
Grp Volume(v), veh/h	183	1234	410	96	1256	220	383	971	455	196	604	178
Grp Sat Flow(s),veh/h/ln	1781	1702	1530	1781	1702	1499	1728	1702	1595	1728	1702	1535
Q Serve(g_s), s	9.1	19.4	17.9	4.8	21.3	10.1	9.7	23.7	23.7	5.0	8.7	7.1
Cycle Q Clear(g_c), s	9.1	19.4	17.9	4.8	21.3	10.1	9.7	23.7	23.7	5.0	8.7	7.1
Prop In Lane	1.00		1.00	1.00		1.00	1.00		0.22	1.00		1.00
Lane Grp Cap(c), veh/h	210	1643	704	122	1389	519	463	1154	540	243	1405	610
V/C Ratio(X)	0.87	0.75	0.58	0.79	0.90	0.42	0.83	0.84	0.84	0.81	0.43	0.29
Avail Cap(c_a), veh/h	210	1651	707	125	1406	524	532	1154	540	243	1405	610
HCM Platoon Ratio	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Upstream Filter(I)	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00
Uniform Delay (d), s/veh	38.9	27.2	18.2	41.1	31.5	22.7	37.8	27.4	27.4	41.1	26.7	18.7
Incr Delay (d2), s/veh	30.0	2.0	1.2	27.0	8.5	0.5	9.4	7.5	14.7	18.0	1.0	1.2
Initial Q Delay(d3),s/veh	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0
%ile BackOfQ(95%),veh/ln	9.5	12.5	10.3	5.4	14.6	6.4	8.2	15.7	16.3	4.9	6.5	4.8
Unsig. Movement Delay, s/veh												
LnGrp Delay(d),s/veh	68.9	29.2	19.4	68.2	40.0	23.3	47.2	34.9	42.1	59.1	27.7	19.9
LnGrp LOS	E	C	B	E	D	C	D	C	D	E	C	B
Approach Vol, veh/h		1827			1572			1809			978	
Approach Delay, s/veh		30.9			39.4			39.4			32.6	
Approach LOS		C			D			D			C	

Timer - Assigned Phs	1	2	3	4	5	6	7	8
Phs Duration (G+Y+Rc), s	10.8	34.9	10.6	33.4	16.5	29.2	15.1	28.9
Change Period (Y+Rc), s	4.5	4.5	4.5	4.5	4.5	4.5	4.5	4.5
Max Green Setting (Gmax), s	6.3	30.4	6.3	29.0	13.8	22.9	10.6	24.7
Max Q Clear Time (g_c+I1), s	7.0	25.7	6.8	21.4	11.7	10.7	11.1	23.3
Green Ext Time (p_c), s	0.0	3.4	0.0	5.4	0.3	3.8	0.0	1.1

Intersection Summary	
HCM 6th Ctrl Delay	35.8
HCM 6th LOS	D

Notes

User approved changes to right turn type.

HCS7 Two-Way Stop-Control Report

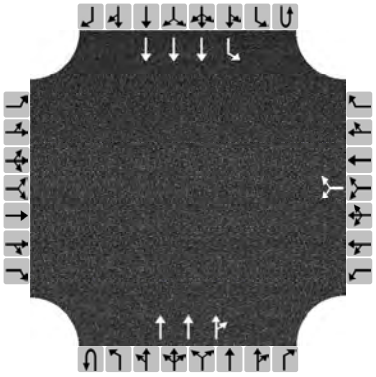
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	PM FUTURE WITH PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA KITTRIDGE
Jurisdiction	LADOT
East/West Street	KITTRIDGE STREET
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						31		129			1570	101		74	896	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							160							74		
Capacity, c (veh/h)							199							181		
v/c Ratio							0.80							0.41		
95% Queue Length, Q_{95} (veh)							5.7							1.8		
Control Delay (s/veh)							71.1							37.9		
Level of Service, LOS							F							E		
Approach Delay (s/veh)						71.1								2.9		
Approach LOS						F										

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Queueing Data

Overland Traffic Consultants, Inc.

No.	Intersection	Movement	Maximum Queue (vehicles)						Maximum Queue (vehicles)					
			Existing		Existing + Project		Queue change		Future		Future + Project		Queue change	
			AM Peak Hour	PM Peak Hour	AM Peak Hour	PM Peak Hour	AM Peak Hour	PM Peak Hour	AM Peak Hour	PM Peak Hour	AM Peak Hour	PM Peak Hour	AM Peak Hour	PM Peak Hour
1	Sepulveda Boulevard and Sherman Way	NBL	8.3	11.2	8.6	11.3	0.3	0.1	9.7	13.5	10.0	11.5	0.3	-2.0
		NBT	7.5	17.8	7.6	18.2	0.1	0.4	8.8	23.3	9.0	20.6	0.2	-2.7
		NBR	7.2	17.5	7.3	17.9	0.1	0.4	8.4	23.0	8.6	20.8	0.2	-2.2
		SBL	6.9	5.5	6.9	5.5	0.0	0.0	7.9	7.0	7.9	5.8	0.0	-1.2
		SBT	11.3	13.8	11.8	14.1	0.5	0.3	15.0	17.8	15.6	15.9	0.6	-1.9
		SBR	12.3	13.0	12.8	13.4	0.5	0.4	16.1	16.8	16.7	15.6	0.6	-1.2
		EBL	5.1	8.5	5.1	8.4	0.0	-0.1	6.0	10.3	6.1	8.6	0.1	-1.7
		EBT	23.7	19.2	23.8	19.2	0.1	0.0	29.0	23.5	29.3	19.9	0.3	-3.6
		EBR	23.0	18.4	23.1	18.2	0.1	-0.2	28.0	22.3	28.3	19.3	0.3	-3.0
		WBL	4.3	3.2	4.4	3.5	0.1	0.3	5.5	4.2	5.6	3.7	0.1	-0.5
		WBT	18.3	22.0	18.3	21.5	0.0	-0.5	22.0	27.1	22.0	23.7	0.0	-3.4
		WBR	18.6	22.1	18.6	21.5	0.0	-0.6	22.4	26.9	22.4	24.1	0.0	-2.8
2	Sepulveda Boulevard and Vanowen Street	NBL	7.8	10.1	8.3	10.8	0.5	0.7	9.6	11.5	10.7	11.2	1.1	-0.3
		NBT	6.0	16.3	6.5	17.6	0.5	1.3	8.2	19.9	9.1	19.7	0.9	-0.2
		NBR	6.4	17.6	6.9	18.9	0.5	1.3	8.5	21.7	9.4	21.6	0.9	-0.1
		SBL	7.4	8.4	7.5	9.0	0.1	0.6	10.5	10.6	11.3	10.2	0.8	-0.4
		SBT	16.1	9.9	16.6	10.9	0.5	1.0	20.4	11.9	21.9	11.7	1.5	-0.2
		SBR	17.7	10.0	18.3	11.0	0.6	1.0	22.2	11.9	23.6	11.8	1.4	-0.1
		EBL	2.3	4.4	2.3	4.7	0.0	0.3	3.6	5.5	3.4	5.1	-0.2	-0.4
		EBT	18.5	20.6	18.7	21.8	0.2	1.2	23.5	24.4	24.7	24.1	1.2	-0.3
		EBR	16.8	19.2	17.0	20.3	0.2	1.1	21.3	22.8	22.3	22.5	1.0	-0.3
		WBL	2.4	3.0	2.5	3.6	0.1	0.6	3.3	3.6	3.8	3.7	0.5	0.1
		WBT	11.5	15.8	11.5	16.8	0.0	1.0	14.8	19.5	15.9	18.4	1.1	-1.1
		WBR	3.6	6.2	3.6	6.7	0.0	0.5	4.8	8.0	5.3	7.5	0.5	-0.5
3	Sepulveda Boulevard and Victory Boulevard	NBL	7.7	7.4	8.0	7.6	0.3	0.2	9.0	9.0	9.0	8.2	0.0	-0.8
		NBT	5.2	13.9	5.1	14.3	-0.1	0.4	6.2	17.3	6.3	15.7	0.1	-1.6
		NBR	5.2	14.2	5.2	14.7	0.0	0.5	6.2	17.5	6.3	16.3	0.1	-1.2
		SBL	5.0	4.0	5.3	4.2	0.3	0.2	6.0	5.1	6.2	4.9	0.2	-0.2
		SBT	14.6	5.6	14.2	5.8	-0.4	0.2	16.9	7.4	17.2	6.5	0.3	-0.9
		SBR	6.1	4.1	6.5	4.4	0.4	0.3	7.0	5.2	7.7	4.8	0.7	-0.4
		EBL	5.8	7.8	6.1	8.6	0.3	0.8	6.7	9.3	7.1	9.5	0.4	0.2
		EBT	14.5	11.5	15.1	11.4	0.6	-0.1	17.2	14.3	17.2	12.5	0.0	-1.8
		EBR	23.7	9.9	25.9	9.8	2.2	-0.1	27.4	11.8	27.4	10.3	0.0	-1.5
		WBL	7.7	4.4	8.0	4.8	0.3	0.4	9.1	5.4	9.1	5.4	0.0	0.0
		WBT	12.9	12.9	13.4	12.9	0.5	0.0	15.1	15.9	15.2	14.6	0.1	-1.3
		WBR	2.9	5.7	3.0	6.0	0.1	0.3	3.4	7.1	3.5	6.4	0.1	-0.7
4	Sepulveda Boulevard and Kittridge Street	SBL	2.5	3.7	3.1	4.6	0.6	0.9	2.9	4.6	3.6	5.7	0.7	1.1

Overland Traffic Consultants, Inc.

Driveway Volume + Project

HCS7 Two-Way Stop-Control Report

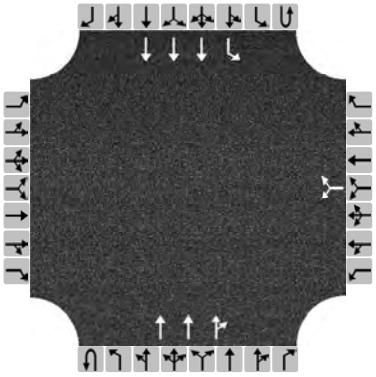
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	AM EXISTING + PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA DRIVEWAY
Jurisdiction	LADOT
East/West Street	PROJECT DRIVEWAY
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						57		73			909	21		58	1814	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							130							58		
Capacity, c (veh/h)							345							420		
v/c Ratio							0.38							0.14		
95% Queue Length, Q_{95} (veh)							1.7							0.5		
Control Delay (s/veh)							21.6							14.9		
Level of Service, LOS							C							B		
Approach Delay (s/veh)						21.6								0.5		
Approach LOS						C										

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HCS7 Two-Way Stop-Control Report

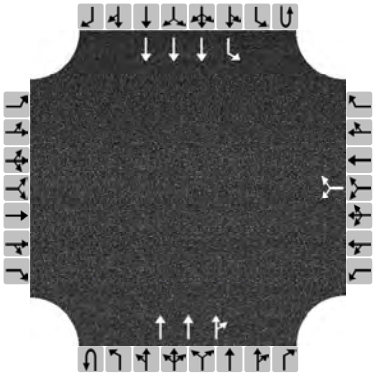
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	AM FUTURE + PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA DRIVEWAY
Jurisdiction	LADOT
East/West Street	PROJECT DRIVEWAY
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						57		73			1019	21		58	1950	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)																
Critical Headway (sec)																
Base Follow-Up Headway (sec)																
Follow-Up Headway (sec)																

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							130							58		
Capacity, c (veh/h)							306							372		
v/c Ratio							0.42							0.16		
95% Queue Length, Q_{95} (veh)							2.0							0.5		
Control Delay (s/veh)							25.1							16.5		
Level of Service, LOS							D							C		
Approach Delay (s/veh)						25.1								0.5		
Approach LOS						D										

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HCS7 Two-Way Stop-Control Report

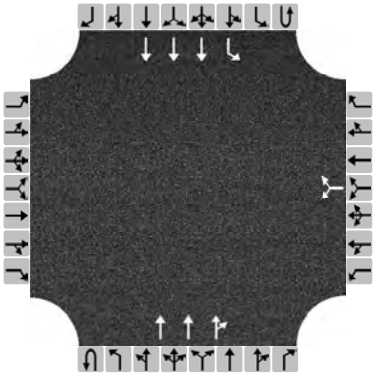
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2022
Time Analyzed	PM EXISTING + PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA DRIVEWAY
Jurisdiction	LADOT
East/West Street	PROJECT DRIVEWAY
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						35		66			1707	52		54	1027	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)																
Critical Headway (sec)																
Base Follow-Up Headway (sec)																
Follow-Up Headway (sec)																

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							101							54		
Capacity, c (veh/h)							147							164		
v/c Ratio							0.69							0.33		
95% Queue Length, Q_{95} (veh)							3.9							1.3		
Control Delay (s/veh)							71.4							37.5		
Level of Service, LOS							F							E		
Approach Delay (s/veh)						71.4								1.9		
Approach LOS						F										

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HCS7 Two-Way Stop-Control Report

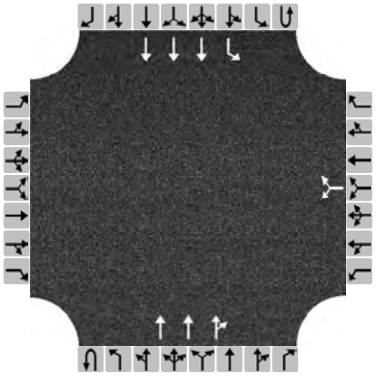
General Information

Analyst	JTO
Agency/Co.	OTC INC
Date Performed	10/12/2022
Analysis Year	2026
Time Analyzed	PM FUTURE + PROJECT
Intersection Orientation	North-South
Project Description	6728 SEPULVEDA

Site Information

Intersection	SEPULVEDA DRIVEWAY
Jurisdiction	LADOT
East/West Street	PROJECT DRIVEWAY
North/South Street	SEPULVEDA BD
Peak Hour Factor	1.00
Analysis Time Period (hrs)	0.25

Lanes



Major Street: North-South

Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	1	0	0	0	3	0	0	1	3	0
Configuration							LR				T	TR		L	T	
Volume, V (veh/h)						35		66			1864	52		54	1151	
Percent Heavy Vehicles (%)						3		3						3		
Proportion Time Blocked																
Percent Grade (%)						0										
Right Turn Channelized		No				No				No				No		
Median Type/Storage		Left Only								9						

Critical and Follow-up Headways

Base Critical Headway (sec)						6.4		7.1						5.3		
Critical Headway (sec)						5.76		7.16						5.36		
Base Follow-Up Headway (sec)						3.8		3.9						3.1		
Follow-Up Headway (sec)						3.83		3.93						3.13		

Delay, Queue Length, and Level of Service

Flow Rate, v (veh/h)							101							54		
Capacity, c (veh/h)							121							136		
v/c Ratio							0.83							0.40		
95% Queue Length, Q_{95} (veh)							5.0							1.7		
Control Delay (s/veh)							109.1							47.7		
Level of Service, LOS							F							E		
Approach Delay (s/veh)						109.1								2.1		
Approach LOS						F										

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APPENDIX H

CITY PLANS, POLICIES, PROGRAMS AND ORDINANCES

OVERVIEW LOS ANGELES CITY PLAN, POLICIES AND PROGRAMS

Mobility Plan 2035 - The Transportation Element of the City's General Plan, Mobility Plan 2035, established the "Complete Streets Design Guide" as the City's document to guide the operations and design of streets and other public rights-of-way. The Mobility Plan 2035 includes goals that are equal in weight and define the City's high-level mobility priorities. Each of the goals contains objectives and policies that guide the City's achievement of the Plan's five goals. Below are the 5 goals for the Mobility Plan 2035.:

1. Design and operate streets that enables safe access for all users and transportation modes. Safety is a key issue when deciding whether to walk, bike, drive, or take transit.
2. Design a connected network of individual roads enhanced for a particular mode (pedestrians, bicycles, transit, vehicles, and trucks).
3. Develop an accessible, convenient, well connected, and affordable transportation system for all users.
4. Improve mobility through communication, collaboration, distribution of mobility information (MaaS) and educate transit users how to gain access to multi-modal transportation information and services.
5. Promote and develop active transportation modes (bicycling and walking) to improve personal fitness while lessening impacts on the environment.

The Plan for A Healthy Los Angeles - Includes policies directing several City departments to develop plans that promote quality-of-life issues: safe neighborhoods, a clean environment, access to health services, affordable housing, healthy and sustainably produced food, and active transportation. The Plan acknowledges the relationship between public health and issues such as transportation, housing, environmental justice, and open space, among others, by reviewing the relevant policies in the General Plan and identifying where further policy direction is needed to achieve the goal of creating a healthy and sustainable City.

Community Plans - The City of Los Angeles Community Plans, which make up the Land Use Element of the City's General Plan, guide the physical development of neighborhoods by

establishing the goals and policies for land use. The 35 Community Plans provide specific, neighborhood-level detail for land uses and the transportation network, relevant policies, and implementation strategies necessary to achieve General Plan and community-specific goals and objectives.

Vision Zero Action Plan - The stated goal of Vision Zero is to eliminate traffic-related deaths in Los Angeles by 2025 through several strategies, including modifying the design of streets to increase the safety of vulnerable road users. Fundamental to the Vision Zero strategy is the design of a safe system where vehicles move at reasonable speeds. Vision Zero is a road safety policy that promotes smart behaviors and roadway design that anticipates mistakes such that collisions do not result in severe injury or death. The City of Los Angeles designs and deploys Vision Zero Corridor Plans as part of the implementation of Vision Zero.

Citywide Design Guidelines are intended to development projects where improvements are proposed to promote a pedestrian-first design. Guidelines include promoting a safe, comfortable, and accessible pedestrian experience for all; incorporating vehicular access such that it does not discourage and/ or inhibit the pedestrian experience; design projects to actively engage with streets and public space and maintain human scale addresses sidewalks, crosswalks, and on-street parking design projects.

The City's Transportation Demand Management (TDM) Ordinance (LA Municipal Code 12.26.J) requires certain projects to incorporate strategies that reduce drive-alone vehicle trips and improve access to destinations and services. The ordinance is revised and updated periodically and should be reviewed for application to specific projects as they are reviewed.

The City's LAMC Section 12.37 (Waivers of Dedication and Improvement) requires certain projects to dedicate and/or implement improvements within the public right-of-way to meet the street designation standards of the Mobility Plan 2035.

Mobility Plan 2035		
1.	Does the Project include additions or new construction along a street designated as a Boulevard I, II and/or Avenue I, II or III on property zoned for R3 or less restrictive zone?	Yes, the Project consist of new construction along Sepulveda Boulevard, a designated Boulevard II Street, Site Zoning is (Q)R4-1-RIO with a land use designation of General Commercial. Source: Zimas
2.	Are dedications or improvements needed to serve long-term mobility needs identified in the Mobility Plan 2035?	No
3.	Is Project Site along any network identified in the City's Mobility Plan?	No, Sepulveda Boulevard is included on several Mobility Network Maps, as indicated in the Transportation Assessment.
4.	Is Project Site in an identified Transit Oriented Community (TOC)?	Yes, the Project Site is in a TOC Tier 3 (LAMC 12.22 A,31).
5.	Is Project Site on a roadway identified in City's High Injury Network?	Yes
Driveway Access		
6.	Does Project site introduce a new driveway or loading access along an arterial (Avenue or Boulevard)?	No, the Project will use existing driveway access on Sepulveda Boulevard.
7.	Would the physical modifications or new driveways conflict with LADOT's Driveway Design Guidelines preclude the City from advancing the safety of vulnerable roadway users?	No
8..	Would the physical changes in the public right of way or new driveways that conflict with LADOT's Driveway Design Guidelines degrade the experience of vulnerable roadway users such as modify, remove, or otherwise negatively impact existing bicycle, transit, and/or pedestrian infrastructure?	No
9.	Does Project propose repurposing existing curb space? (Bike corral, car-sharing, parklet, electric vehicle charging, loading zone, curb extension)	No
10.	Does Project propose narrowing or shifting existing sidewalk placement?	No
11.	Does Project propose modifying, removing or otherwise affect existing bicycle infrastructure? (ex: driveway proposed along street with bicycle facility)	No
12.	Are loading zones proposed as part of the Project?	Yes, loading will occur on the access driveway.
Network Access		
13.	Does the Project propose to vacate or otherwise restrict public access to a street, alley, or public stairway?	No

14.	Is Project Site adjacent to an alley? If yes, will Project make use of, modify, or restrict alley access?	No, not applicable
15.	Does Project create a cul-de-sac or is project site located adjacent to existing cul-de-sac? If yes, does the cul-de-sac maintain convenient and direct public access to people walking and biking to the adjoining street network?	No, not applicable
16.	Does Project Site include a corner lot? (Avoid driveways too close to intersections)	No, not applicable
17.	Does Project include "drop-off" zones or areas? If yes, are such areas located to the side or rear of the buildings?	Yes, the access driveway can be used for drop-of and pick-up if necessary.
	Parking Supply and TDM Plans	
18.	Would the Project propose a supply of onsite parking that exceeds the baseline amount required in the LAMC or a Specific Plan?	No, 624 parking spaces are required per LAMC and 556 parking spaces are provided.
19.	Would the Project propose to actively manage the demand of parking by independently pricing the supply to all users (e.g. parking cash-out), or for residential properties, unbundle the supply from the lease or sale of residential units?	No
20.	Would the Project provide the minimum on and off-site bicycle parking spaces as required by the Section 12.21A.16 of the LAMC?	Yes
21.	Does the Project comply with City's TDM ordinance Section 12.26.J of the LAMC?	Yes
	Regional Plans	
23.	Does the Project apply one of the City's efficient-based impact thresholds (i.e., VMT per capita, VMT per employee, or VMT per service population)	Yes, The Project applies the VMT per household efficient-based threshold.
24.	Does the Project result in a significant VMT impact?	No
25.	Does the Project align with the long-term VMT and GHG reduction goals of SCAG's RTP/SCS?	Yes

Attachment C.1: Access Assessment Worksheet

LADOT

Access Assessment Worksheet

This Worksheet supports the analysis needed to assess the project's potential effect on pedestrian, bicycle, and transit facilities in the vicinity of the proposed project. If the project exceeds the screening criteria in Section V of the MOU, complete and attach to the draft Transportation Assessment to support the analysis. For the full scope of analysis, see Section 3.2 of the Transportation Assessment Guidelines.:

I. PROJECT INFORMATION

Project Name: _____

Project Address: *6728 Sepulveda Boulevard*

Project Description: *Construct 405 apartments (364 market rate and 41 affordable)*

_____

LADOT Project Case Number: _____

II. PEDESTRIAN/ PERSON TRIP GENERATION

Source of Pedestrian/Person Trip Generation Rate(s)? □ ITE 10th Edition ☒ Other:

Person Trips equals VMT MXD daily trips 1,815 x 1.4 CMP person trip factor

	Land Use	Size/Unit	Daily Person Trips
Proposed	*Apartments market (1,641 daily VMT trips)*	*364*	*2,297*
	Apartments affordable (174 daily VMT trips)	*41*	*244*
	Pedestrian trips = 635 (25% of Person Trips) *Total new trips:*		*2,541*

Pedestrian/Person trip generation table including a description of the proposed land uses, trip credits, person trip assumptions, comparison studies used for reference, etc. attached? ☒ Yes □ No *See above for pedestrian trip calculation of person trips*

III. PEDESTRIAN ATTRACTORS INVENTORY

Attach Pedestrian Map for the area (1,320 foot radius from edge of the project site) depicting:

- site pedestrian entrance(s)
- Existing or proposed passenger loading zones
- pedestrian generation/distribution values
  - Geographic Distribution: N *30* % S *30* % E *30* % W *10* %
- transit boarding and alighting of transit stops (should include Metro rail stations; Metro, DASH, and other municipal bus stops)

- Key pedestrian destinations with hours of operation:
    - schools (school times)
    - government offices with a public counter or meeting room
    - senior citizen centers
    - recreation centers or playgrounds
    - public libraries
    - medical centers or clinics
    - child care facilities
    - post offices
    - places of worship
    - grocery stores
    - other facilities that attract pedestrian trips
- pedestrian walking routes to key destinations from project site

Note: Pedestrian Count Summary, Bicycle Count Summary, Manual Traffic Count Summary will need to be attached to the Transportation Assessment

IV. FACILITIES INVENTORY

Is a High Injury Network street located within 1,320 foot radius from the edge of the project site? □ Yes □ No

If yes, list streets and include distance from the project:

Sepulveda Boulevard at *adjacent* (feet)

_____ at _____(feet)

_____ at _____(feet)

_____ at _____(feet)

Attach Radius Map for the area (1,320 foot radius from edge of the project site) depicting the following existing and proposed facilities:

- transit stops
- bike facilities
- traffic control devices for controlled crossings
- uncontrolled crosswalks
- location of any missing, damaged or substandard sidewalks

For a reference of planned facilities, see the Transportation Assessment Support Map

Crossing Distances

Does the project property have frontage along an arterial street (designated as either an Avenue or Boulevard?)

☒ Yes ☐ No

If yes, provide the distance between the crossing control devices (e.g. signalized crosswalk, or controlled mid-block crossing) along any arterial within 1,320 feet of the property.

300 (feet) at Sepulveda Bd and Vanowen St	_____(feet) at _____
900 (feet) at Vanowen St and Columbus Av	_____(feet) at _____
_____(feet) at _____	_____(feet) at _____
_____(feet) at _____	_____(feet) at _____
_____(feet) at _____	_____(feet) at _____
_____(feet) at _____	_____(feet) at _____

For each street along the property frontage, provide:

the roadway configuration:

- **2-Lane**
- **3-Lane w/ striped median**
- **3-Lane w/ raised median**
- **4-Lane**
- **5-Lane w/ striped median**
- **5-Lane w/ raised median**
- **6-Lane**
- **Other:** 6-lane striped median (2WLTL)

and crossing distance: 88 ft total 39 ft to median 39 ft to median

V. Project Construction

Will the project require any construction activity within the city right-of-way? ☐ Yes ☒ No

If yes, will the project require temporary closure of any of the following city facilities?

- sidewalk YES
- bike lane
- parking lane YES
- travel lane
- bus stop
- bicycle parking (racks or corrals)
- bike share or other micro-mobility station
- car share station
- parklet
- other: _____

LADOT

Attachment D: Plan, Policy, and Program Consistency Worksheet

Plans, Policies and Programs Consistency Worksheet

The worksheet provides a structured approach to evaluate the threshold T-1 question below, that asks whether a project conflicts with a program, plan, ordinance or policy addressing the circulation system. The intention of the worksheet is to streamline the project review by highlighting the most relevant plans, policies and programs when assessing potential impacts to the City's circulation system.

> ***Threshold T-1***: Would the project conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadways, bicycle, and pedestrian facilities?

This worksheet does not include an exhaustive list of City policies, and does not include community plans, specific plans, or any area-specific regulatory overlays. The Department of City Planning project planner will need to be consulted to determine if the project would obstruct the City from carrying out a policy or program in a community plan, specific plan, streetscape plan, or regulatory overlay that was adopted to support multimodal transportation options or public safety. LADOT staff should be consulted if a project would lead to a conflict with a mobility investment in the Public Right of Way (PROW) that is currently undergoing planning, design, or delivery. This worksheet must be completed for all projects that meet the Section I. Screening Criteria. For description of the relevant planning documents, **see Attachment D.1.**

For any response to the following questions that checks the box in **bold text** ((i.e.□ **Yes** or □ **No**), further analysis is needed to demonstrate that the project does not conflict with a plan, policy, or program.

I. SCREENING CRITERIA FOR POLICY ANALYSIS

If the answer is 'yes' to any of the following questions, further analysis will be required:

Does the project require a discretionary action that requires the decision maker to find that the project would substantially conform to the purpose, intent and provisions of the General Plan?

☒ Yes □ No

Is the project known to directly conflict with a transportation plan, policy, or program adopted to support multimodal transportation options or public safety?

□ Yes ☒ No

Is the project required to or proposing to make any voluntary modifications to the public right-of-way (i.e., dedications and/or improvements in the right-of-way, reconfigurations of curb line, etc.)?

□ Yes ☒ No

II. PLAN CONSISTENCY ANALYSIS

A. Mobility Plan 2035 PROW Classification Standards for Dedications and Improvements

These questions address potential conflict with:

LADOT

Plan, Policy, and Program Consistency Worksheet

Mobility Plan 2035 Policy 2.1 *– Adaptive Reuse of Streets. Design, plan, and operate streets to serve multiple purposes and provide flexibility in design to adapt to future demands.*

Mobility Plan 2035 Policy 2.3 *– Pedestrian Infrastructure. Recognize walking as a component of every trip, and ensure high quality pedestrian access in all site planning and public right-of-way modifications to provide a safe and comfortable walking environment.*

Mobility Plan 2035 Policy 3.2 – *People with Disabilities. Accommodate the needs of people with disabilities when modifying or installing infrastructure in the public right-of-way.*

Mobility Plan 2035 Street Designations and Standard Roadway Dimensions

A.1 Does the project include additions or new construction along a street designated as a Boulevard I, and II, and/or Avenue I, II, or III on property zoned for R3 or less restrictive zone? ☒ Yes ☐ No

A.2 If **A.1 is yes**, is the project required to make additional dedications or improvements to the Public Right of Way as demonstrated by the street designation. ☐ Yes ☒ No ☐ N/A

A.3 If **A.2 is yes**, is the project making the dedications and improvements as necessary to meet the designated dimensions of the fronting street (Boulevard I, and II, or Avenue I, II, or III)?

☐ Yes ☒ No ☐ N/A

If the answer is to **A.1 or A.2 is NO, or to A.1, A.2 and A.3. is YES**, then the project does not conflict with the dedication and improvement requirements that are needed to comply with the Mobility Plan 2035 Street Designations and Standard Roadway Dimensions.

A.4 If the answer to **A.3. is NO**, is the project applicant asking to waive from the dedication standards?

☐ **Yes** ☐ **No** ☒ N/A

Lists any streets subject to dedications or voluntary dedications and include existing roadway and sidewalk widths, required roadway and sidewalk widths, and proposed roadway and sidewalk width or waivers.

NONE

Frontage 1 Existing PROW'/Curb' : Existing _____Required_____Proposed_____

Frontage 2 Existing PROW'/Curb' : Existing _____Required_____Proposed_____

Frontage 3 Existing PROW'/Curb' : Existing _____Required_____Proposed_____

Frontage 4 Existing PROW'/Curb' : Existing _____Required_____Proposed_____

If the answer to **A.4 is NO**, the project is inconsistent with Mobility Plan 2035 street designations and must file for a waiver of street dedication and improvement.

If the answer to **A.4 is YES**, additional analysis is necessary to determine if the dedication and/or improvements are necessary to meet the City's mobility needs for the next 20 years. The following factors may contribute to determine if the dedication or improvement is necessary:

Is the project site along any of the following networks identified in the City's Mobility Plan?

- Transit Enhanced Network **YES**
- Bicycle Enhanced Network **YES**
- Bicycle Lane Network **YES**
- Pedestrian Enhanced District **YES**
- Neighborhood Enhanced Network **NO**

To see the location of the above networks, see **Transportation Assessment Support Map**.[1]

Is the project within the service area of Metro Bike Share, or is there demonstrated demand for micro-mobility services?

If the project dedications and improvements asking to be waived are necessary to meet the City's mobility needs, the project may be found to conflict with a plan that is adopted to protect the environment.

B. Mobility Plan 2035 PROW Policy Alignment with Project-Initiated Changes

B.1 Project-Initiated Changes to the PROW Dimensions

These questions address potential conflict with:

Mobility Plan 2035 Policy 2.1 *– Adaptive Reuse of Streets. Design, plan, and operate streets to serve multiple purposes and provide flexibility in design to adapt to future demands.*

Mobility Plan 2035 Policy 2.3 *– Pedestrian Infrastructure. Recognize walking as a component of every trip, and ensure high quality pedestrian access in all site planning and public right-of-way modifications to provide a safe and comfortable walking environment.*

Mobility Plan 2035 Policy 3.2 – *People with Disabilities. Accommodate the needs of people with disabilities when modifying or installing infrastructure in the public right-of-way.*

Mobility Plan 2035 Policy 2.10 *– Loading Areas. Facilitate the provision of adequate on and off-site street loading areas.*

Mobility Plan 2035 Street Designations and Standard Roadway Dimensions

B.1 Does the project propose, above and beyond any PROW changes needed to comply with Section 12.37 of the LAMC as discussed in Section II.A, physically modify the curb placement or turning radius and/or physically alter the sidewalk and parkways space that changes how people access a property?

Examples of developer-initiated physical changes to the public right-of-way include:

- widening the roadway,
- narrowing the sidewalk,
- adding space for vehicle turn outs or loading areas,
- removing bicycle lanes, bike share stations, or bicycle parking

[1] LADOT Transportation Assessment Support Map https://arcg.is/fubbD

- modifying existing bus stop, transit shelter, or other street furniture
- paving, narrowing, shifting or removing an existing parkway or tree well

□ Yes ☒ No

B.2 Driveway Access

These questions address potential conflict with:

Mobility Plan 2035 Policy 2.10 *– Loading Areas. Facilitate the provision of adequate on and off-site street loading areas.*

Mobility Plan 2035 Program PL.1. Driveway Access. *Require driveway access to buildings from non-arterial streets or alleys (where feasible) in order to minimize interference with pedestrian access and vehicular movement.*

Citywide Design Guidelines - Guideline 2*: Carefully incorporate vehicular access such that it does not degrade the pedestrian experience.*

Site Planning Best Practices:

- *Prioritize pedestrian access first and automobile access second. Orient parking and driveways toward the rear or side of buildings and away from the public right-of-way. On corner lots, parking should be oriented as far from the corner as possible.*
- *Minimize both the number of driveway entrances and overall driveway widths.*
- *Do not locate drop-off/pick-up areas between principal building entrances and the adjoining sidewalks.*
- *Orient vehicular access as far from street intersections as possible.*
- *Place drive-thru elements away from intersections and avoid placing them so that they create a barrier between the sidewalk and building entrance(s).*
- *Ensure that loading areas do not interfere with on-site pedestrian and vehicular circulation by separating loading areas and larger commercial vehicles from areas that are used for public parking and public entrances.*

B.2 Does the project add new driveways along a street designated as an Avenue or a Boulevard that conflict with LADOT's Driveway Design Guidelines (See Sec. 321 in the Manual of Policies and Procedures) by any of the following:

Access on Columbus Avenue is not allowed by City resolution (attached)

- locating new driveways for residential properties on an Avenue or Boulevard, and access is otherwise possible using an alley or a collector/local street, or
- locating new driveways for industrial or commercial properties on an Avenue or Boulevard and access is possible along a collector/local street, or
- the total number of new driveways exceeds 1 driveway per every 200 feet[2] along on the Avenue or Boulevard frontage, or
- locating new driveways on an Avenue or Boulevard within 150 feet from the intersecting street, or
- locating new driveways on a collector or local street within 75 feet from the intersecting street, or

[2] for a project frontage that exceeds 400 feet along an Avenue or Boulevard, the incremental additional driveway above 2 is more than 1 driveway for every 400 additional feet.

- locating new driveways near mid-block crosswalks, requiring relocation of the mid-block crosswalk

□ **Yes** ☒ No

If the answer to **B.1 and B.2 are both NO**, then the project would not conflict with a plan or policies that govern the PROW as a result of the project-initiated changes to the PROW.

Impact Analysis

If the answer to either **B.1 or B.2 are YES**, City plans and policies should be reviewed in light of the proposed physical changes to determine if the City would be obstructed from carrying out the plans and policies. The analysis should pay special consideration to substantial changes to the Public Right of Way that may either degrade existing facilities for people walking and bicycling (e.g., removing a bicycle lane), or preclude the City from completing complete street infrastructure as identified in the Mobility Plan 2035, especially if the physical changes are along streets that are on the High Injury Network (HIN). The analysis should also consider if the project is in a Transit Oriented Community (TOC) area, and would degrade or inhibit trips made by biking, walking and/ or transit ridership. The streets that need special consideration are those that are included on the following networks identified in the Mobility Plan 2035, or the HIN:

- Transit Enhanced Network
- Bicycle Enhanced Network
- Bicycle Lane Network
- Pedestrian Enhanced District
- Neighborhood Enhanced Network
- High Injury Network

To see the location of the above networks, see **Transportation Assessment Support Map**.[3]

Once the project is reviewed relevant to plans and policies, and existing facilities that may be impacted by the project, the analysis will need to answer the following two questions in concluding if there is an impact due to plan inconsistency.

B.2.1 Would the physical changes in the public right of way or new driveways that conflict with LADOT's Driveway Design Guidelines degrade the experience of vulnerable roadway users such as modify, remove, or otherwise negatively impact existing bicycle, transit, and/or pedestrian infrastructure?

□ **Yes** ☒ No □ N/A

B.2.2 Would the physical modifications or new driveways that conflict with LADOT's Driveway Design Guidelines preclude the City from advancing the safety of vulnerable roadway users?

□ **Yes** ☒ No □ N/A

If either of the answers to either **B.2.1 or B.2.2 are YES**, the project may conflict with the Mobility Plan 2035, and therefore conflict with a plan that is adopted to protect the

[3] LADOT Transportation Assessment Support Map https://arcg.is/fubbD

environment. If either of the answers to both **B.2.1. or B.2.2. are NO**, then the project would not be shown to conflict with plans or policies that govern the Public Right-of-Way.

C. Network Access

C. 1 Alley, Street and Stairway Access

These questions address potential conflict with:

Mobility Plan Policy 3.9 *Increased Network Access: Discourage the vacation of public rights-of-way.*

C.1.1 Does the project propose to vacate or otherwise restrict public access to a street, alley, or public stairway?

☐ Yes ☒ No

C.1.2 If the answer to C.1.1 is Yes, will the project provide or maintain public access to people walking and biking on the street, alley or stairway?

☐ Yes ☐ **No** ☒ N/A

C.2 New Cul-de-sacs

These questions address potential conflict with:

Mobility Plan 2035 Policy 3.10 *Cul-de-sacs: Discourage the use of cul-de-sacs that do not provide access for active transportation options.*

C.2.1 Does the project create a cul-de-sac or is the project located adjacent to an existing cul-de-sac?

☐ Yes ☒ No

C.2.2 If yes, will the cul-de-sac maintain convenient and direct public access to people walking and biking to the adjoining street network?

☐ Yes ☐ **No** ☒ N/A

If the answers to either C.1.2 or C.2.2 are YES, then the project would not conflict with a plan or policies that ensures access for all modes of travel. If the answer to either **C.1.2 or C.2.2 are NO**, the project may conflict with a plan or policies that governs multimodal access to a property. Further analysis must assess to the degree that pedestrians and bicyclists have sufficient public access to the transportation network.

D. Parking Supply and Transportation Demand Management

These questions address potential conflict with:

Mobility Plan 2035 Policy 3.8 *– Bicycle Parking, Provide bicyclists with convenient, secure and well maintained bicycle parking facilities.*

Mobility Plan 2035 Policy 4.8 *– Transportation Demand Management Strategies. Encourage greater utilization of Transportation Demand Management Strategies to reduce dependence on single-occupancy vehicles.*

LADOT

Plan, Policy, and Program Consistency Worksheet

Mobility Plan 2035 Policy 4.13 *– Parking and Land Use Management: Balance on-street and off-street parking supply with other transportation and land use objectives.*

D.1 Would the project propose a supply of onsite parking that exceeds the baseline amount[4] as required in the Los Angeles Municipal Code or a Specific plan, whichever requirement prevails?

☒ No

D.2 If the answer to D.1. is YES, would the project propose to actively manage the demand of parking by independently pricing the supply to all users (e.g. parking cash-out), or for residential properties, unbundle the supply from the lease or sale of residential units?

☐ **No** ☐ N/A

If the answer to **D.2. is NO** the project may conflict with parking management policies. Further analysis is needed to demonstrate how the supply of parking above city requirements will not result in additional (induced) drive-alone trips as compared to an alternative that provided no more parking than the baseline required by the LAMC or Specific Plan. If there is potential for the supply of parking to result in induced demand for drive-alone trips, the project should further explore transportation demand management (TDM) measures to further off-set the induced demands of driving and vehicle miles travelled (VMT) that may result from higher amounts of on-site parking. The TDM measures should specifically focus on strategies that encourage dynamic and context-sensitive pricing solutions and ensure the parking is efficiently allocated, such as providing real time information. Research has demonstrated that charging a user cost for parking or providing a 'cash-out' option in return for not using it is the most effective strategy to reduce the instances of drive-alone trips and increase non-auto mode share to further reduce VMT. To ensure the parking is efficiently managed and reduce the need to build parking for future uses, further strategies should include sharing parking with other properties and/or the general public.

D.3. Would the project provide the minimum on and off-site bicycle parking spaces as required by Section 12.21 A.16 of the LAMC?

☒ Yes ☐ **No**

D.4. Does the Project include more than 25,000 square feet of gross floor area construction of new non-residential gross floor?

☐ Yes ☒ No

D.5 If the answer to D.4. is YES, does the project comply with the City's TDM Ordinance in Section 12.26 J of the LAMC?

☐ Yes ☐ **No** ☒ N/A

If the answer to **D.3. or D.5. is NO** the project conflicts with LAMC code requirements of bicycle parking and TDM measures. If the project includes uses that require bicycle parking (Section 12.21 A.16) or TDM (Section 12.26 J), and the project does not comply with those Sections of the LAMC, further analysis is required to ensure that the project supports the intent of the two LAMC sections. To meet the intent of

[4] The baseline parking is defined here as the default parking requirements in section 12.21 A.4 of the Los Angeles Municipal Code or any applicable Specific Plan, whichever prevails, for each applicable use not taking into consideration other parking incentives to reduce the amount of required parking.

bicycle parking requirements, the analysis should identify how the project commits to providing safe access to those traveling by bicycle and accommodates storing their bicycle in locations that demonstrates priority over vehicle access.

Similarly, to meet the intent of the TDM requirements of Section 12.26 J of the LAMC, the analysis should identify how the project commits to providing effective strategies in either physical facilities or programs that encourage non-drive alone trips to and from the project site and changes in work schedule that move trips out of the peak period or eliminate them altogether (as in the case in telecommuting or compressed work weeks).

E. Consistency with Regional Plans

This section addresses potential inconsistencies with greenhouse gas (GHG) reduction targets forecasted in the Southern California Association of Governments (SCAG) Regional Transportation Plan (RTP) / Sustainable Communities Strategy (SCS).

E.1 Does the Project or Plan apply one the City's efficiency-based impact thresholds (i.e. VMT per capita, VMT per employee, or VMT per service population) as discussed in **Section 2.2.3** of the TAG?

☐ Yes ☐ No

E.2 If the Answer to **E.1 is YES**, does the Project or Plan result in a significant VMT impact?

☐ **Yes** ☐ No ☐ N/A

E.3 If the Answer to **E.1 is NO**, does the Project result in a net increase in VMT?

☐ **Yes** ☐ No ☐ N/A

If the Answer to **E.2 or E.3 is NO**, then the Project or Plan is shown to align with the long-term VMT and GHG reduction goals of SCAG's RTP/SCS.

E.4 If the Answer to **E.2 or E.3 is YES**, then further evaluation would be necessary to determine whether such a project or land use plan would be shown to be consistent with VMT and GHG reduction goals of the SCAG RTP/SCS. For the purpose of making a finding that a project is consistent with the GHG reduction targets forecasted in the SCAG RTP/SCS, the project analyst should consult **Section 2.2.4** of the Transportation Assessment Guidelines (TAG). **Section 2.2.4** provides the methodology for evaluating a land use project's cumulative impacts to VMT, and the appropriate reliance on SCAG's most recently adopted RTP/SCS in reaching that conclusion.

The analysis methods therein can further support findings that the project is consistent with the general use designation, density, building intensity, and applicable policies specified for the project area in either a sustainable communities strategy or an alternative planning strategy for which the State Air Resources Board, pursuant to Section 65080(b)(2)(H) of the Government Code, has accepted a metropolitan planning organization's determination that the sustainable communities strategy or the alternative planning strategy would, if implemented, achieve the greenhouse gas emission reduction targets.

APPENDIX I

ORDINANCE 170031 -SA189 and ORDINANCE 143733

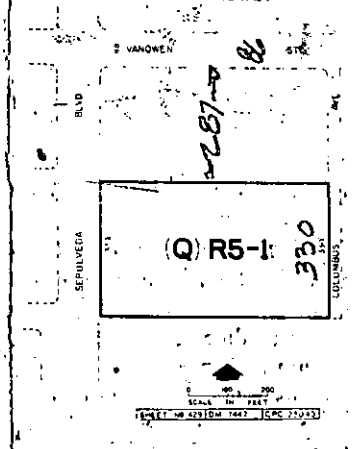
143,733

Ordinance No. 143,733

An Ordinance amending Section 12.04 of the Los Angeles Municipal Code by amending the Zoning Map.

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN AS FOLLOWS:

Section 1. Section 12.04 of the Los Angeles Municipal Code is hereby amended by changing the zones and zone boundaries shown upon a portion of the Zone Map attached thereto, and made a part of Article 2, Chapter 1, of the Los Angeles Municipal Code, so that such portion of the Zoning Map shall be as follows:



Sec. 2. Pursuant to Section 12.32 J of the Los Angeles Municipal Code, the following limitations are hereby imposed upon the use of that property shown in Section 1 hereof which is subject to the "Q" Qualified classification.

1. That in connection with any apartment use of the R5 zoned portion of the property, the lot area per dwelling unit requirements of the R4 Zone shall determine the maximum number of dwelling units.
2. That vehicular access to Columbus Avenue shall be prohibited.
3. That the landscaping setback area adjoining Columbus Avenue should be extended northerly to the north boundary of the subject property.

Sec. 3. The City Clerk shall certify to the passage of this ordinance and cause the same to be published in some daily newspaper printed and published in the City of Los Angeles.

I hereby certify that the foregoing ordinance was passed by the Council of the City of Los Angeles, at its meeting of August 2, 1972.

REX E. LAYTON,
City Clerk.
By A. Rinati, Deputy.

Approved August 11, 1972.

JOHN S. GIBSON, JR.,
Acting Mayor.

File No. 70-3195
(J34955) Aug 17

ZONE CHANGE MAP CORRECTION RECORD

ORDINANCE NO. 143,733

C.P.C. NO. 23090

PUBLISHED DATE 8/17/72

EFFECTIVE DATE 9/16/72

PLATTED C.H. D.M. NO. 174-17

PLATTED C.H. ZONE MAP NO. 4/29

C2-1 TO (Q)R5-1 127,816 SQ.Ft. 2.93 AC.
P-1 TO (Q)R5-1 84,311 Sq.Ft. 1.9 AC.

3-7-72
500

VAN NUYS
PART III

VNY AB283-3

ORDINANCE NO. 170031

POSTED

CPC 93-0116
EFF 11-2-94

An ordinance amending Section 12.04 of the Los Angeles Municipal Code by amending the zoning map.

THE PEOPLE OF THE CITY OF LOS ANGELES DO ORDAIN AS FOLLOWS:

Section 1. Section 12.04 of the Los Angeles Municipal Code is hereby amended by changing the zones and zone boundaries shown upon portions of the zone map attached thereto and made a part of Article 2, Chapter 1 of the Los Angeles Municipal Code, so that such portions of the zoning map shall set forth the zones and height districts as they are set forth on the map entitled Van Nuys-North Sherman Oaks, Part III, Areas 1-12, and the Table for Section 1 attached hereto and incorporated herein by this reference.

AREA 4

SUB AREA NO.	EXISTING ZONE AND HEIGHT DISTRICT	NEW ZONE AND/OR HEIGHT DISTRICT	PROPERTY DESCRIPTION
188C	QR5-1	[Q]R4-1	Frac. Lot 2, Tract 24408; all as shown on Cadastral Map 180-B-145.
189	QR5-1	[Q]R4-1	Lot 1, Tract 24408; all as shown on Cadatral Map 180-B-145.
254A	R4-1	R3-1	Lots 26-27, Tract 9813; all as shown on Cadastral Map 186-B-145.
262	R1-1 QP-1 (Q)P-1	[Q]P-1-VL Q P-1-VL [Q]P-1VL	The S'ly 275.29' of Frac. Lot 521, and Frac. Lot 520, Sheet 8, Tract 1000; except that portion zoned (Q)C2-1-VL; all as shown on Cadastral Map 183-B-145.
750	(Q)C2-1	[Q]C2-1-VL	That portion of Lot 473, Sheet 8, Tract 1000; zoned (Q)C2-1, and described in Section 2 of Ordinance No. 159,737 is incorporated herein by this reference.
770	(T)R4-1	R3-1	Parcel A, P.M. 3737; as shown on Cadastral Map 186-B-145.

TABLE II - CONDITIONS AND LIMITATIONS
AREA 4

SUB AREA NO.	NEW ZONE	CONDITIONS AND LIMITATIONS
188C 189	[Q]R4-1 [Q]R4-1	[Q] Conditions: Development shall be subject to Condition Nos. 2 and 3 in Ordinance No. 143,733.
262	[Q]P-1-VL	[Q] Conditions: The existing surface parking use shall be subject to all conditions established by Ordinance No. 159,069.
750	[Q]C2-1-VL	[Q] Conditions: The existing self-storage use shall be subject to all conditions established by Ordinance No. 159,737 and any subsequent use shall be limited to those permitted in the C1 Zone.

Sec. 4 The City Clerk shall certify to the passage of this ordinance and cause the same to be published by posting for ten days in three public places in the City of Los Angeles, to wit: one copy on the bulletin board located at the Main Street entrance to the City Hall of the City of Los Angeles; one copy on the bulletin board located at the north entrance to the Hall of Administration in said City; and one copy on the bulletin board located at the Temple Street entrance to the Hall of Records in the said City.

I hereby certify that the foregoing ordinance was passed by the Council of the City of Los Angeles, at its meeting of SEP 14 1994.

CITY CLERK

By Sandra L. Griggs
Deputy

Approved SEP 22 1994

Mayor

Approved as to Form and Legality

JAMES K. HAHN, City Attorney

By _____
Deputy

File No. 91-1835

Pursuant to Sec. 97.8 of the City Charter, approval of this ordinance recommended for the City Planning Commission

AUG 18 1994

See attached report

Director of Planning

City Clerk Form 193

Appendix E

South Central Coastal Information Center

South Central Coastal Information Center
California State University, Fullerton
Department of Anthropology MH-426
800 North State College Boulevard
Fullerton, CA 92834-6846
657.278.5395
California Historical Resources Information System
Los Angeles, Orange, Ventura and San Bernardino Counties
sccic@fullerton.edu

12/1/2022 SCCIC File #: 24321.10444

Jennifer Johnson
EcoTierra Consulting, Inc.
633 W 5th Street, 26th Floor
Los Angeles, CA 90071

Re: Record Search Results for 6728 Sepulveda Boulevard

The South Central Coastal Information Center received your records search request for the project area referenced above, located on the Van Nuys, CA USGS 7.5' quadrangle. The following summary reflects the results of the records search for the project area and a ½-mile radius. The search includes a review of all recorded archaeological and built-environment resources as well as a review of cultural resource reports on file. In addition, the California Points of Historical Interest (SPHI), the California Historical Landmarks (SHL), the California Register of Historical Resources (CAL REG), the National Register of Historic Places (NRHP), the California State Built Environment Resources Directory (BERD), and the City of Los Angeles Historic-Cultural Monuments (LAHCM) listings were reviewed for the above referenced project site and a ¼-mile radius. Due to the sensitive nature of cultural resources, archaeological site locations are not released.

RECORDS SEARCH RESULTS SUMMARY

Archaeological Resources* (*see Recommendations section)	Within project area: 0 Within project radius: 0
Built-Environment Resources	Within project area: 0 Within project radius: 1
Reports and Studies	Within project area: 0 Within project radius: 5
OHP Built Environment Resources Directory (BERD) 2019	Within project area: 0 Within ¼-mile radius: 0
California Points of Historical Interest (SPHI) 2019	Within project area: 0 Within ¼-mile radius: 0
California Historical Landmarks (SHL) 2019	Within project area: 0 Within ¼-mile radius: 0
California Register of Historical Resources (CAL REG) 2019	Within project area: 0 Within ¼-mile radius: 0
National Register of Historic Places (NRHP) 2019	Within project area: 0 Within ¼-mile radius: 0

City of Los Angeles Historic-Cultural Monuments (LAHCM)	Within project area: 0 Within ¼-mile radius: 0

HISTORIC MAP REVIEW – Santa Monica, CA (1902, 1921) 15' USGS historic maps indicate that in 1902 there was no visible development within the project area. There was a single road within the search radius which is located in the historic place name of Ex Mission San Fernando. In 1921, there was still no visible development within the project area. There were several newly build roads and buildings with the project search radius. The previously mentioned historic place name stilled remained.

RECOMMENDATIONS

**When we report that no archaeological resources are recorded in your project area or within a specified radius around the project area; that does not necessarily mean that nothing is there. It may simply mean that the area has not been studied and/or that no information regarding the archaeological sensitivity of the property has been filed at this office. The reported records search result does not preclude the possibility that surface or buried artifacts might be found during a survey of the property or ground-disturbing activities.*

The archaeological sensitivity of the project location is unknown because there are no previous studies for the subject property. While there are currently no recorded archaeological sites within the project area, buried resources could potentially be unearthed during project activities. Therefore, customary caution and a halt-work condition should be in place for all ground-disturbing activities. In the event that any evidence of cultural resources is discovered, all work within the vicinity of the find should stop until a qualified archaeological consultant can assess the find and make recommendations. Moving or extraction of potential cultural resources should not be attempted by anyone other than a qualified cultural resources consultant. It is also recommended that the Native American Heritage Commission be consulted to identify if any additional traditional cultural properties or other sacred sites are known to be in the area. The NAHC may also refer you to local tribes with particular knowledge of potential sensitivity. The NAHC and local tribes may offer additional recommendations to what is provided here and may request an archaeological monitor. Finally, if the built-environment resources on the property are 45 years or older, a qualified architectural historian should be retained to study the property and make recommendations regarding those structures.

For your convenience, you may find a professional consultant**at www.chrisinfo.org. Any resulting reports by the qualified consultant should be submitted to the South Central Coastal Information Center as soon as possible.

**The SCCIC does not endorse any particular consultant and makes no claims about the qualifications of any person listed. Each consultant on this list self-reports that they meet current professional standards.

If you have any questions regarding the results presented herein, please contact the office at 657.278.5395 Monday through Thursday 9:00 am to 3:30 pm. Should you require any additional information for the above referenced project, reference the SCCIC number listed above when making inquiries. Requests made after initial invoicing will result in the preparation of a separate invoice.

Thank you for using the California Historical Resources Information System,

Stacy St. James

Digitally signed by Stacy St. James
Date: 2022.12.01 16:02:16 -08'00'

Isabela Kott
Assistant Coordinator, GIS Program Specialist

Enclosures:

(X) Invoice #24321.10444

Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the Office of Historic Preservation are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area. Additionally, Native American tribes have historical resource information not in the California Historical Resources Information System (CHRIS) Inventory, and you should contact the California Native American Heritage Commission for information on local/regional tribal contacts.

The California Office of Historic Preservation (OHP) contracts with the California Historical Resources Information System's (CHRIS) regional Information Centers (ICs) to maintain information in the CHRIS inventory and make it available to local, state, and federal agencies, cultural resource professionals, Native American tribes, researchers, and the public. Recommendations made by IC coordinators or their staff regarding the interpretation and application of this information are advisory only. Such recommendations do not necessarily represent the evaluation or opinion of the State Historic Preservation Officer in carrying out the OHP's regulatory authority under federal and state law.

Appendix F

Energy Worksheets

Construction Transportation Energy Worksheet

Emission Source	Emissions ($MTCO_2$) [1]	
	Diesel-Powered	**Gasoline-Powered**
Demolition (2023)		
Off-Road	20.5	--
Hauling	0.24	--
Vendor	0	--
Worker	--	1.28
Site Preparation (2023)		
Off-Road	140	--
Hauling	197	--
Vendor	0	--
Worker	--	20.7
Site Preparation (2024)		
Off-Road	93.8	--
Hauling	130	--
Vendor	0	--
Worker	--	13.5
Building Construction (2024)		
Off-Road	190	--
Hauling	0	--
Vendor	223	--
Worker	--	447
Building Construction (2025)		
Off-Road	220	--
Hauling	0	--
Vendor	255	--
Worker	--	509
Architectural Coating (2025)		
Off-Road	6.67	--
Hauling	0	--
Vendor	0	--
Worker	--	27.8
Total Emissions in $MTCO_2$	*1,476.21*	*1,019.28*
Total Emissions in pounds CO_2 [2]	*3,255,043.05*	*2,247,512.4*
Total Fuel Consumption [3]	**147,021 gallons**	**114,669 gallons**

$MTCO_2$ = metric tons of carbon dioxide

1 $MTCO_2$ emissions for each phase of construction taken from the CalEEMod output sheets prepared for the Project, "Annual" values (see Appendix C of the SCEA).

2 1 MT of CO_2 = 2,205 pounds of CO_2.

3 Diesel fuel has a CO_2 factor of 22.14 pounds of CO_2 per 1 gallon of diesel fuel. Gasoline has a CO_2 factor of 19.6 pounds of CO_2 per 1 gallon of gasoline. Source: U.S. Energy Information Administration, Environment Carbon Dioxide Emissions Coefficients, Release date: February 2, 2016. Results have been rounded to the nearest whole number.

Operational Transportation Energy Worksheet

Source: EMFAC2021 (v1.0.2) Emissions Inventory
Region Type: County
Region: Los Angeles
Calendar Year: 2025
Season: Annual
Vehicle Classification: EMFAC2007 Categories
Units: miles/year for CVMT and EVMT, trips/year for Trips, kWh/year for Energy Consumption, tons/year for Emissions, 1000 gallons/year for Fuel Consumption

Region	Calendar Year	Vehicle Categor	Model Year	Speed	Fuel	Total VMT	Fuel Consumption	MPG
Los Angeles	2025	HHDT	Aggregate	Aggregate	Diesel	2173518084	354395.8443	6.13302362
Los Angeles	2025	LDA	Aggregate	Aggregate	Diesel	85632098.26	2100.294449	40.7714729
Los Angeles	2025	LDT1	Aggregate	Aggregate	Diesel	755037.9244	32.67896484	23.1047075
Los Angeles	2025	LDT2	Aggregate	Aggregate	Diesel	78976809.68	2450.269959	32.231881
Los Angeles	2025	LHDT1	Aggregate	Aggregate	Diesel	877828509.5	42622.34301	20.595501
Los Angeles	2025	LHDT2	Aggregate	Aggregate	Diesel	391070132.8	22478.29446	17.3976782
Los Angeles	2025	MDV	Aggregate	Aggregate	Diesel	153684679.7	6388.69007	24.055742
Los Angeles	2025	MH	Aggregate	Aggregate	Diesel	19950850.7	2000.516639	9.97284917
Los Angeles	2025	MHDT	Aggregate	Aggregate	Diesel	814222776.1	90927.29379	8.95465753
Los Angeles	2025	OBUS	Aggregate	Aggregate	Diesel	49754997.14	7149.738362	6.95899551
Los Angeles	2025	SBUS	Aggregate	Aggregate	Diesel	12728858.32	1721.798892	7.39276717
Los Angeles	2025	UBUS	Aggregate	Aggregate	Diesel	1944525.485	302.8644717	6.42044765
						Total:	532,570,627	
Los Angeles	2025	HHDT	Aggregate	Aggregate	Electricity	12301228.26	0	
Los Angeles	2025	LDA	Aggregate	Aggregate	Electricity	3320908342	0	
Los Angeles	2025	LDT1	Aggregate	Aggregate	Electricity	15990856.43	0	
Los Angeles	2025	LDT2	Aggregate	Aggregate	Electricity	178029466.7	0	
Los Angeles	2025	LHDT1	Aggregate	Aggregate	Electricity	32592965.26	0	
Los Angeles	2025	LHDT2	Aggregate	Aggregate	Electricity	7993718.397	0	
Los Angeles	2025	MDV	Aggregate	Aggregate	Electricity	192741473.1	0	
Los Angeles	2025	MHDT	Aggregate	Aggregate	Electricity	10228237.33	0	
Los Angeles	2025	OBUS	Aggregate	Aggregate	Electricity	475543.471	0	
Los Angeles	2025	SBUS	Aggregate	Aggregate	Electricity	289433.6738	0	
Los Angeles	2025	UBUS	Aggregate	Aggregate	Electricity	5785036.043	0	
Los Angeles	2025	HHDT	Aggregate	Aggregate	Gasoline	899706.1381	216.9321942	4.14740717
Los Angeles	2025	LDA	Aggregate	Aggregate	Gasoline	45805469187	1546599.468	29.6168919
Los Angeles	2025	LDT1	Aggregate	Aggregate	Gasoline	3971568856	160884.9298	24.685773
Los Angeles	2025	LDT2	Aggregate	Aggregate	Gasoline	23286161806	955325.4151	24.3751097
Los Angeles	2025	LHDT1	Aggregate	Aggregate	Gasoline	1651360044	119373.9213	13.8335076
Los Angeles	2025	LHDT2	Aggregate	Aggregate	Gasoline	235497620.3	19540.5219	12.0517569
Los Angeles	2025	MCY	Aggregate	Aggregate	Gasoline	350938143.8	8484.240529	41.3635307
Los Angeles	2025	MDV	Aggregate	Aggregate	Gasoline	12925162908	651811.1621	19.8296127
Los Angeles	2025	MH	Aggregate	Aggregate	Gasoline	50575711.66	10439.00232	4.84487982
Los Angeles	2025	MHDT	Aggregate	Aggregate	Gasoline	260016140.2	49847.1185	5.21627223
Los Angeles	2025	OBUS	Aggregate	Aggregate	Gasoline	46271420.97	9101.88076	5.08372085
Los Angeles	2025	SBUS	Aggregate	Aggregate	Gasoline	21963772.16	2432.261483	9.03018541
Los Angeles	2025	UBUS	Aggregate	Aggregate	Gasoline	10023196.98	2172.514727	4.61363822
						Total:	3,536,229,368	
Los Angeles	2025	HHDT	Aggregate	Aggregate	Natural Gas	117491455.3	19862.42567	
Los Angeles	2025	MHDT	Aggregate	Aggregate	Natural Gas	13809142.62	1695.512663	
Los Angeles	2025	OBUS	Aggregate	Aggregate	Natural Gas	5934149.538	679.53092	
Los Angeles	2025	SBUS	Aggregate	Aggregate	Natural Gas	12717198.45	3019.563573	
Los Angeles	2025	UBUS	Aggregate	Aggregate	Natural Gas	134816593	43757.95864	
Los Angeles	2025	LDA	Aggregate	Aggregate	Plug-in Hybri	1611810733	28223.9709	
Los Angeles	2025	LDT1	Aggregate	Aggregate	Plug-in Hybri	12068166.98	191.2925264	
Los Angeles	2025	LDT2	Aggregate	Aggregate	Plug-in Hybri	279387949.9	4648.664541	
Los Angeles	2025	MDV	Aggregate	Aggregate	Plug-in Hybri	153862705.2	2623.622748	

Total VMT	Diesel VMT	Gasoline VMT	Average Diesel MPG*	Average Gasoline MPG*
99,395,210,266	4,660,067,360	88,615,908,512	12	26
Percent of Total	4.69	89.16		

* weighted by percentage of VMT for each vehicle category

Appendix G.1

Geotechnical Report

GEOTECHNICAL INVESTIGATION

PROPOSED MULTI FAMILY RESIDENTIAL DEVELOPMENT
6728 N. SEPULVEDA BOULEVARD
6715 N. COLUMBUS AVENUE
LOS ANGELES, CALIFORNIA

TRACT: TR 24408 LOT: 1

GEOCON
WEST, INC.

GEOTECHNICAL
ENVIRONMENTAL
MATERIALS

PREPARED FOR

UNIVERSAL STANDARD HOUSING, LLC
LOS ANGELES, CALIFORNIA

PROJECT NO. W1207-06-01

REVISED FEBRUARY 25, 2022

Project No. W1207-06-01
Revised February 25, 2022

Universal Standard Housing, LLC
350 S. Grand Avenue, Suite 3050
Los Angeles, California 90071

Attention: Mr. David Mas

Subject: GEOTECHNICAL INVESTIGATION
PROPOSED MULTI FAMILY RESIDENTIAL DEVELOPMENT
6728 N. SEPULVEDA BOULEVARD & 6715 N. COLUMBUS AVENUE
LOS ANGELES, CALIFORNIA
TRACT: TR 24408, LOT: 1

Dear Mr. Mas:

In accordance with your authorization of our proposal dated January 12, 2022, we have performed a geotechnical investigation for the proposed multi-family residential development located at 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California. The accompanying report presents the findings of our study, and our conclusions and recommendations pertaining to the geotechnical aspects of proposed design and construction. Based on the results of our investigation, it is our opinion that the project can be developed as proposed, provided the recommendations of this report are followed and implemented during design and construction.

If you have any questions regarding this report, or if we may be of further service, please contact the undersigned.

Very truly yours,

GEOCON WEST, INC.

REGISTERED PROFESSIONAL ENGINEER PETRINA ZEN C87489 CIVIL STATE OF CALIFORNIA

REGISTERED PROFESSIONAL ENGINEER H. HARRY DERKALOUSDIAN C 79694 CIVIL STATE OF CALIFORNIA

PROFESSIONAL GEOLOGIST SUSAN FRANZEN KIRKGARD No. 1754 CERTIFIED ENGINEERING GEOLOGIST STATE OF CALIFORNIA

Petrina Zen
PE 87489

Harry Derkalousdian
PE 79694

Susan F. Kirkgard
CEG 1754

(EMAIL) Addressee

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GEOTECHNICAL INVESTIGATION

1. PURPOSE AND SCOPE

This report presents the results of a geotechnical investigation for the proposed multi-family residential development located at 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California (see Vicinity Map, Figure 1). The purpose of the investigation was to evaluate subsurface soil and geologic conditions underlying the site and, based on conditions encountered, to provide conclusions and recommendations pertaining to the geotechnical aspects of design and construction.

The scope of this investigation included a site reconnaissance, field exploration, laboratory testing, engineering analysis, and the preparation of this report. The site was initially explored on July 23, 2020 by excavating three 8-inch diameter borings to depths between 40½ and 65½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. Additional exploration was performed on January 27 and 28, 2022 by excavating three 8-inch diameter borings to depths ranging from 79½ to 80½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. The locations of the exploratory borings are depicted on the Site Plan (see Figure 2A). A detailed discussion of the field investigation, including boring logs, is presented in Appendix A.

Laboratory tests were performed on selected soil samples obtained during the investigation to determine pertinent physical and chemical soil properties. Appendix B presents a summary of the laboratory test results.

The recommendations presented herein are based on analysis of the data obtained during the investigation and our experience with similar soil and geologic conditions. References reviewed to prepare this report are provided in the *List of References* section.

If project details vary significantly from those described herein, Geocon should be contacted to determine the necessity for review and possible revision of this report.

2. SITE AND PROJECT DESCRIPTION

The subject site is located at 6728 N. Sepulveda Boulevard and 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California. The site was previously occupied by an existing multi-family structure, a recreation area, and asphalt paved parking areas. However, all site improvements have been demolished, and the site is currently a vacant dirt lot. The site is bounded by an alley way to the north, N. Sepulveda Boulevard to the west, N. Columbus Avenue to the east, and a single-story structure to the south. The site slopes very gently to the north. Surface water drainage at the site appears to be by sheet flow along the existing ground contours to the city streets.

Based on the information provided by the Client, it is our understanding that the proposed project will consist of constructing a six-story multi-family residential structure over three levels of subterranean parking (see Site Plan and Cross Sections, Figures 2A and 2B). Is anticipated that the proposed subterranean levels will extend to depths of approximately 27 feet below the existing ground surface, including foundation depths. Deeper excavations, up to 30 feet below the existing ground surface, may be locally required for proposed elevator pits.

Based on the preliminary nature of the design at this time, wall and column loads were not available. It is anticipated that column loads for the proposed structure will be up to 1,100 kips, and wall loads will be up to 12 kips per linear foot.

Once the design phase and foundation loading configuration proceeds to a more finalized plan, the recommendations within this report should be reviewed and revised, if necessary. Any changes in the design, location or elevation of any structure, as outlined in this report, should be reviewed by this office. Geocon should be contacted to determine the necessity for review and possible revision of this report.

3. GEOLOGIC SETTING

The site is located in the south-central portion of the San Fernando Valley, an alluvial-filled basin approximately 23 miles wide and 12 miles long (Hitchcock & Wills, 2000). The alluvium within the San Fernando Valley is derived from the Santa Monica Mountains to the south, the Santa Susana Mountains to the north, the Simi Hills to the west, the San Gabriel Mountains to the northeast, and the Verdugo Mountains to the east, and locally from the Los Angeles River.

4. SOIL AND GEOLOGIC CONDITIONS

Based on our field investigation and published geologic maps of the area, the site is underlain Quaternary age alluvial deposits consisting of fine-grained clay, silt and sand (Dibblee, 1991; California Geological Survey, 2012). Detailed stratigraphic profiles of the materials encountered at the site are provided on the boring logs in Appendix A.

4.1 Artificial Fill

Artificial fill was encountered in the subsurface explorations to maximum depth of 2 to $5^{1}/_{2}$ feet. The artificial consists of light brown to dark brown or yellowish brown sandy silt and silty sand that can be characterized as soft to firm or loose to medium dense, and dry to slightly moist. The fill is likely the result of past grading or construction activities at the site. Deeper fill may exist between excavations and in other portions of the site that were not directly explored.

4.2 Alluvium

Quaternary age alluvium was encountered in our borings beneath the artificial fill. The alluvium generally consists of yellowish brown, olive brown, and light brown to dark brown interbedded poorly graded and well-graded sand, silty sand, sandy silt and clay with varying amounts of gravel. The alluvial soils are characterized as dry to moist and loose to very dense or soft to hard.

5. GROUNDWATER

Review of the Seismic Hazard Zone Report for the Van Nuys Quadrangle (California Division of Mines and Geology [CDMG], 1997, Revised 2001) indicates the historically highest groundwater level in the area is approximately 40 feet beneath the ground surface. Groundwater information presented in this document is generated from data collected in the early 1900's to the late 1990s. Based on current groundwater basin management practices, it is unlikely that groundwater levels will ever exceed the historic high levels.

Groundwater was not encountered in our borings drilled to a maximum depth of 80½ feet below the existing ground surface. Considering the lack of groundwater in the subsurface borings at the site, and the depth of the proposed construction, it is unlikely that static groundwater will be encountered during construction. However, it is not uncommon for groundwater levels to vary seasonally or for groundwater seepage conditions to develop where none previously existed, especially in impermeable fine-grained soils which are heavily irrigated or after seasonal rainfall. In addition, recent requirements for stormwater infiltration could result in shallower seepage conditions in the immediate site vicinity. Proper surface drainage of irrigation and precipitation will be critical for future performance of the project. Recommendations for drainage are provided in the S*urface Drainage* section of this report (see Section 7.23).

6. GEOLOGIC HAZARDS

6.1 Surface Fault Rupture

The numerous faults in Southern California include Holocene-active, pre-Holocene, and inactive faults. The criteria for these major groups are based on criteria developed by the California Geological Survey (CGS, formerly known as CDMG) for the Alquist-Priolo Earthquake Fault Zone Program (CGS, 2018). By definition, a Holocene-active fault is one that has had surface displacement within Holocene time (about the last 11,700 years). A pre-Holocene fault has demonstrated surface displacement during Quaternary time (approximately the last 1.6 million years) but has had no known Holocene movement. Faults that have not moved in the last 1.6 million years are considered inactive.

The site is not within a state-designated Alquist-Priolo Earthquake Fault Zone (CGS, 2022a and 2022b) nor a city-designated Preliminary Fault Rupture Study Area (City of Los Angeles, 2022) for surface fault rupture hazards. No Holocene-active or pre-Holocene faults with the potential for surface fault rupture are known to pass directly beneath the site. Therefore, the potential for surface rupture due to faulting occurring beneath the site during the design life of the proposed development is considered low. However, the site is located in the seismically active Southern California region, and could be subjected to moderate to strong ground shaking in the event of an earthquake on one of the many active Southern California faults. The faults in the vicinity of the site are shown in Figure 3, Regional Fault Map.

The closest surface trace of an active fault to the site is the Northridge Fault located approximately 3.0 miles to the north. Other nearby active faults are the Verdugo Fault, the Mission Hills segment of the San Fernando Fault Zone, and the Hollywood Fault located approximately 5.2 miles northeast, 5.8 miles north, and 7.9 miles south-southeast of the site, respectively (USGS, 2006; Ziony and Jones, 1989). The active San Andreas Fault Zone is located approximately 31 miles northeast of the site (USGS, 2006).

Several buried thrust faults, commonly referred to as blind thrusts, underlie the Los Angeles Basin and San Fernando Valley at depth. These faults are not exposed at the ground surface and are typically identified at depths greater than 3.0 kilometers. The October 1, 1987, M_w 5.9 Whittier Narrows earthquake and the January 17, 1994, M_w 6.7 Northridge earthquake were a result of movement on the Puente Hills Blind Thrust and the Northridge Thrust, respectively. These thrust faults and others in the Los Angeles area are not exposed at the surface and do not present a potential surface fault rupture hazard at the site; however, these deep thrust faults are considered active features capable of generating future earthquakes that could result in moderate to significant ground shaking at the site.

6.2 Seismicity

As with all of Southern California, the site has experienced historic earthquakes from various regional faults. The seismicity of the region surrounding the site was formulated based on research of an electronic database of earthquake data. The epicenters of recorded earthquakes with magnitudes equal to or greater than 5.0 in the site vicinity are depicted on Figure 4, Regional Seismicity Map. A partial list of moderate to major magnitude earthquakes that have occurred in the Southern California area within the last 100 years is included in the following table.

LIST OF HISTORIC EARTHQUAKES

Earthquake (Oldest to Youngest)	Date of Earthquake	Magnitude	Distance to Epicenter (Miles)	Direction to Epicenter
Near Redlands	July 23, 1923	6.3	70	E
Long Beach	March 10, 1933	6.4	49	SE
Tehachapi	July 21, 1952	7.5	64	NW
San Fernando	February 9, 1971	6.6	15	NNE
Whittier Narrows	October 1, 1987	5.9	23	ESE
Sierra Madre	June 28, 1991	5.8	26	E
Landers	June 28, 1992	7.3	115	E
Big Bear	June 28, 1992	6.4	93	E
Northridge	January 17, 1994	6.7	5	WNW
Hector Mine	October 16, 1999	7.1	128	ENE
Ridgecrest	July 5, 2019	7.1	119	NNE

The site could be subjected to strong ground shaking in the event of an earthquake. However, this hazard is common in Southern California and the effects of ground shaking can be mitigated if the proposed structures are designed and constructed in conformance with current building codes and engineering practices.

6.3 Seismic Design Criteria

The following table summarizes the site-specific design criteria obtained from the 2019 California Building Code (CBC; Based on the 2018 International Building Code [IBC] and ASCE 7-16), Chapter 16 Structural Design, Section 1613 Earthquake Loads. The data was calculated using the online application *Seismic Design Maps*, provided by OSHPD. The short spectral response uses a period of 0.2 second. We evaluated the Site Class based on the discussion in Section 1613.2.2 of the 2019 CBC and Table 20.3-1 of ASCE 7-16. The values presented below are for the risk-targeted maximum considered earthquake (MCE_R).

2019 CBC SEISMIC DESIGN PARAMETERS

Parameter	Value	2019 CBC Reference
Site Class	D	Section 1613.2.2
MCE_R Ground Motion Spectral Response Acceleration – Class B (short), S_S	2.056g	Figure 1613.2.1(1)
MCE_R Ground Motion Spectral Response Acceleration – Class B (1 sec), S_1	0.733g	Figure 1613.2.1(2)
Site Coefficient, F_A	1.0	Table 1613.2.3(1)
Site Coefficient, F_V	1.7*	Table 1613.2.3(2)
Site Class Modified MCE_R Spectral Response Acceleration (short), S_{MS}	2.056g	Section 1613.2.3 (Eqn 16-36)
Site Class Modified MCE_R Spectral Response Acceleration – (1 sec), S_{M1}	1.246g*	Section 1613.2.3 (Eqn 16-37)
5% Damped Design Spectral Response Acceleration (short), S_{DS}	1.371g	Section 1613.2.4 (Eqn 16-38)
5% Damped Design Spectral Response Acceleration (1 sec), S_{D1}	0.831*	Section 1613.2.4 (Eqn 16-39)

Note:

*Per Section 11.4.8 of ASCE/SEI 7-16, a ground motion hazard analysis shall be performed for projects for Site Class "E" sites with Ss greater than or equal to 1.0g and for Site Class "D" and "E" sites with S1 greater than 0.2g. Section 11.4.8 also provides exceptions which indicates that the ground motion hazard analysis may be waived provided the exceptions are followed. Using the code based values presented in the table above, in lieu of a performing a ground motion hazard analysis, requires the exceptions outlined in ASCE 7-16 Section 11.4.8 be followed.

The table below presents the mapped maximum considered geometric mean (MCEG) seismic design parameters for projects located in Seismic Design Categories of D through F in accordance with ASCE 7-16.

ASCE 7-16 PEAK GROUND ACCELERATION

Parameter	Value	ASCE 7-16 Reference
Mapped MCE_G Peak Ground Acceleration, PGA	0.855g	Figure 22-9
Site Coefficient, F_{PGA}	1.1	Table 11.8-1
Site Class Modified MCE_G Peak Ground Acceleration, PGA_M	0.941g	Section 11.8.3 (Eqn 11.8-1)

The Maximum Considered Earthquake Ground Motion (MCE) is the level of ground motion that has a 2 percent chance of exceedance in 50 years, with a statistical return period of 2,475 years. According to the 2019 California Building Code and ASCE 7-16, the MCE is to be utilized for the evaluation of

liquefaction, lateral spreading, seismic settlements, and it is our understanding that the intent of the Building code is to maintain "Life Safety" during a MCE event. The Design Earthquake Ground Motion (DE) is the level of ground motion that has a 10 percent chance of exceedance in 50 years, with a statistical return period of 475 years.

Deaggregation of the MCE peak ground acceleration was performed using the USGS online Unified Hazard Tool, 2014 Conterminous U.S. Dynamic edition (v4.2.0). The result of the deaggregation analysis indicates that the predominant earthquake contributing to the MCE peak ground acceleration is characterized as a 6.79 magnitude event occurring at a hypocentral distance of 11.06 kilometers from the site.

Deaggregation was also performed for the Design Earthquake (DE) peak ground acceleration, and the result of the analysis indicates that the predominant earthquake contributing to the DE peak ground acceleration is characterized as a 6.65 magnitude occurring at a hypocentral distance of 13.43 kilometers from the site.

Conformance to the criteria in the above tables for seismic design does not constitute any kind of guarantee or assurance that significant structural damage or ground failure will not occur if a large earthquake occurs. The primary goal of seismic design is to protect life, not to avoid all damage, since such design may be economically prohibitive.

6.4 Liquefaction Potential

Liquefaction is a phenomenon in which loose, saturated, relatively cohesionless soil deposits lose shear strength during strong ground motions. Primary factors controlling liquefaction include intensity and duration of ground motion, gradation characteristics of the subsurface soils, in-situ stress conditions, and the depth to groundwater. Liquefaction is typified by a loss of shear strength in the liquefied layers due to rapid increases in pore water pressure generated by earthquake accelerations.

The current standard of practice, as outlined in the "Recommended Procedures for Implementation of DMG Special Publication 117, Guidelines for Analyzing and Mitigating Liquefaction in California" and "Special Publication 117A, Guidelines for Evaluating and Mitigating Seismic Hazards in California" requires liquefaction analysis to a depth of 50 feet below the lowest portion of the proposed structure. Liquefaction typically occurs in areas where the soils below the water table are composed of poorly consolidated, fine- to medium-grained, primarily sandy soil. In addition to the requisite soil conditions, the ground acceleration and duration of the earthquake must also be of a sufficient level to induce liquefaction.

The Seismic Hazards Zone Map for the Van Nuys 7.5 Minute Quadrangle (CDMG, 1998) indicates that the site is located within an area identified as having a potential for liquefaction. In addition, the County of Los Angeles Safety Element (Leighton, 1990) indicates that the site is located in an area that is identified as having a potential for liquefaction. The historic high groundwater level in the area is reported to be approximately 40 feet beneath the existing ground surface (CDMG, 1997, Revised 2001).

Liquefaction analysis of the soils underlying the site was performed using an updated version of the spreadsheet template LIQ2_30.WQ1 developed by Thomas F. Blake (1996). This program utilizes the 1996 NCEER method of analysis. This semi-empirical method is based on a correlation between values of Standard Penetration Test (SPT) resistance and field performance data. In order to supplement the SPT blow count data, select California Modified Sampler blow count data were converted to equivalent SPT blow counts based on a correlation factor of 0.55 (Rogers, 2006).

The liquefaction analysis was performed for a Design Earthquake level by using a historic high groundwater table of 40 feet below the ground surface, a magnitude 6.65 earthquake, and a peak horizontal acceleration of 0.628g ($\frac{2}{3}PGA_M$). The enclosed liquefaction analyses, included herein for borings B4 and B6, indicate that the alluvial soils below the historic high groundwater level would be susceptible up to 1.6 and 1.8 inches, respectively, of liquefaction settlement during Design Earthquake ground motion (see enclosed calculation sheets, Figures 5 through 8).

It is our understanding that the intent of the Building Code is to maintain "Life Safety" during Maximum Considered Earthquake level events. Therefore, additional analysis was performed to evaluate the potential for liquefaction during a MCE event. The structural engineer should evaluate the proposed structure for the anticipated MCE liquefaction induced settlements and verify that anticipated deformations would not cause the foundation system to lose the ability to support the gravity loads and/or cause collapse of the structure.

The liquefaction analysis was also performed for the Maximum Considered Earthquake level by using a historic high groundwater table of 40 feet below the ground surface, a magnitude 6.79 earthquake, and a peak horizontal acceleration of 0.941g (PGA_M). The enclosed liquefaction analyses, included herein for borings B4 and B6, indicate that the alluvial soils below the historic high groundwater level would be susceptible up to 2.0 inches of liquefaction settlement during Maximum Considered Earthquake ground motion (see enclosed calculation sheets, Figures 9 through 12).

6.5 Seismically Induced Settlement

Dynamic compaction of dry and loose sands may occur during a major earthquake. Typically, settlements occur in thick beds of such soils. The seismically induced settlement calculations were performed in accordance with the American Society of Civil Engineers, Technical Engineering and Design Guides as adapted from the US Army Corps of Engineers, No. 9.

The calculations provided herein for borings B4 and B6 indicate that the soil above the historic high groundwater level of 40 feet could be susceptible to less than 0.1 and 0.07 inches of settlement as a result of the Design Earthquake peak ground acceleration ($⅔PGA_M$), respectively.

The calculations provided herein for borings B4 and B6 indicate that the soil above the historic high groundwater level of 40 feet could be susceptible to less than 0.19 and 0.17 inches of settlement as a result of the Maximum Considered Earthquake peak ground acceleration (PGA_M), respectively.

Calculation of the anticipated seismically induced settlements is provided as Figures 13 through 16.

6.6 Slope Stability

The topography at the site is flat. The site is not located within a City of Los Angeles Hillside Grading Area or a Hillside Ordinance Area (City of Los Angeles, 2022). Additionally, the site is not located within an area identified as having a potential for seismic slope instability (CDMG, 1998). There are no known landslides near the site, nor is the site in the path of any known or potential landslides. Therefore, the potential for slope stability hazards to adversely affect the proposed development is considered low.

6.7 Earthquake-Induced Flooding

Earthquake-induced flooding is inundation caused by failure of dams or other water-retaining structures due to earthquakes. Based on a review of the Los Angeles County Safety Element (Leighton, 1990), the site is located within a potential inundation area for an earthquake-induced dam failure from Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir. However, these reservoirs, as well as others in California, are continually monitored by various governmental agencies (such as the State of California Division of Safety of Dams and the U.S. Army Corps of Engineers) to guard against the threat of dam failure. Current design and construction practices and ongoing programs of review, modification, or total reconstruction of existing dams are intended to ensure that all dams are capable of withstanding the maximum considered earthquake (MCE) for the dam site. Therefore, the potential for inundation at the site as a result of an earthquake-induced dam failure is considered low.

6.8 Tsunamis, Seiches, and Flooding

The site is not located within a coastal area. Therefore, tsunamis are not considered a significant hazard at the site.

Seiches are large waves generated in enclosed bodies of water in response to ground shaking. No major water-retaining structures are located immediately up gradient from the project site. Therefore, flooding resulting from a seismically induced seiche is considered unlikely.

The site is within an area of minimal flooding (Zone X) as defined by the Federal Emergency Management Agency (FEMA, 2022; LACDPW, 2022b).

6.9 Oil Fields & Methane Potential

Review of the California Geologic Energy Management Division (CalGEM) Well Finder Website indicates that the site is not located within an oil field and oil or gas wells are not documented within a one-mile radius of the site (CalGEM, 2022). However, due to the voluntary nature of record reporting by the oil well drilling companies, wells may be improperly located or not shown on the location map and undocumented wells could be encountered during construction. Any wells encountered during construction will need to be properly abandoned in accordance with the current requirements of the CalGEM.

The site is not located within the boundaries of a city-designated Methane Zone or Methane Buffer Zone (City of Los Angeles, 2022). Since the site is not located within the boundaries of a known oil field, the potential for the presence of methane or other volatile gases to occur at the site is considered low. However, should it be determined that a methane study is required for the proposed development it is recommended that a qualified methane consultant be retained to perform the study and provide mitigation measures as necessary.

6.10 Subsidence

Subsidence occurs when a large portion of land is displaced vertically, usually due to the withdrawal of groundwater, oil, or natural gas. Soils that are particularly subject to subsidence include those with high silt or clay content. The site is not located within an area of known ground subsidence. No large-scale extraction of groundwater, gas, oil, or geothermal energy is occurring or planned at the site or in the general site vicinity. There appears to be little or no potential for ground subsidence due to withdrawal of fluids or gases at the site.

7. CONCLUSIONS AND RECOMMENDATIONS

7.1 General

7.1.1 It is our opinion that neither soil nor geologic conditions were encountered during the investigation that would preclude the construction of the proposed development provided the recommendations presented herein are followed and implemented during design and construction.

7.1.2 Up to 5½ feet of existing artificial fill was encountered during site exploration. The existing fill encountered is believed to be the result of past grading, construction, and demolition activities at the site. Deeper fill may exist in other areas of the site that were not directly explored. It is our opinion that the existing fill, in its present condition, is not suitable for direct support of proposed foundations or slabs. The existing fill and site soils are suitable for re-use as engineered fill provided the recommendation in the *Grading* section of this report are followed (see Section 7.4). Excavations for the subterranean levels are anticipated to penetrate through the existing artificial fill and expose undisturbed alluvial soils throughout the excavation bottom.

7.1.2 The enclosed seismically induced settlement analyses indicate that the site soils could be susceptible to approximately 1.87 inches of total settlement as a result of the Design Earthquake peak ground acceleration ($⅔PGA_M$). The differential settlement at the foundation level is anticipated to be less than 0.9 inches over a distance of 20 feet. The foundation design recommendations presented herein are intended to mitigate the effects of settlement on proposed improvements.

7.1.3 The foundation system for the proposed structure must be able to provide sufficient support for the structure and reduce the effects of differential settlement resulting from a liquefaction event. Based on these considerations, it is recommended that the proposed structure be supported on a reinforced concrete mat foundation deriving support in competent alluvial soils found at and below a depth of 25 feet below the existing ground surface. All foundation excavations must be observed and approved by the Geotechnical Engineer (a representative of Geocon), prior to placing steel or concrete. Recommendations for the design of a mat foundation system are provided in Section 7.6.

7.1.4 It should be noted that implementation of the recommendations presented herein is not intended to completely prevent damage to the structure during the occurrence of strong ground shaking as a result of nearby earthquakes. It is intended that the structure be designed in such a way that the amount of damage incurred as a result of strong ground shaking be minimized.

7.1.5 It is recommended that flexible utility connections be utilized for all rigid utilities to minimize or prevent damage to utilities from minor differential movements.

7.1.6 All excavations must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon). Prior to placing any fill, the excavation bottom must be scarified, moistened, and proof-rolled with heavy equipment in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.).

7.1.7 Excavations up to 32 feet in vertical height are anticipated for construction of the subterranean level, including foundation depths, and elevator pits. Due to the depth of the excavation and the proximity to the property lines, city streets and adjacent offsite structures and improvements, excavation of the proposed subterranean level will require sloping and/or shoring in order to provide a stable excavation. Where shoring is required it is recommended that a soldier pile shoring system be utilized. In addition, where the proposed excavation will be deeper than and adjacent to an offsite structure, the proposed shoring should be designed to resist the surcharge imposed by the adjacent offsite structure. Recommendations for shoring are provided in Section 7.18 of this report.

7.1.8 Due to the nature of the proposed design and intent for a subterranean level, waterproofing of subterranean walls and slabs is suggested. Particular care should be taken in the design and installation of waterproofing to avoid moisture problems, or actual water seepage into the structure through any normal shrinkage cracks which may develop in the concrete walls, floor slab, foundations and/or construction joints. The design and inspection of the waterproofing is not the responsibility of the geotechnical engineer. A waterproofing consultant should be retained in order to recommend a product or method, which would provide protection to subterranean walls, floor slabs and foundations.

7.1.9 Foundations for small outlying structures, such as block walls up to 6 feet in height, planter walls or trash enclosures, which will not be tied to the proposed structure, may be supported on conventional foundations deriving support on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and compaction cannot be performed, foundations may derive support directly in the competent undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials. If the soils exposed in the excavation bottom are soft or loose, compaction of the soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative.

7.1.10 Where new paving is to be placed, it is recommended that all existing fill and soft alluvial soils be excavated and properly compacted for paving support. The client should be aware that excavation and compaction of all existing fill and soft alluvial soils in the area of new paving is not required; however, paving constructed over existing uncertified fill or unsuitable alluvial soil may experience increased settlement and/or cracking, and may therefore have a shorter design life and increased maintenance costs. As a minimum, the upper 12 inches of subgrade soil should be scarified and properly compacted for paving support. Paving recommendations are provided in *Preliminary Pavement Recommendations* section of this report (see Section 7.11).

7.1.11 Based on the potential for liquefaction of the site soils, stormwater infiltration is not recommended for this project. It is suggested that stormwater be retained, filtered and discharged in accordance with the requirements of the local governing agency.

7.1.12 Once the design and foundation loading configuration for the proposed structure proceeds to a more finalized plan, the recommendations within this report should be reviewed and revised, if necessary. Based on the final foundation loading configurations, the potential for settlement should be reevaluated by this office.

7.1.13 Any changes in the design, location or elevation, as outlined in this report, should be reviewed by this office. Geocon should be contacted to determine the necessity for review and possible revision of this report.

7.2 Soil and Excavation Characteristics

7.2.1 The in-situ soils can be excavated with moderate effort using conventional excavation equipment. Some caving should be anticipated in unshored excavations, especially where granular soils are present.

7.2.2 It is the responsibility of the contractor to ensure that all excavations and trenches are properly sloped, shored and maintained in accordance with applicable OSHA rules and regulations to maintain safety and maintain the stability of adjacent existing improvements.

7.2.3 All onsite excavations must be conducted in such a manner that potential surcharges from existing structures, construction equipment, and vehicle loads are resisted. The surcharge area may be defined by a 1:1 projection down and away from the bottom of an existing foundation or vehicle load. Penetrations below this 1:1 projection will require special excavation measures such as sloping and shoring. Excavation recommendations are provided in the *Temporary Excavations* section of this report (see Section 7.17).

7.2.4 The upper 5 feet of existing site soils encountered during this investigation are considered to have a "low" expansive potential (EI = 30 & 33); and are classified as "expansive" based on the 2019 California Building Code (CBC) Section 1803.5.3. At the proposed subterranean levels, the soils encountered are primarily granular in nature and are considered to be "non-expansive". The recommendations presented herein assume that proposed foundations and slabs will derive support in "low" expansive materials.

7.3 Minimum Resistivity, pH and Water-Soluble Sulfate

7.3.1 Potential of Hydrogen (pH) and resistivity testing, as well as chloride content testing, were performed on representative samples of on-site soil to generally evaluate the corrosion potential to surface utilities. The tests were performed in accordance with California Test Method Nos. 643 and 422 and indicate that the soils are considered "moderately corrosive" to "corrosive" with respect to corrosion of buried ferrous metals on site. The results are presented in Appendix B (Figure B40) and should be considered for design of underground structures. Due to the corrosive potential of the soils, it is recommended that PVC, ABS or other approved plastic piping be utilized in lieu of cast-iron when in direct contact with the site soils.

7.3.2 Laboratory tests were performed on representative samples of the site materials to measure the percentage of water-soluble sulfate content. Results from the laboratory water-soluble sulfate tests are presented in Appendix B (Figure B40) and indicate that the on-site materials possess a sulfate exposure class of "S0" to concrete structures as defined by 2019 CBC Section 1904 and ACI 318-19 Chapter 19.

7.3.3 Geocon West, Inc. does not practice in the field of corrosion engineering and mitigation. If corrosion sensitive improvements are planned, it is recommended that a corrosion engineer be retained to evaluate corrosion test results and incorporate the necessary precautions to prevent premature corrosion of buried metal pipes and concrete structures in direct contact with the soils.

7.4 Grading

7.4.1 Earthwork should be observed, and compacted fill tested by representatives of Geocon West, Inc. The existing fill and alluvial soil encountered during exploration is suitable for reuse as engineered fill, provided any encountered oversize material (greater than 6 inches) and any encountered deleterious debris are removed.

7.4.2 A preconstruction conference should be held at the site prior to the beginning of grading operations with the owner, contractor, civil engineer, geotechnical engineer, and building official in attendance. Special soil handling requirements can be discussed at that time.

7.4.3 Grading should commence with the removal of all existing vegetation and existing improvements from the area to be graded. Deleterious debris such as wood and root structures should be exported from the site and should not be mixed with the fill soils. Asphalt and concrete should not be mixed with the fill soils unless approved by the Geotechnical Engineer. All existing underground improvements planned for removal should be completely excavated and the resulting depressions properly backfilled in accordance with the procedures described herein. Once a clean excavation bottom has been established it must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.) and the City of Los Angeles Inspector.

7.4.4 The foundation system for the proposed structure may derive support in the competent alluvial soils found at and below a depth of 25 feet below the existing ground surface.

7.4.5 All excavations must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon). Prior to placing any fill, the excavation bottom must be scarified, moistened, and proof-rolled with heavy equipment in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.). If determined to be excessively soft, stabilization of the bottom of the excavation may be required in order to provide a firm working surface upon which engineered fill can be placed and heavy equipment can operate.

7.4.6 If subgrade stabilization is required at the excavation bottom, tire equipment should not be allowed in the excavation bottom until it is stabilized or extensive soil disturbance could result. It is suggested that excavation and grading be performed during the summer season to promote moisture control of the soils. In addition, the use of track equipment should be considered to minimize disturbance to the soils if they become wet at the excavation bottom. Bottom stabilization, if necessary, may be achieved placing a thin lift of 3- to 6-inch-diameter crushed angular rock into the soft excavation bottom. The use of crushed concrete will also be acceptable. The crushed rock should be spread thinly across the excavation bottom and pressed into the soils by track rolling or wheel rolling with heavy equipment. It is very important that voids between the rock fragments are not created so the rock must be thoroughly pressed or blended into the soils. All subgrade soils must be properly compacted and proof-rolled in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.).

7.4.7 The City of Los Angeles Department of Building and Safety requires a minimum compactive effort of 95 percent of the laboratory maximum dry density in accordance with ASTM D 1557 (latest edition) where the soils to be utilized in the fill have less than 15 percent finer than 0.005 millimeters. Soils with more than 15 percent finer than 0.005 millimeters may be compacted to 90 percent of the laboratory maximum dry density in accordance with ASTM D 1557 (latest edition). Based on the soils encountered during this investigation, it is anticipated that 95 percent relative compaction will be required. All fill and backfill soils should be placed in horizontal loose layers approximately 6 to 8 inches thick, moisture conditioned to near optimum moisture content, and properly compacted to the required degree of compaction in accordance with ASTM D 1557 (latest edition).

7.4.8. Where new paving is to be placed, it is recommended that all existing fill and soft alluvium be excavated and properly compacted for paving support. As a minimum, the upper 12 inches of soil should be scarified, moisture conditioned to near optimum moisture content, and compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition). Paving recommendations are provided in *Preliminary Pavement Recommendations* section of this report (see Section 7.11).

7.4.9 Foundations for small outlying structures, such as block walls up to 6 feet high, planter walls or trash enclosures, which will not be tied to the proposed building, may be supported on conventional foundations deriving support on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and proper compaction cannot be performed, foundations may derive support directly in the undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials. If the soils exposed in the excavation bottom are soft or loose, compaction of the soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative.

7.4.10 Utility trenches should be properly backfilled in accordance with the following requirements. The pipe should be bedded with clean sands (Sand Equivalent greater than 30) to a depth of at least 1 foot over the pipe, and the bedding material must be inspected and approved in writing by the Geotechnical Engineer (a representative of Geocon). The use of gravel is not acceptable unless used in conjunction with filter fabric to prevent the gravel from having direct contact with soil. If gravel is used for trench bedding and shading (typical when seepage is present) it must be 3/16-inch rounded birds-eye rock in accordance with the City of LA plumbing department requirements. The remainder of the trench backfill may be derived from onsite soil or approved import soil, compacted as necessary, until the required compaction is obtained. The use of minimum 2-sack slurry as backfill is also acceptable (see Section 7.5). Prior to placing any bedding materials or pipes, the excavation bottom must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon).

7.4.11 All imported fill shall be observed, tested, and approved by Geocon West, Inc. prior to bringing soil to the site. Rocks larger than 6 inches in diameter shall not be used in the fill. If necessary, import soils used as structural fill should have an expansion index less than 30 and corrosivity properties that are equally or less detrimental to that of the existing onsite soils (see Figure B40). Import soils placed in the building area should be placed uniformly across the building pad or in a manner that is approved by the Geotechnical Engineer (a representative of Geocon).

7.4.12 All trench and foundation excavation bottoms must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon), prior to placing bedding materials, fill, steel, gravel, or concrete.

7.5 Controlled Low Strength Material (CLSM)

7.5.1 Controlled Low Strength Material (CLSM) may be utilized in lieu of compacted soil as engineered fill where approved in writing by the Geotechnical Engineer. Where utilized within the City of Los Angeles use of CLSM is subject to the following requirements:

Standard Requirements

1. CLSM shall be ready-mixed by a City of Los Angeles approved batch plant;
2. CLSM shall not be placed on uncertified fill, on incompetent natural soil, nor below water;
3. CLSM shall not be placed on a sloping surface with a gradient steeper than 5:1 (horizontal to vertical);
4. Placement of the CLSM shall be under the continuous inspection of a concrete deputy inspector;

5. The excavation bottom shall be accepted by the soil engineer and the City Inspector prior to placing CLSM.

Requirements for CLSM that will be used for support of footings

1. The cement content of the CLSM shall not be less than 188 pounds per cubic yard (min. 2 sacks);
2. The excavation bottom must be level, cleaned of loose soils and approved in writing by Geocon prior to placement of the CLSM;
3. The ultimate compressive strength of the CLSM shall be no less than 100 pounds per square inch (psi) when tested on the 28th-day per ASTM D4832 (latest edition), Standard Test Method for Preparation and Testing of Controlled Low Strength Material Test Cylinders. Compression testing will be performed in accordance with ASTM C39 and City of Los Angeles requirements;
4. Samples of the CLSM will be collected during placement, a minimum of one test (two cylinders) for each 50 cubic yards or fraction thereof;
5. Overexcavation for CLSM placement shall extend laterally beyond the footprint of any proposed footings as required for placement of compacted fill, unless justified otherwise by the soil engineer that footings will have adequate vertical and horizontal bearing capacity.

7.6 Mat Foundation Design

7.6.1 It is recommended that a reinforced concrete mat foundation be utilized for support of the proposed structure. The reinforced concrete mat foundation should derive support in competent alluvial soils found at and below a depth of 25 feet below the existing ground surface.

7.6.2 The recommended maximum allowable bearing value for the design of a reinforced concrete mat foundation is 4,000 pounds per square foot (psf). The allowable bearing pressure may be increased by up to one-third for transient loads due to wind or seismic forces.

7.6.3 It is recommended that a modulus of subgrade reaction of 150 pounds per cubic inch (pci) be utilized for the design of the mat foundation bearing in competent alluvial soils. This value is a unit value for use with a one-foot square footing. The modulus should be reduced in accordance with the following equation when used with larger foundations:

$$K_R = K\left[\frac{B+1}{2B}\right]^2$$

where: K_R = reduced subgrade modulus
K = unit subgrade modulus
B = foundation width (in feet)

7.6.4 The thickness of and reinforcement for the mat foundation should be designed by the project structural engineer.

7.6.5 For seismic design purposes, a coefficient of friction of 0.35 may be utilized between concrete slab and subgrade soils without a moisture barrier, and 0.15 for slabs underlain by a moisture barrier.

7.6.6 Foundation excavations should be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to the placement of reinforcing steel and concrete to verify that the exposed soil conditions are consistent with those anticipated. If unanticipated soil conditions are encountered, foundation modifications may be required.

7.6.7 Slabs-on-grade at the ground surface that may receive moisture-sensitive floor coverings or may be used to store moisture-sensitive materials should be underlain by a vapor retarder placed directly beneath the slab. The vapor retarder and acceptable permeance should be specified by the project architect or developer based on the type of floor covering that will be installed. The vapor retarder selection and design should be consistent with the guidelines presented in Section 9.3 of the American Concrete Institute's (ACI) Guide for Concrete Slabs that Receive Moisture-Sensitive Flooring Materials (ACI 302.2R-06) as well as ASTM E1745 and should be installed in general conformance with ASTM E 1643 (latest edition) and the manufacturer's recommendations. A minimum thickness of 15 mils extruded polyolefin plastic is recommended; vapor retarders which contain recycled content or woven materials are not recommended. The vapor retarder should have a permeance of less than 0.01 perms demonstrated by testing before and after mandatory conditioning is recommended. The vapor retarder should be installed in direct contact with the concrete slab with proper perimeter seal. If the California Green Building Code requirements apply to this project, the vapor retarder should be underlain by 4 inches of clean aggregate. It is important that the vapor retarder be puncture resistant since it will be in direct contact with angular gravel. As an alternative to the clean aggregate suggested in the Green Building Code, it is our opinion that the concrete slab-on-grade may be underlain by a vapor retarder over 4-inches of clean sand (sand equivalent greater than 30), since the sand will serve a capillary break and will minimize the potential for punctures and damage to the vapor barrier.

7.6.8 Waterproofing of subterranean walls and slabs is recommended for this project. Particular care should be taken in the design and installation of waterproofing to avoid moisture problems, or actual water seepage into the structure through any normal shrinkage cracks which may develop in the concrete walls, floor slab, foundations and/or construction joints. The design and inspection of the waterproofing is not the responsibility of the geotechnical engineer. A waterproofing consultant should be retained in order to recommend a product or method which would provide protection to subterranean walls, floor slabs and foundations.

7.6.9 This office should be provided a copy of the final construction plans so that the recommendations presented herein could be properly reviewed and revised if necessary.

7.7 Foundation Settlement

7.7.1 The enclosed seismically-induced settlement analyses indicate that the site soils could be susceptible to approximately 1.87 inches of total settlement as a result of the Design Earthquake peak ground acceleration ($\frac{2}{3}PGA_M$). The differential settlement at the foundation level is anticipated to be less than 0.9 inches over a distance of 20 feet. These settlements are in addition to the static settlements indicated below and must be considered in the structural design.

7.7.2 The maximum expected static settlement for a structure supported on a reinforced concrete mat foundation with a maximum allowable bearing pressure of 4,000 psf and deriving support in the recommended bearing material is estimated to be less than 1 inch and occur below the heaviest loaded structural element. Settlement of the foundation system is expected to occur on initial application of loading. Differential settlement is expected to be less than ½ inch between the center and corner of the mat foundation. Based on seismic considerations, the proposed structure should be designed for a combined static and seismically-induced differential settlement of 1½ inches over a distance of 20 feet.

7.7.3 Once the design and foundation loading configurations for the proposed structures proceeds to a more finalized plan, the estimated settlements presented in this report should be reviewed and revised, if necessary. If the final foundation loading configurations are greater than the assumed loading conditions, the potential for settlement should be reevaluated by this office.

7.8 Miscellaneous Foundations

7.8.1 Foundations for small outlying structures, such as block walls up to 6 feet in height, planter walls or trash enclosures which will not be tied to the proposed structure may be supported on conventional foundations bearing on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and compaction cannot be performed, such as adjacent to property lines, foundations may derive

support in the undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials.

7.8.2 If the soils exposed in the excavation bottom are soft, compaction of the soft soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative. Miscellaneous foundations may be designed for a bearing value of 1,500 psf, and should be a minimum of 12 inches in width, 24 inches in depth below the lowest adjacent grade and 12 inches into the recommended bearing material. The allowable bearing pressure may be increased by up to one-third for transient loads due to wind or seismic forces.

7.8.3 Foundations supported in the upper alluvial soils, primarily above a depth of approximately 22 feet, are subject to potential settlement due to excessive hydro-consolidation of the soils upon saturation (see Figures B13 through B17). It is critical that proper drainage be maintained at all times to prevent saturation of the upper alluvial soils. Recommendations for drainage are provided in the S*urface Drainage* section of this report (see Section 7.23).

7.8.4 Foundation excavations should be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to the placement of reinforcing steel and concrete to verify that the excavations and exposed soil conditions are consistent with those anticipated.

7.9 Lateral Design

7.9.1 Resistance to lateral loading may be provided by friction acting at the base of foundations, slabs and by passive earth pressure. An allowable coefficient of friction of 0.35 may be used with the dead load forces in the competent alluvial soils or in properly compacted engineered fill.

7.9.2 Passive earth pressure for the sides of foundations and slabs poured against properly compacted engineered fill or competent alluvial soils may be computed as an equivalent fluid having a density of 240 pcf with a maximum earth pressure of 2,400 psf. When combining passive and friction for lateral resistance, the passive component should be reduced by one-third.

7.10 Exterior Concrete Slabs-on-Grade

7.10.1 Exterior concrete slabs-on-grade at the ground surface subject to vehicle loading should be designed in accordance with the recommendations in the *Preliminary Pavement Recommendations* section of this report (Section 7.11).

7.10.2 Exterior slabs, not subject to traffic loads, should be at least 4 inches thick and reinforced with No. 3 steel reinforcing bars placed 18 inches on center in both horizontal directions, positioned near the slab midpoint. Prior to construction of slabs, the upper 12 inches of subgrade should be moistened to near optimum moisture content and properly compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition). Crack control joints should be spaced at intervals not greater than 10 feet and should be constructed using saw-cuts or other methods as soon as practical following concrete placement. Crack control joints should extend a minimum depth of one-fourth the slab thickness. The project structural engineer should design construction joints as necessary.

7.10.3 The moisture content of the slab subgrade should be maintained and sprinkled as necessary to maintain a moist condition as would be expected in any concrete placement.

7.10.4 The recommendations of this report are intended to reduce the potential for cracking of slabs due to settlement. However, even with the incorporation of the recommendations presented herein, foundations, stucco walls, and slabs-on-grade may exhibit some cracking due to minor soil movement and/or concrete shrinkage. The occurrence of concrete shrinkage cracks is independent of the supporting soil characteristics. Their occurrence may be reduced and/or controlled by limiting the slump of the concrete, proper concrete placement and curing, and by the placement of crack control joints at periodic intervals, in particular, where re-entrant slab corners occur.

7.11 Preliminary Pavement Recommendations

7.11.1 Where new paving is to be placed, it is recommended that all existing fill and soft or unsuitable alluvial materials be excavated and properly recompacted for paving support. The client should be aware that excavation and compaction of all existing artificial fill and soft alluvium in the area of new paving is not required; however, paving constructed over existing unsuitable material may experience increased settlement and/or cracking, and may therefore have a shorter design life and increased maintenance costs. As a minimum, the upper twelve inches of paving subgrade should be scarified, moisture conditioned to near optimum moisture content, and properly compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition).

7.11.2 The following pavement sections are based on an assumed R-Value of 20. Once site grading activities are complete an R-Value should be obtained by laboratory testing to confirm the properties of the soils serving as paving subgrade, prior to placing pavement.

7.11.3 The Traffic Indices listed below are estimates. Geocon does not practice in the field of traffic engineering. The actual Traffic Index for each area should be determined by the project civil engineer. If pavement sections for Traffic Indices other than those listed below are required, Geocon should be contacted to provide additional recommendations. Pavement thicknesses were determined following procedures outlined in the *California Highway Design Manual* (Caltrans). It is anticipated that the majority of traffic will consist of automobile and large truck traffic.

PRELIMINARY PAVEMENT DESIGN SECTIONS

Location	Estimated Traffic Index (TI)	Asphalt Concrete (inches)	Class 2 Aggregate Base (inches)
Automobile Parking And Driveways	4.0	3.0	4.0
Trash Truck & Fire Lanes	7.0	4.0	12.0

7.11.4 Asphalt concrete should conform to Section 203-6 of the "*Standard Specifications for Public Works Construction"* (Green Book). Class 2 aggregate base materials should conform to Section 26-1.02A of the "*Standard Specifications of the State of California, Department of Transportation"* (Caltrans). The use of Crushed Miscellaneous Base in lieu of Class 2 aggregate base is acceptable. Crushed Miscellaneous Base should conform to Section 200-2.4 of the "*Standard Specifications for Public Works Construction"* (Green Book).

7.11.5 Unless specifically designed and evaluated by the project structural engineer, where exterior concrete paving will be utilized for support of vehicles, it is recommended that the concrete be a minimum of 5 inches of concrete reinforced with No. 3 steel reinforcing bars placed 18 inches on center in both horizontal directions. Concrete paving supporting vehicular traffic should be underlain by a minimum of 4 inches of aggregate base and a properly compacted subgrade. The subgrade and base material should be compacted to 95 percent relative compactions determined by ASTM Test Method D 1557 (latest edition).

7.11.6 The performance of pavements is highly dependent upon providing positive surface drainage away from the edge of pavements. Ponding of water on or adjacent to the pavement will likely result in saturation of the subgrade materials and subsequent cracking, subsidence and pavement distress. If planters are planned adjacent to paving, it is recommended that the perimeter curb be extended at least 12 inches below the bottom of the aggregate base to minimize the introduction of water beneath the paving.

7.12 Retaining Wall Design

7.12.1 The recommendations presented below are generally applicable to the design of rigid concrete or masonry retaining walls having a maximum height of 30 feet. In the event that walls significantly higher than 30 feet are planned, Geocon should be contacted for additional recommendations.

7.12.2 Retaining wall foundations may be designed in accordance with the recommendations provided in the *Mat Foundation Design* section of this report (see Section 7.6).

7.12.3 Retaining walls with a level backfill surface that are not restrained at the top should be designed utilizing a triangular distribution of pressure (active pressure) of 54 pcf. Calculation of the recommended retaining wall pressures is provided on Figure 17.

7.12.4 Restrained walls are those that are not allowed to rotate more than 0.001H (where H equals the height of the retaining portion of the wall in feet) at the top of the wall. Where walls are restrained from movement at the top, walls may be designed utilizing a triangular distribution of pressure (at-rest pressure) of 62 pcf.

7.12.5 The wall pressures provided above assume that the proposed retaining walls will support relatively undisturbed alluvial soils. If sloping techniques are to be utilized for construction of proposed walls, which would result in a wedge of engineered fill behind the retaining walls, revised earth pressures may be required, especially if the wall backfill does not consist of the existing onsite soils. This should be evaluated once the use of sloping measures is established and once the geotechnical characteristics of the engineered backfill soils can be further evaluated.

7.12.6 The wall pressures provided above assume that the retaining wall will be properly drained preventing the buildup of hydrostatic pressure. If retaining wall drainage is not implemented, the equivalent fluid pressure to be used in design of undrained walls is 93 pcf. The value includes hydrostatic pressures plus buoyant lateral earth pressures.

7.12.7 Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent structures and should be designed for each condition as the project progresses.

7.12.8 It is recommended that line-load surcharges from adjacent wall footings, use horizontal pressures generated from NAV-FAC DM 7.2. The governing equations are:

$$For\ {}^{x}/_{H} \leq 0.4$$

$$\sigma_H(z) = \frac{0.20 \times \left(\frac{z}{H}\right)}{\left[0.16 + \left(\frac{z}{H}\right)^2\right]^2} \times \frac{Q_L}{H}$$

and

$$For\ {}^{x}/_{H} > 0.4$$

$$\sigma_H(z) = \frac{1.28 \times \left(\frac{x}{H}\right)^2 \times \left(\frac{z}{H}\right)}{\left[\left(\frac{x}{H}\right)^2 + \left(\frac{z}{H}\right)^2\right]^2} \times \frac{Q_L}{H}$$

where x is the distance from the face of the excavation or wall to the vertical line-load, H is the distance from the bottom of the footing to the bottom of excavation or wall, z is the depth at which the horizontal pressure is desired, Q_L is the vertical line-load and $\sigma_H(z)$ is the horizontal pressure at depth z.

7.12.9 It is recommended that vertical point-loads, from construction equipment outriggers or adjacent building columns use horizontal pressures generated from NAV-FAC DM 7.2. The governing equations are:

$$For\ {}^{x}/_{H} \leq 0.4$$

$$\sigma_H(z) = \frac{0.28 \times \left(\frac{z}{H}\right)^2}{\left[0.16 + \left(\frac{z}{H}\right)^2\right]^3} \times \frac{Q_P}{H^2}$$

and

$$For\ {}^{x}/_{H} > 0.4$$

$$\sigma_H(z) = \frac{1.77 \times \left(\frac{x}{H}\right)^2 \times \left(\frac{z}{H}\right)^2}{\left[\left(\frac{x}{H}\right)^2 + \left(\frac{z}{H}\right)^2\right]^3} \times \frac{Q_P}{H^2}$$

then

$$\sigma'_H(z) = \sigma_H(z) cos^2(1.1\theta)$$

where x is the distance from the face of the excavation/wall to the vertical point-load, H is distance from the outrigger/bottom of column footing to the bottom of excavation, z is the depth at which the horizontal pressure is desired, Q_P is the vertical point-load, $\sigma_H(z)$ is the horizontal pressure at depth z, θ is the angle between a line perpendicular to the

excavation/wall and a line from the point-load to location on the excavation/wall where the surcharge is being evaluated, and $\sigma_{H(z)}$ is the horizontal pressure at depth z.

7.12.10 In addition to the recommended earth pressure, the upper 10 feet of the subterranean wall adjacent to the street and parking lot should be designed to resist a uniform lateral pressure of 100 psf, acting as a result of an assumed 300 psf surcharge behind the walls due to normal street traffic. If the traffic is kept back at least 10 feet from the subterranean walls, the traffic surcharge may be neglected.

7.12.11 Seismic lateral forces should be incorporated into the design as necessary, and recommendations for seismic lateral forces are presented below.

7.13 Dynamic (Seismic) Lateral Forces

7.13.1 The structural engineer should determine the seismic design category for the project in accordance with Section 1613 of the CBC. If the project possesses a seismic design category of D, E, or F, proposed retaining walls in excess of 6 feet in height should be designed with seismic lateral pressure (Section 1803.5.12 of the 2019 CBC).

7.13.2 A seismic load of 15 pcf should be used for design of walls that support more than 6 feet of backfill in accordance with Section 1803.5.12 of the 2019 CBC. The seismic load is applied as an equivalent fluid pressure along the height of the wall and the calculated loads result in a maximum load exerted at the base of the wall and zero at the top of the wall. This seismic load should be applied in addition to the active earth pressure. The earth pressure is based on half of two thirds of PGA_M calculated from ASCE 7-16 Section 11.8.3.

7.14 Retaining Wall Drainage

7.14.1 Unless designed for hydrostatic pressures, retaining walls should be provided with a drainage system. At the base of the drain system, a subdrain covered with a minimum of 12 inches of gravel should be installed, and a compacted fill blanket or other seal placed at the surface (see Figure 18). The clean bottom and subdrain pipe, behind a retaining wall, should be observed by the Geotechnical Engineer (a representative of Geocon), prior to placement of gravel or compacting backfill.

7.14.2 As an alternative, a plastic drainage composite such as Miradrain or equivalent may be installed in continuous, 4-foot wide columns along the entire back face of the wall, at 8 feet on center. The top of these drainage composite columns should terminate approximately 18 inches below the ground surface, where either hardscape or a minimum of 18 inches of relatively cohesive material should be placed as a cap (see Figure 19). These vertical columns of drainage material would then be connected at the bottom of the wall to a collection panel or a 1-cubic-foot rock pocket drained by a 4-inch subdrain pipe.

7.14.3 Subdrainage pipes at the base of the retaining wall drainage system should outlet to an acceptable location via controlled drainage structures. Drainage should not be allowed to flow uncontrolled over descending slopes.

7.14.4 Moisture affecting below grade walls is one of the most common post-construction complaints. Poorly applied or omitted waterproofing can lead to efflorescence or standing water. Particular care should be taken in the design and installation of waterproofing to avoid moisture problems, or actual water seepage into the structure through any normal shrinkage cracks which may develop in the concrete walls, floor slab, foundations and/or construction joints. The design and inspection of the waterproofing is not the responsibility of the geotechnical engineer. A waterproofing consultant should be retained in order to recommend a product or method, which would provide protection to subterranean walls, floor slabs and foundations.

7.15 Elevator Pit Design

7.15.1 The elevator pit slab and retaining wall should be designed by the project structural engineer. Elevator pit walls may be designed in accordance with the recommendations in the *Mat Foundation Design* and *Retaining Wall Design* sections of this report (see Sections 7.6 and 7.12).

7.15.2 Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent foundations and should be designed for each condition as the project progresses.

7.15.3 If retaining wall drainage is to be provided, the drainage system should be designed in accordance with the *Retaining Wall Drainage* section of this report (see Section 7.14).

7.15.4 Subdrainage pipes at the base of the retaining wall drainage system should outlet to a location acceptable to the building official.

7.15.5 It is suggested that the exterior walls and slab be waterproofed to prevent excessive moisture inside of the elevator pit. Waterproofing design and installation is not the responsibility of the geotechnical engineer.

7.16 Elevator Piston

7.16.1 If a plunger-type elevator piston is installed for this project, a deep drilled excavation will be required. It is important to verify that the drilled excavation is not situated immediately adjacent to a foundation or shoring pile, or the drilled excavation could compromise the existing foundation or pile support, especially if the drilling is performed subsequent to the foundation or pile construction.

7.16.2 Caving may occur especially where granular soils are encountered. The contractor should be prepared to use casing and should have it readily available at the commencement of drilling activities. Continuous observation of the drilling and installation of the elevator piston by the Geotechnical Engineer (a representative of Geocon West, Inc.) is required.

7.16.3 The annular space between the piston casing and drilled excavation wall should be filled with a minimum of 1½-sack slurry pumped from the bottom up. As an alternative, pea gravel may be utilized. The use of soil to backfill the annular space is not acceptable.

7.17 Temporary Excavations

7.17.1 Excavations up to 32 feet in height will be required for excavation and construction of the subterranean level, including foundation depths, and elevator pits. The excavations are expected to expose artificial fill and alluvial soils, which are suitable for vertical excavations up to 5 feet in height where loose soils or caving sands are not present, and where not surcharged by adjacent traffic or structures.

7.17.2 Vertical excavations greater than 5 feet or where surcharged by existing structures will require sloping or shoring measures in order to provide a stable excavation. Where sufficient space is available, temporary unsurcharged embankments could be sloped back at a uniform 1:1 slope gradient or flatter up to maximum height of 10 feet. A uniform slope does not have a vertical portion. Where space is limited, shoring measures will be required. *Shoring* data is provided in Section 7.18 of this report.

7.17.3 Where temporary construction slopes are utilized, the top of the slope should be barricaded to prevent vehicles and storage loads at the top of the slope within a horizontal distance equal to the height of the slope. If the temporary construction slopes are to be maintained during the rainy season, berms are suggested along the tops of the slopes where necessary to prevent runoff water from entering the excavation and eroding the slope faces. Geocon personnel should inspect the soils exposed in the cut slopes during excavation so that modifications of the slopes can be made if variations in the soil conditions occur. All excavations should be stabilized within 30 days of initial excavation.

7.18 Shoring – Soldier Pile Design and Installation

7.18.1 The following information on the design and installation of shoring is preliminary. Review of the final shoring plans and specifications should be made by this office prior to bidding or negotiating with a shoring contractor.

7.18.2 One method of shoring would consist of steel soldier piles, placed in drilled holes and backfilled with concrete. The steel soldier piles may also be installed utilizing high frequency vibration. Where maximum excavation heights are less than 12 feet the soldier piles are typically designed as cantilevers. Where excavations exceed 12 feet or are surcharged, soldier piles may require lateral bracing utilizing drilled tie-back anchors or raker braces to maintain an economical steel beam size and prevent excessive deflection. The size of the steel beam, the need for lateral bracing, and the acceptable shoring deflection should be determined by the project shoring engineer.

7.18.3 The design embedment of the shoring pile toes must be maintained during excavation activities. The toes of the perimeter shoring piles should be deepened to take into account any required excavations necessary for grading activities, foundations, and/or adjacent drainage systems.

7.18.4 The proposed soldier piles may also be designed as permanent piles. The required pile depths, dimensions, and spacing should be determined and designed by the project structural and shoring engineers. All piles utilized for shoring can also be incorporated into a permanent retaining wall system (shotcrete wall) and should be designed in accordance with the earth pressure provided in the *Retaining Wall Design* section of this report (see Section 7.12).

7.18.5 Drilled cast-in-place soldier piles should be placed no closer than three diameters on center. The minimum diameter of the piles is 18 inches. Structural concrete should be used for the soldier piles below the excavation; lean-mix concrete may be employed above that level.

As an alternative, lean-mix concrete may be used throughout the pile where the reinforcing consists of a wideflange section. The slurry must be of sufficient strength to impart the lateral bearing pressure developed by the wideflange section to the soil. For design purposes, an allowable passive value for the soils may be assumed to be 260 psf per foot. Where piles are installed by vibration techniques, the passive pressure may be assumed to mobilize across a width equal to the two times the dimension of the beam flange. The allowable passive value may be doubled for isolated piles, spaced a minimum of three times the pile diameter. To develop the full lateral value, provisions should be implemented to assure firm contact between the soldier piles and the undisturbed alluvium.

7.18.6 Groundwater was not encountered during site exploration, and static groundwater is not expected to be encountered during construction. However, should groundwater or local seepage be encountered during pile installation, the contractor should be prepared. If more than 6 inches of water is present in the bottom of the excavation, a tremie is required to place the concrete into the bottom of the hole. A tremie should consist of a rigid, water-tight tube having a diameter of not less than 6 inches with a hopper at the top. The tube should be equipped with a device that will close the discharge end and prevent water from entering the tube while it is being charged with concrete. The tremie should be supported so as to permit free movement of the discharge end over the entire top surface of the work and to permit rapid lowering when necessary to retard or stop the flow of concrete. The discharge end should be closed at the start of the work to prevent water entering the tube and should be entirely sealed at all times, except when the concrete is being placed. The tremie tube should be kept full of concrete. The flow should be continuous until the work is completed and the resulting concrete seal should be monolithic and homogeneous. The tip of the tremie tube should always be kept about 5 feet below the surface of the concrete and definite steps and safeguards should be taken to insure that the tip of the tremie tube is never raised above the surface of the concrete.

7.18.7 A special concrete mix should be used for concrete to be placed below water. The design should provide for concrete with an unconfined compressive strength psi of 1,000 pounds per square inch (psi) over the initial job specification. An admixture that reduces the problem of segregation of paste/aggregates and dilution of paste should be included. The slump should be commensurate to any research report for the admixture, provided that it should also be the minimum for a reasonable consistency for placing when water is present.

7.18.8 Casing will likely be required since caving is expected in the granular soils, and the contractor should have casing available prior to commencement of pile excavation. When casing is used, extreme care should be employed so that the pile is not pulled apart as the casing is withdrawn. At no time should the distance between the surface of the concrete and the bottom of the casing be less than 5 feet. As an alternative, piles may be vibrated into place; however, there is always

a risk that excessive vibrations in sandy soils could induce settlements and distress to adjacent offsite improvements. Continuous observation of the drilling and pouring of the piles by the Geotechnical Engineer (a representative of Geocon West, Inc.), is required.

7.18.9 If a vibratory method of solider pile installation is utilized, predrilling may be performed prior to installation of the steel beams. If predrilling is performed, it is recommended that the bore diameter be at least 2 inches smaller than the largest dimension of the pile to prevent excessive loss in the frictional component of the pile capacity. Predrilling should not be conducted below the proposed excavation bottom.

7.18.10 If a vibratory method is utilized, the owner should be aware of the potential risks associated with vibratory efforts, which typically involve inducing settlement within the vicinity of the pile which could result in a potential for damage to existing improvements in the area.

7.18.11 The level of vibration that results from the installation of the piles should not exceed a threshold where occupants of nearby structures are disturbed, despite higher vibration tolerances that a building may endure without deformation or damage. The main parameter used for vibration assessment is peak particle velocity in units of inch per second (in/sec). The acceptable range of peak particle velocity should be evaluated based on the age and condition of adjacent structures, as well as the tolerance of human response to vibration.

7.18.12 Based on Table 19 of the *Transportation and Construction Induced Vibration Guidance Manual* (Caltrans 2013), a continuous source of vibrations (ex. vibratory pile driving) which generates a maximum peak particle velocity of 0.5 in/sec is considered tolerable for modern industrial/commercial buildings and new residential structures. The Client should be aware that a lower value may be necessary if older or fragile structures are in the immediate vicinity of the site.

7.18.13 Vibrations should be monitored and record with seismographs during pile installation to detect the magnitude of vibration and oscillation experienced by adjacent structures. If the vibrations exceed the acceptable range during installation, the shoring contractor should modify the installation procedure to reduce the values to within the acceptable range. Vibration monitoring is not the responsibility of the Geotechnical Engineer.

7.18.14 Geocon does not practice in the field of vibration monitoring. If construction techniques will be implemented, it is recommended that qualified consultant be retained to provide site specific recommendations for vibration thresholds and monitoring.

7.18.15 The frictional resistance between the soldier piles and retained soil may be used to resist the vertical component of the anchor load. The coefficient of friction may be taken as 0.4 based on uniform contact between the steel beam and lean-mix concrete and retained earth. The portion of soldier piles below the plane of excavation may also be employed to resist the downward loads. The downward capacity may be determined using a frictional resistance of 650 psf per foot.

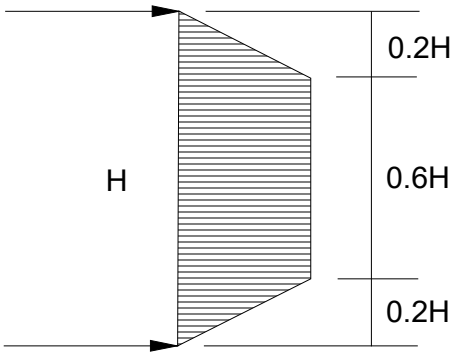
7.18.16 Due to the nature of the site soils, it is expected that continuous lagging between soldier piles will be required. However, it is recommended that the exposed soils be observed by the Geotechnical Engineer (a representative of Geocon West, Inc.), to verify the presence of any competent, cohesive soils and the areas where lagging may be omitted.

7.18.17 The time between lagging excavation and lagging placement should be as short as possible soldier piles should be designed for the full-anticipated pressures. Due to arching in the soils, the pressure on the lagging will be less. It is recommended that the lagging be designed for the full design pressure but be limited to a maximum of 400 psf.

7.18.18 For the design of unbraced shoring, it is recommended that an equivalent fluid pressure be utilized for design. A trapezoidal distribution of lateral earth pressure may be used where shoring will be restrained by bracing or tie backs. The recommended active and trapezoidal pressures are provided in the following table. A diagram depicting the trapezoidal pressure distribution of lateral earth pressure is provided below the table. Calculation of the recommended shoring pressures is provided on Figure 20.

HEIGHT OF SHORING (FEET)	**EQUIVALENT FLUID PRESSURE (Pounds Per Cubic Foot) (ACTIVE PRESSURE)**	**EQUIVALENT FLUID PRESSURE Trapezoidal (Where H is the height of the shoring in feet)**
Up to 32	42	26H

Trapezoidal Distribution of Pressure



7.18.19 Where a combination of sloped embankment and shoring is utilized, the pressure will be greater and must be determined for each combination. Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic, or adjacent structures and must be determined for each combination.

7.18.20 It is recommended that line-load surcharges from adjacent wall footings, use horizontal pressures generated from NAV-FAC DM 7.2. The governing equations are:

$$For\ {}^{x}/_{H} \leq 0.4$$

$$\sigma_H(z) = \frac{0.20 \times \left(\frac{z}{H}\right)}{\left[0.16 + \left(\frac{z}{H}\right)^2\right]^2} \times \frac{Q_L}{H}$$

and

$$For\ {}^{x}/_{H} > 0.4$$

$$\sigma_H(z) = \frac{1.28 \times \left(\frac{x}{H}\right)^2 \times \left(\frac{z}{H}\right)}{\left[\left(\frac{x}{H}\right)^2 + \left(\frac{z}{H}\right)^2\right]^2} \times \frac{Q_L}{H}$$

where x is the distance from the face of the excavation or wall to the vertical line-load, H is the distance from the bottom of the footing to the bottom of excavation or wall, z is the depth at which the horizontal pressure is desired, Q_L is the vertical line-load and $\sigma_{H(z)}$ is the horizontal pressure at depth z.

7.18.21 It is recommended that vertical point-loads, from construction equipment outriggers or adjacent building columns use horizontal pressures generated from NAV-FAC DM 7.2. The governing equations are:

$$For\ {}^{x}/_{H} \leq 0.4$$

$$\sigma_H(z) = \frac{0.28 \times \left(\frac{z}{H}\right)^2}{\left[0.16 + \left(\frac{z}{H}\right)^2\right]^3} \times \frac{Q_P}{H^2}$$

and

$$For\ {}^{x}/_{H} > 0.4$$

$$\sigma_H(z) = \frac{1.77 \times \left(\frac{x}{H}\right)^2 \times \left(\frac{z}{H}\right)^2}{\left[\left(\frac{x}{H}\right)^2 + \left(\frac{z}{H}\right)^2\right]^3} \times \frac{Q_P}{H^2}$$

then

$$\sigma'_H(z) = \sigma_H(z) cos^2(1.1\theta)$$

where x is the distance from the face of the excavation/wall to the vertical point-load, H is distance from the outrigger/bottom of column footing to the bottom of excavation, z is the depth at which the horizontal pressure is desired, Q_p is the vertical point-load, $\sigma_H(z)$ is the horizontal pressure at depth z, θ is the angle between a line perpendicular to the excavation/wall and a line from the point-load to location on the excavation/wall where the surcharge is being evaluated, and $\sigma_H(z)$ is the horizontal pressure at depth z.

7.18.22 In addition to the recommended earth pressure, the upper 10 feet of the shoring adjacent to the street or driveway areas should be designed to resist a uniform lateral pressure of 100 psf, acting as a result of an assumed 300 psf surcharge behind the shoring due to normal street traffic. If the traffic is kept back at least ten feet from the shoring, the traffic surcharge may be neglected.

7.18.23 It is difficult to accurately predict the amount of deflection of a shored embankment. It should be realized that some deflection will occur. It is recommended that the deflection be minimized to prevent damage to existing structures and adjacent improvements. Where public right-of-ways are present or adjacent offsite structures do not surcharge the shoring excavation, the shoring deflection should be limited to less than 1 inch at the top of the shored embankment. Where offsite structures are within the shoring surcharge area it is recommended that the beam deflection be limited to less than ½ inch at the elevation of the adjacent offsite foundation, and no deflection at all if deflections will damage existing structures. The allowable deflection is dependent on many factors, such as the presence of structures and utilities near the top of the embankment, and will be assessed and designed by the project shoring engineer.

7.18.24 Because of the depth of the excavation, some means of monitoring the performance of the shoring system is suggested. The monitoring should consist of periodic surveying of the lateral

and vertical locations of the tops of all soldier piles and the lateral movement along the entire lengths of selected soldier piles.

7.18.25 Due to the depth of the excavation and proximity to adjacent structures, it is suggested that prior to excavation the existing improvements be inspected to document the present condition. For documentation purposes, photographs should be taken of preconstruction distress conditions and level surveys of adjacent grade and pavement should be considered. During excavation activities, the adjacent structures and pavement should be periodically inspected for signs of distress. In the event that distress or settlement is noted, an investigation should be performed and corrective measures taken so that continued or worsened distress or settlement is mitigated. Documentation and monitoring of the offsite structures and improvements is not the responsibility of the geotechnical engineer.

7.19 Temporary Tie-Back Anchors

7.19.1 Temporary tie-back anchors may be used with the solider pile wall system to resist lateral loads. Post-grouted friction anchors are recommended. For design purposes, it may be assumed that the active wedge adjacent to the shoring is defined by a plane drawn 35 degrees with the vertical through the bottom plane of the excavation. Friction anchors should extend a minimum of 20 feet beyond the potentially active wedge and to greater lengths if necessary to develop the desired capacities. The locations and depths of all offsite utilities should be thoroughly checked and incorporated into the drilling angle design for the tie-back anchors.

7.19.2 The capacities of the anchors should be determined by testing of the initial anchors as outlined in a following section. Only the frictional resistance developed beyond the active wedge would be effective in resisting lateral loads. Anchors should be placed at least 6 feet on center to be considered isolated. For preliminary design purposes, it is estimated that drilled friction anchors constructed without utilizing post-grouting techniques will develop average skin frictions as follows:

- 7 feet below the top of the excavation – 950 psf
- 15 feet below the top of the excavation – 1,300 psf
- 25 feet below the top of the excavation – 1,800 psf

7.19.3 Depending on the techniques utilized, and the experience of the contractor performing the installation, a maximum allowable friction capacity of 3.1 kips per linear foot for post-grouted anchors (for a minimum 20-foot length beyond the active wedge) may be assumed for design purposes. Only the frictional resistance developed beyond the active wedge should be utilized in resisting lateral loads.

7.20 Anchor Installation

7.20.1 Tied-back anchors are typically installed between 20 and 40 degrees below the horizontal; however, occasionally alternative angles are necessary to avoid existing improvements and utilities. The locations and depths of all offsite utilities should be thoroughly checked prior to design and installation of the tie-back anchors. Caving of the anchor shafts, particularly within sand and gravel deposits or seepage zones, should be anticipated during installation and provisions should be implemented in order to minimize such caving. It is suggested that hollow-stem auger drilling equipment be used to install the anchors. The anchor shafts should be filled with concrete by pumping from the tip out, and the concrete should extend from the tip of the anchor to the active wedge. In order to minimize the chances of caving, it is recommended that the portion of the anchor shaft within the active wedge be backfilled with sand before testing the anchor. This portion of the shaft should be filled tightly and flush with the face of the excavation. The sand backfill should be placed by pumping; the sand may contain a small amount of cement to facilitate pumping.

7.21 Anchor Testing

7.21.1 All of the anchors should be tested to at least 150 percent of design load. The total deflection during this test should not exceed 12 inches. The rate of creep under the 150 percent test load should not exceed 0.1 inch over a 15-minute period in order for the anchor to be approved for the design loading.

7.21.2 At least 10 percent of the anchors should be selected for "quick" 200 percent tests and three additional anchors should be selected for 24-hour 200 percent tests. The purpose of the 200 percent tests is to verify the friction value assumed in design. The anchors should be tested to develop twice the assumed friction value. These tests should be performed prior to installation of additional tiebacks. Where satisfactory tests are not achieved on the initial anchors, the anchor diameter and/or length should be increased until satisfactory test results are obtained.

7.21.3 The total deflection during the 24-hour 200 percent test should not exceed 12 inches. During the 24-hour tests, the anchor deflection should not exceed 0.75 inches measured after the 200 percent test load is applied.

7.21.4 For the "quick" 200 percent tests, the 200 percent test load should be maintained for 30 minutes. The total deflection of the anchor during the 200 percent quick tests should not exceed 12 inches; the deflection after the 200 percent load has been applied should not exceed 0.25 inch during the 30-minute period.

7.21.5 After a satisfactory test, each anchor should be locked-off at the design load. This should be verified by rechecking the load in the anchor. The load should be within 10 percent of the design load. A representative of this firm should observe the installation and testing of the anchors.

7.22 Internal Bracing

7.22.1 Rakers may be utilized to brace the soldier piles in lieu of tieback anchors. The raker bracing could be supported laterally by temporary concrete footings (deadmen) or by the permanent, interior footings. For design of such temporary footings or deadmen, poured with the bearing surface normal to rakers inclined at 45 degrees, a bearing value of 1,500 psf may be used, provided the shallowest point of the footing is at least 1 foot below the lowest adjacent grade. The structural engineer should review the shoring plans to determine if raker footings conflict with the structural foundation system. The client should be aware that the utilization of rakers could significantly impact the construction schedule due to their intrusion into the construction site and potential interference with equipment.

7.23 Surface Drainage

7.23.1 Proper surface drainage is critical to the future performance of the project. Uncontrolled infiltration of irrigation excess and storm runoff into the soils can adversely affect the performance of the planned improvements. Saturation of a soil can cause it to lose internal shear strength and increase its compressibility, resulting in a change in the original designed engineering properties. Proper drainage should be maintained at all times.

7.23.2 All site drainage should be collected and controlled in non-erosive drainage devices. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. The site should be graded and maintained such that surface drainage is directed away from structures in accordance with 2019 CBC 1804.4 or other applicable standards. In addition, drainage should not be allowed to flow uncontrolled over any descending slope. Discharge from downspouts, roof drains and scuppers are not recommended onto unprotected soils within 5 feet of the building perimeter. Planters which are located adjacent to foundations should be sealed to prevent moisture intrusion into the soils providing foundation support. Landscape irrigation is not recommended within 5 feet of the building perimeter footings except when enclosed in protected planters.

7.23.3 Positive site drainage should be provided away from structures, pavement, and the tops of slopes to swales or other controlled drainage structures. The building pad and pavement areas should be fine graded such that water is not allowed to pond.

7.23.4 Landscaping planters immediately adjacent to paved areas are not recommended due to the potential for surface or irrigation water to infiltrate the pavement's subgrade and base course. Either a subdrain, which collects excess irrigation water and transmits it to drainage structures, or an impervious above-grade planter boxes should be used. In addition, where landscaping is planned adjacent to the pavement, it is recommended that consideration be given to providing a cutoff wall along the edge of the pavement that extends at least 12 inches below the base material.

7.24 Plan Review

7.24.1 Grading, foundation, and shoring plans should be reviewed by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to finalization to verify that the plans have been prepared in substantial conformance with the recommendations of this report and to provide additional analyses or recommendations.

LIMITATIONS AND UNIFORMITY OF CONDITIONS

1. The recommendations of this report pertain only to the site investigated and are based upon the assumption that the soil conditions do not deviate from those disclosed in the investigation. If any variations or undesirable conditions are encountered during construction, or if the proposed construction will differ from that anticipated herein, Geocon West, Inc. should be notified so that supplemental recommendations can be given. The evaluation or identification of the potential presence of hazardous or corrosive materials was not part of the scope of services provided by Geocon West, Inc.

2. This report is issued with the understanding that it is the responsibility of the owner, or of his representative, to ensure that the information and recommendations contained herein are brought to the attention of the architect and engineer for the project and incorporated into the plans, and the necessary steps are taken to see that the contractor and subcontractors carry out such recommendations in the field.

3. The findings of this report are valid as of the date of this report. However, changes in the conditions of a property can occur with the passage of time, whether they are due to natural processes or the works of man on this or adjacent properties. In addition, changes in applicable or appropriate standards may occur, whether they result from legislation or the broadening of knowledge. Accordingly, the findings of this report may be invalidated wholly or partially by changes outside our control. Therefore, this report is subject to review and should not be relied upon after a period of three years.

4. The firm that performed the geotechnical investigation for the project should be retained to provide testing and observation services during construction to provide continuity of geotechnical interpretation and to check that the recommendations presented for geotechnical aspects of site development are incorporated during site grading, construction of improvements, and excavation of foundations. If another geotechnical firm is selected to perform the testing and observation services during construction operations, that firm should prepare a letter indicating their intent to assume the responsibilities of project geotechnical engineer of record. A copy of the letter should be provided to the regulatory agency for their records. In addition, that firm should provide revised recommendations concerning the geotechnical aspects of the proposed development, or a written acknowledgement of their concurrence with the recommendations presented in our report. They should also perform additional analyses deemed necessary to assume the role of Geotechnical Engineer of Record.

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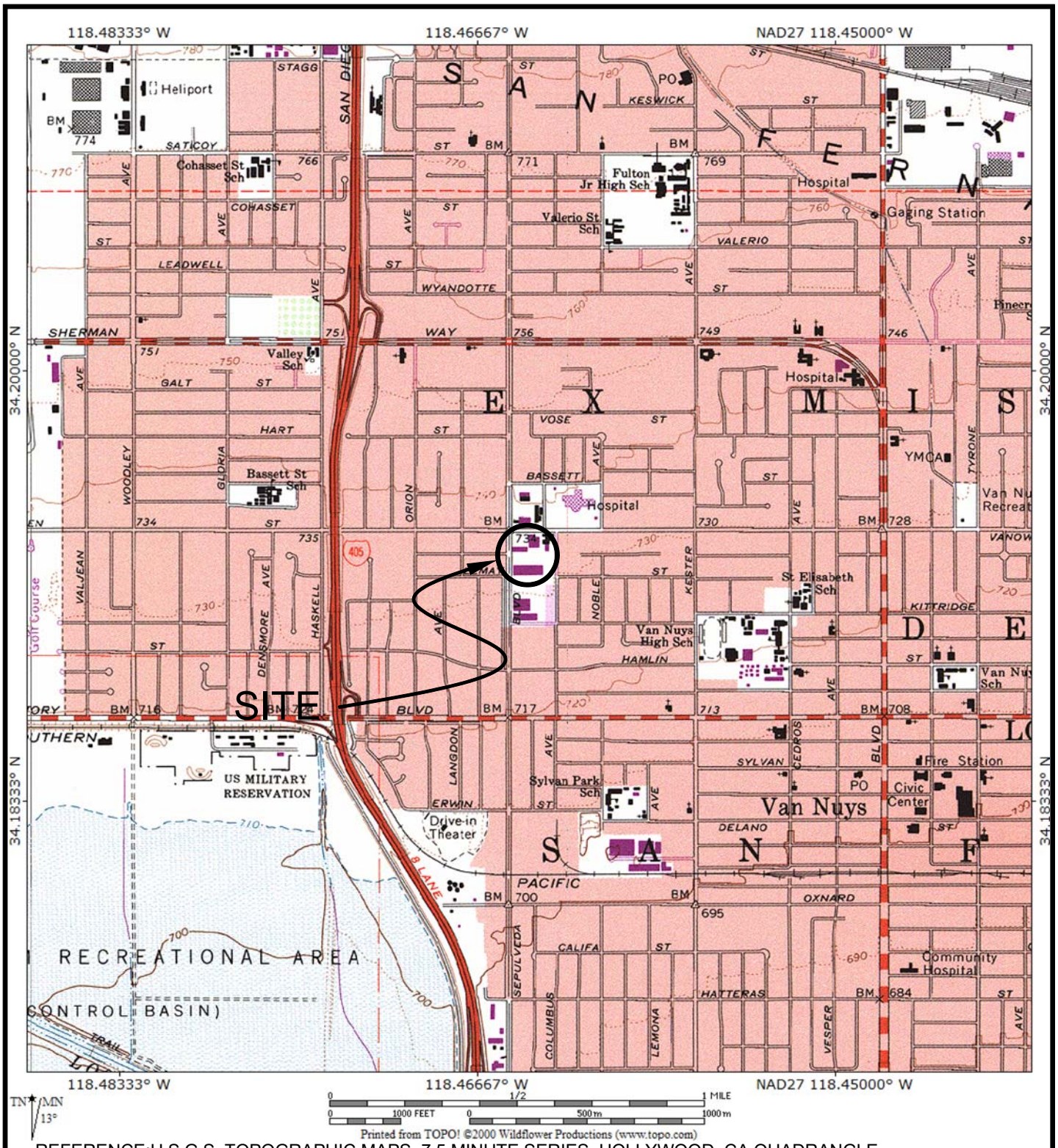

REFERENCE:U.S.G.S. TOPOGRAPHIC MAPS, 7.5 MINUTE SERIES, HOLLYWOOD, CA QUADRANGLE

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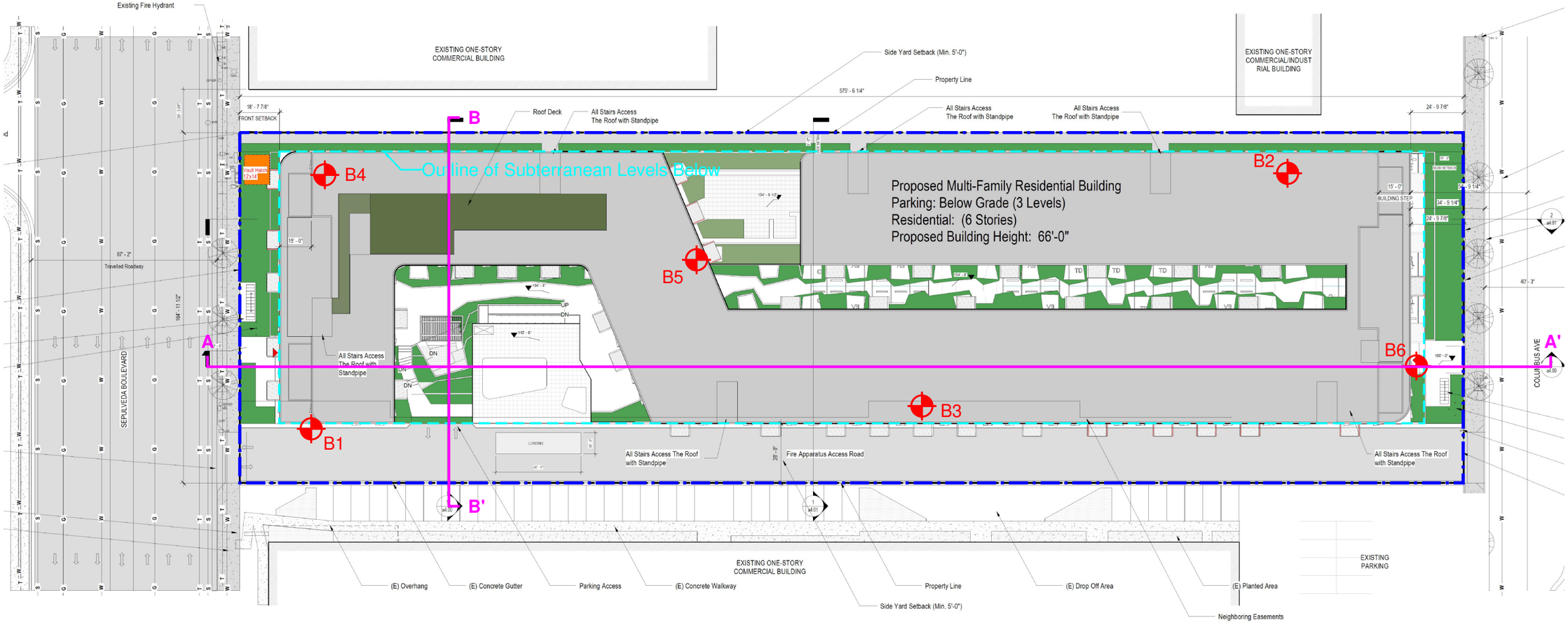
DRAFTED BY: RA	CHECKED BY: SFK

VICINITY MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022	PROJECT NO. W1207-06-01	FIG. 1



LEGEND

B6 Approximate Location of Boring

Approximate Location of Property Line

0 50' 100'

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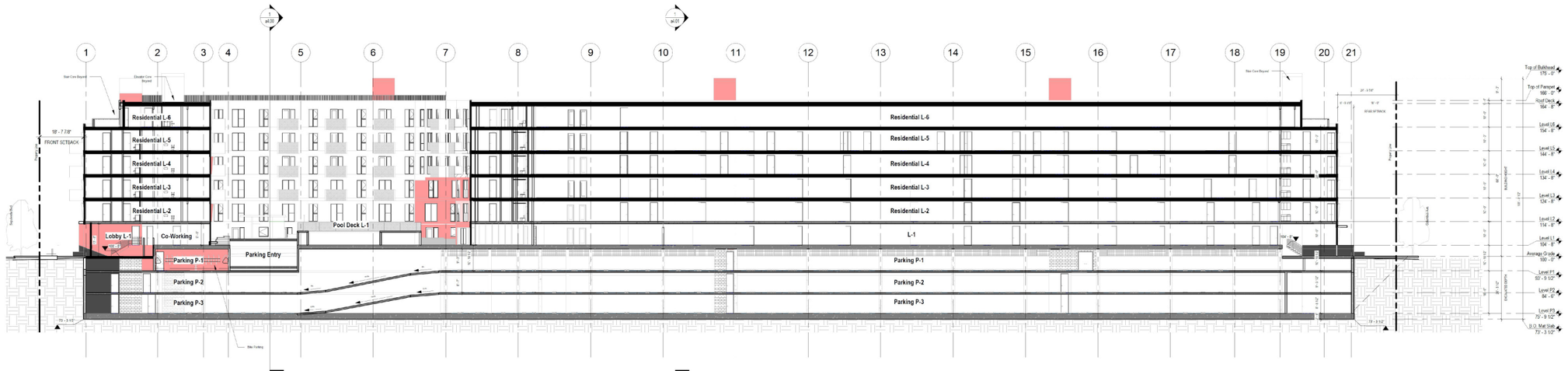
SITE PLAN

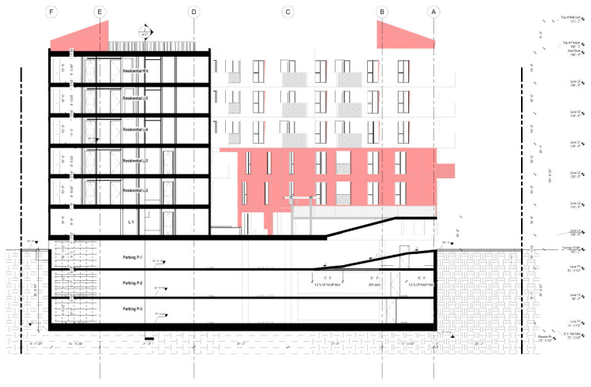
6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022 | PROJECT NO. W1207-06-01 | FIG. 2A



2 Section 2
1/16" = 1'-0"

SECTION A-A'



SECTION B-B'

0 50' 100'

GEOCON
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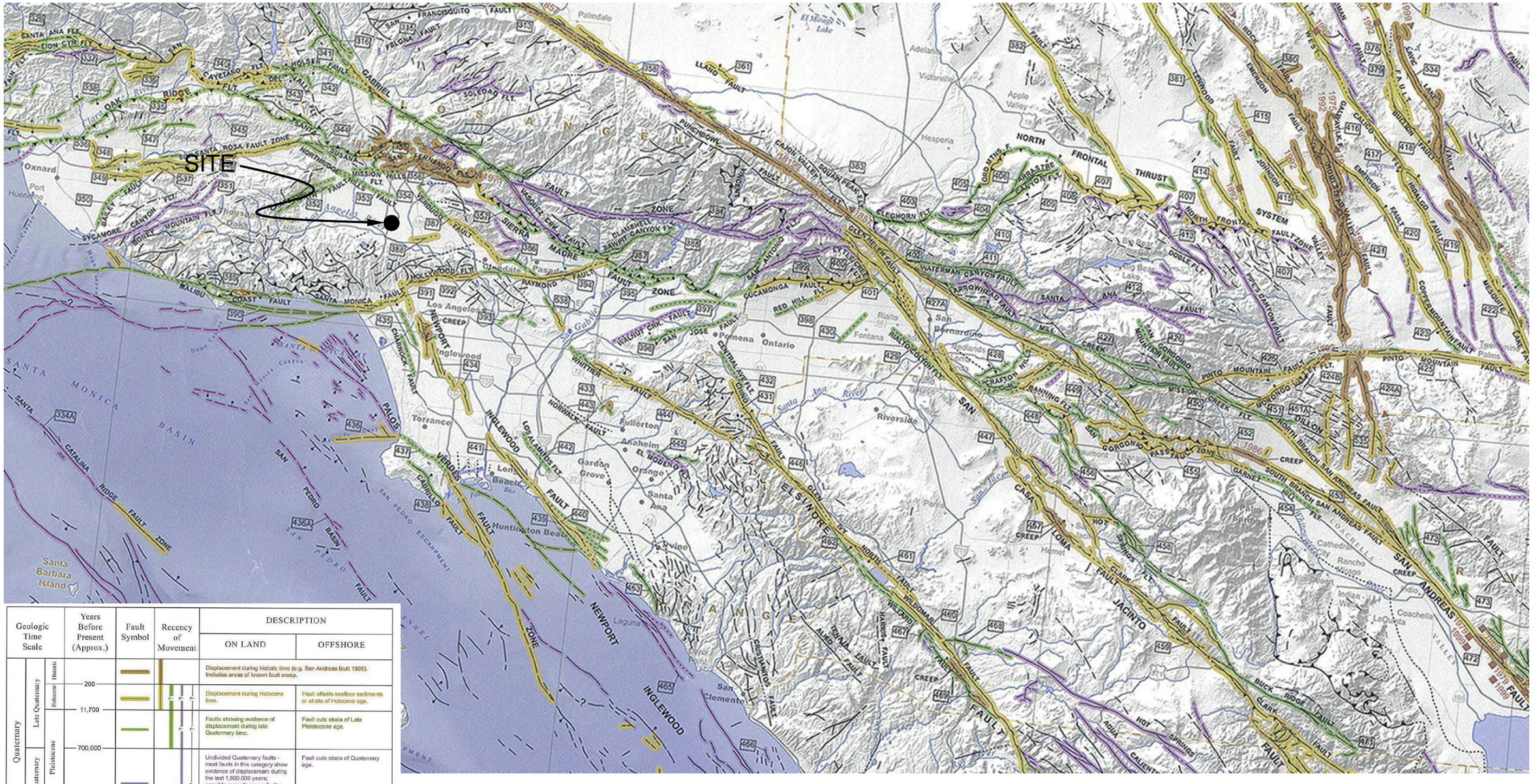
CROSS SECTIONS

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022	PROJECT NO. W1207-06-01	FIG. 2B

Reference: Jennings, C.W. and Bryant, W. A., 2010, Fault Activity Map of California, California Geological Survey Geologic Data Map No. 6.



Geologic Time Scale			Years Before Present (Approx.)	Fault Symbol	Recency of Movement	DESCRIPTION: ON LAND	DESCRIPTION: OFFSHORE
Quaternary	Late Quaternary	Historic				Displacement during historic time (e.g. San Andreas fault 1906). Includes areas of known fault creep.	
		Holocene	200			Displacement during Holocene time.	Fault offsets seafloor sediments or strata of Holocene age.
			11,700			Faults showing evidence of displacement during late Quaternary time.	Fault cuts strata of Late Pleistocene age.
	Early Quaternary	Pleistocene	700,000			Undivided Quaternary faults - most faults in this category show evidence of displacement during the last 1,600,000 years; possible exceptions are faults which displace rocks of undifferentiated Plio-Pleistocene age.	Fault cuts strata of Quaternary age.
Pre-Quaternary			1,600,000*			Faults without recognized Quaternary displacement or showing evidence of no displacement during Quaternary time. Not necessarily inactive.	Fault cuts strata of Pliocene or older age.
			4.5 billion (Age of Earth)				

* Quaternary now recognized as extending to 2.6 Ma (Walker and Geissman, 2009). Quaternary faults in this map were established using the previous 1.6 Ma criterion.

N

0 12 24 Miles

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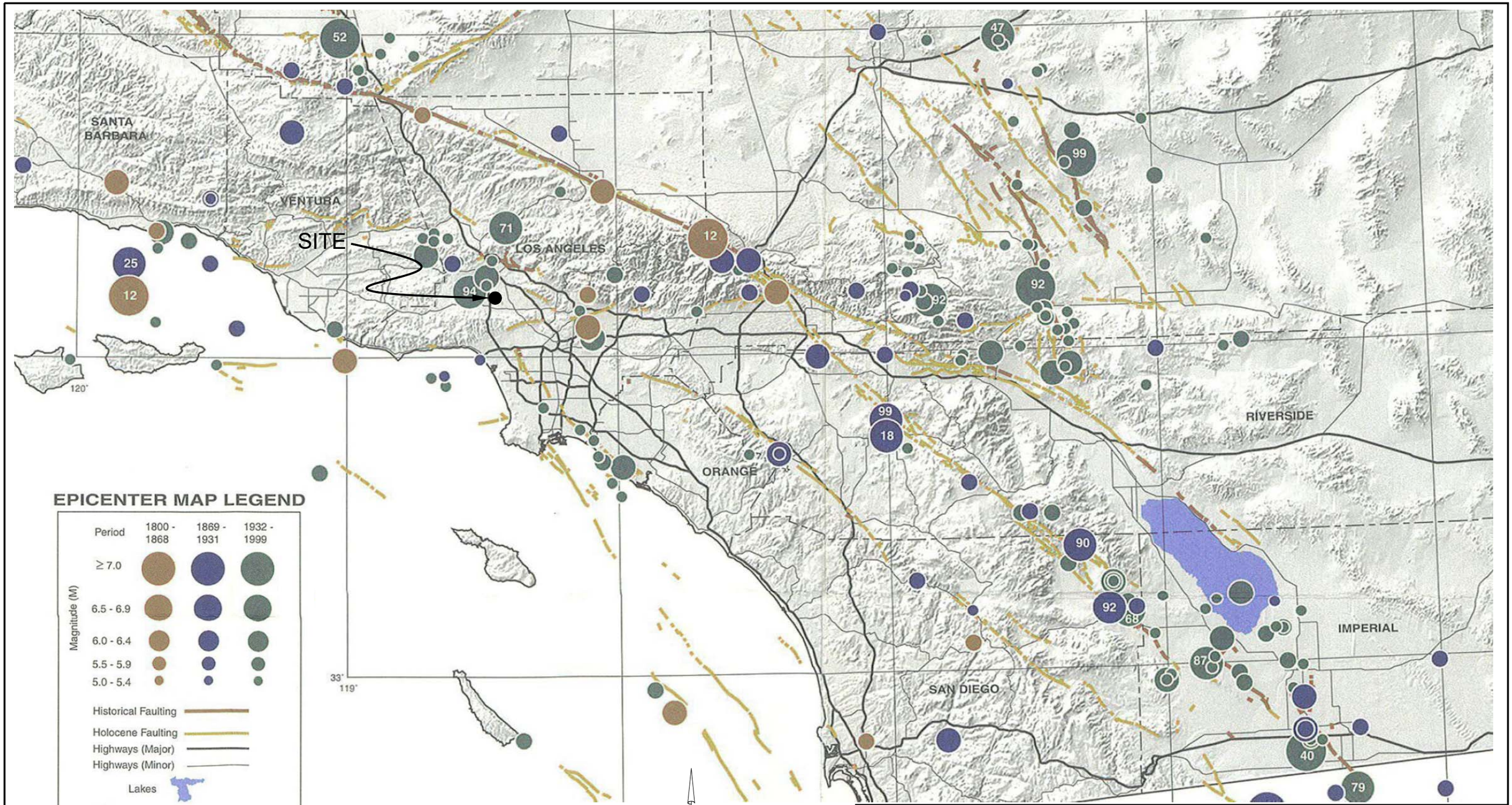
REGIONAL FAULT MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022 | PROJECT NO. W1207-06-01 | FIG. 3



EPICENTER MAP LEGEND

Period	1800 - 1868	1869 - 1931	1932 - 1999
≥ 7.0			
6.5 - 6.9			
6.0 - 6.4			
5.5 - 5.9			
5.0 - 5.4			

Magnitude (M)

Historical Faulting

Holocene Faulting

Highways (Major)

Highways (Minor)

Lakes

65 Last two digits of M ≥ 6.5 earthquake year

0 20 40 Miles

Reference: Toppozada, T., Branum, D., Petersen, M., Hallstrom, C., Cramer, C., and Reichle, M., 2000, Epicenters and Areas Damaged by M≥5 California Earthquakes, 1800 - 1999, California Geological Survey, Map Sheet 49.

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REGIONAL SEISMICITY MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022 | PROJECT NO. W1207-06-01 | FIG. 4

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
DESIGN EARTHQUAKE

NCEER (1996) METHOD

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration PGA_M (g):	0.941
2/3 PGA_M (g):	0.628
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	80.5

By Thomas F. Blake (1994-1996)

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.998	0.301	--
2.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.993	0.299	--
3.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.989	0.298	--
4.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.984	0.296	--
5.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.979	0.295	--
6.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.975	0.294	--
7.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.970	0.292	--
8.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.966	0.291	--
9.0	88.8	0	8.0	5.0	1		63	1.664	15.0	88.8	0.163	0.961	0.290	--
10.0	107.5	0	10.0	10.0	1		65	1.565	17.6	107.5	0.191	0.957	0.288	--
11.0	107.5	0	10.0	10.0	1		65	1.475	16.6	107.5	0.180	0.952	0.287	--
12.0	107.5	0	10.0	10.0	1		65	1.398	15.7	107.5	0.171	0.947	0.285	--
13.0	107.5	0	10.0	10.0	1		65	1.333	15.0	107.5	0.163	0.943	0.284	--
14.0	107.5	0	10.0	10.0	1		65	1.276	14.4	107.5	0.157	0.938	0.283	--
15.0	86.3	0	9.0	15.0	1		57	1.230	13.4	86.3	0.146	0.934	0.281	--
16.0	86.3	0	9.0	15.0	1		57	1.193	13.0	86.3	0.142	0.929	0.280	--
17.0	86.3	0	9.0	15.0	1		57	1.160	12.6	86.3	0.138	0.925	0.279	--
18.0	86.3	0	9.0	15.0	1		57	1.129	12.3	86.3	0.134	0.920	0.277	--
19.0	86.3	0	9.0	15.0	1		57	1.100	12.0	86.3	0.131	0.915	0.276	--
20.0	108.9	0	10.0	20.0	1		56	1.070	14.4	108.9	0.157	0.911	0.274	--
21.0	108.9	0	10.0	20.0	1		56	1.040	14.0	108.9	0.152	0.906	0.273	--
22.0	108.9	0	10.0	20.0	1		56	1.012	13.6	108.9	0.148	0.902	0.272	--
23.0	108.9	0	10.0	20.0	1		56	0.986	13.2	108.9	0.144	0.897	0.270	--
24.0	106.1	0	22.0	25.0	1		78	0.962	30.3	106.1	Infin.	0.893	0.269	--
25.0	106.1	0	22.0	25.0	1		78	0.940	29.6	106.1	0.424	0.888	0.268	--
26.0	106.1	0	22.0	25.0	1		78	0.920	29.0	106.1	0.379	0.883	0.266	--
27.0	106.1	0	22.0	25.0	1		78	0.901	28.4	106.1	0.356	0.879	0.265	--
28.0	106.1	0	22.0	25.0	1		78	0.883	27.8	106.1	0.339	0.874	0.263	--
29.0	106.1	0	22.0	25.0	1		78	0.866	27.3	106.1	0.325	0.870	0.262	--
30.0	106.6	0	12.0	30.0	1		54	0.850	15.3	106.6	0.159	0.865	0.261	--
31.5	106.6	0	12.0	30.0	1		54	0.831	15.0	106.6	0.156	0.859	0.259	--
32.0	141.4	0	9.0	32.0	1	73	46	0.822	18.1	141.4	0.186	0.855	0.258	--
33.0	141.4	0	9.0	32.0	1	73	46	0.800	17.8	141.4	0.183	0.851	0.257	--
34.0	141.4	0	9.0	32.0	1	73	46	0.783	17.6	141.4	0.181	0.847	0.255	--
35.0	141.4	0	22.0	35.0	1	73	69	0.767	32.3	141.4	Infin.	0.842	0.254	--
36.5	141.4	0	22.0	35.0	1	73	69	0.749	31.7	141.4	Infin.	0.837	0.252	--
37.0	133.4	0	13.0	37.0	1	58	52	0.742	21.5	133.4	0.214	0.832	0.251	--
38.0	133.4	0	13.0	37.0	1	58	52	0.726	21.2	133.4	0.211	0.829	0.250	--
39.0	133.4	0	13.0	37.0	1	58	52	0.714	20.9	133.4	0.208	0.824	0.248	--
40.0	133.4	1	20.0	40.0	1	58	62	0.703	28.1	71.0	0.314	0.819	0.249	1.26
41.0	133.4	1	20.0	40.0	1	58	62	0.692	27.8	71.0	0.306	0.815	0.251	1.22
42.0	133.4	1	14.0	42.0	1	57	52	0.682	21.3	71.0	0.207	0.810	0.253	0.82
43.0	133.4	1	14.0	42.0	1	57	52	0.672	21.1	71.0	0.204	0.806	0.255	0.80
44.0	133.4	1	14.0	42.0	1	57	52	0.662	20.9	71.0	0.202	0.801	0.257	0.79
45.0	138.4	1	26.0	45.0	1	18	69	0.653	28.4	76.0	0.317	0.797	0.258	1.23
46.0	138.4	1	26.0	45.0	1	18	69	0.644	28.0	76.0	0.307	0.792	0.260	1.18
47.0	138.4	1	24.0	47.0	1	18	66	0.635	25.8	76.0	0.260	0.787	0.261	1.00
48.0	138.4	1	24.0	47.0	1	18	66	0.627	25.5	76.0	0.255	0.783	0.262	0.97
49.0	138.4	1	24.0	47.0	1	18	66	0.619	25.2	76.0	0.251	0.778	0.263	0.95
50.0	129.8	1	50.0	49.5	1		93	0.611	45.9	67.4	Infin.	0.774	0.264	Non-Liq.
51.0	129.8	1	50.0	49.5	1		93	0.604	45.3	67.4	Infin.	0.769	0.265	Non-Liq.
52.0	129.8	1	90.0	52.0	1		124	0.598	80.7	67.4	Infin.	0.765	0.266	Non-Liq.
53.0	129.8	1	90.0	52.0	1		124	0.591	79.8	67.4	Infin.	0.760	0.267	Non-Liq.
54.0	129.8	1	90.0	52.0	1		124	0.585	79.0	67.4	Infin.	0.755	0.267	Non-Liq.
55.0	126.1	1	50.0	55.0	1		91	0.579	43.4	63.7	Infin.	0.751	0.268	Non-Liq.
56.0	126.1	1	50.0	55.0	1		91	0.573	43.0	63.7	Infin.	0.746	0.268	Non-Liq.
57.0	126.1	1	50.0	57.0	1		90	0.567	42.6	63.7	Infin.	0.742	0.269	Non-Liq.
58.0	126.1	1	50.0	57.0	1		90	0.562	42.2	63.7	Infin.	0.737	0.269	Non-Liq.
59.0	126.1	1	50.0	57.0	1		90	0.557	41.8	63.7	Infin.	0.733	0.269	Non-Liq.
60.0	139.9	1	50.0	60.0	1		89	0.551	41.4	77.5	Infin.	0.728	0.270	Non-Liq.
61.5	139.9	1	50.0	60.0	1		89	0.544	40.8	77.5	Infin.	0.722	0.270	Non-Liq.
62.0	115.7	1	27.0	62.0	1	9	65	0.542	22.9	53.3	0.210	0.718	0.269	0.78
63.0	115.7	1	27.0	62.0	1	9	65	0.537	22.7	53.3	0.208	0.714	0.270	0.77
64.0	115.7	1	27.0	62.0	1	9	65	0.532	22.5	53.3	0.206	0.710	0.270	0.76
65.0	115.7	1	50.0	65.0	1	9	87	0.528	40.6	53.3	Infin.	0.705	0.270	Non-Liq.
66.5	115.7	1	50.0	65.0	1	9	87	0.523	40.2	53.3	Infin.	0.699	0.270	Non-Liq.
67.0	138.2	1	26.0	67.0	1	64	63	0.521	27.3	75.8	0.271	0.695	0.269	1.01
68.0	138.2	1	26.0	67.0	1	64	63	0.515	27.1	75.8	0.267	0.691	0.269	0.99
69.0	138.2	1	26.0	67.0	1	64	63	0.511	26.9	75.8	0.264	0.687	0.269	0.98
70.0	138.2	1	50.0	69.5	1	64	86	0.506	45.0	75.8	Infin.	0.682	0.268	Non-Liq.
71.5	138.2	1	50.0	69.5	1	64	86	0.501	44.6	75.8	Infin.	0.677	0.268	Non-Liq.
72.0	122.1	1	50.0	72.0	1		85	0.499	37.4	59.7	Infin.	0.672	0.266	Non-Liq.
73.0	122.1	1	50.0	72.0	1		85	0.495	37.1	59.7	Infin.	0.669	0.267	Non-Liq.
74.0	122.1	1	50.0	74.5	1		84	0.491	36.8	59.7	Infin.	0.664	0.266	Non-Liq.
75.0	122.1	1	50.0	74.5	1		84	0.488	36.6	59.7	Infin.	0.659	0.266	Non-Liq.
76.0	122.1	1	50.0	74.5	1		84	0.484	36.3	59.7	Infin.	0.655	0.265	Non-Liq.
77.0	122.1	1	50.0	77.0	1		83	0.481	36.1	59.7	Infin.	0.650	0.265	Non-Liq.
78.0	122.1	1	50.0	77.0	1		83	0.478	35.8	59.7	Infin.	0.646	0.264	Non-Liq.
79.0	119.4	1	50.0	77.0	1		83	0.475	35.6	57.0	Infin.	0.641	0.263	Non-Liq.
80.0	119.4	1	50.0	79.5	1		83	0.472	35.4	57.0	Infin.	0.637	0.263	Non-Liq.

Figure 5

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

LIQUEFACTION SETTLEMENT ANALYSIS
DESIGN EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
PGAM (g):	0.941
2/3 PGAM (g):	0.63
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater @ Exploration:	80.5

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15] (%)	EQ. SETTLE. Pe (in.)
1.0	8	88.7689	0.022	0.022	63	15	0.408	--	0.00	0.00
2.0	8	88.7689	0.067	0.067	63	15	0.408	--	0.00	0.00
3.0	8	88.7689	0.111	0.111	63	15	0.408	--	0.00	0.00
4.0	8	88.7689	0.155	0.155	63	15	0.408	--	0.00	0.00
5.0	8	88.7689	0.200	0.200	63	15	0.408	--	0.00	0.00
6.0	8	88.7689	0.244	0.244	63	15	0.408	--	0.00	0.00
7.0	8	88.7689	0.288	0.288	63	15	0.408	--	0.00	0.00
8.0	8	88.7689	0.333	0.333	63	15	0.408	--	0.00	0.00
9.0	8	88.7689	0.377	0.377	63	15	0.408	--	0.00	0.00
10.0	10	107.5359	0.426	0.426	65	18	0.408	--	0.00	0.00
11.0	10	107.5359	0.480	0.480	65	17	0.408	--	0.00	0.00
12.0	10	107.5359	0.534	0.534	65	16	0.408	--	0.00	0.00
13.0	10	107.5359	0.588	0.588	65	15	0.408	--	0.00	0.00
14.0	10	107.5359	0.641	0.641	65	14	0.408	--	0.00	0.00
15.0	9	86.2556	0.690	0.690	57	13	0.408	--	0.00	0.00
16.0	9	86.2556	0.733	0.733	57	13	0.408	--	0.00	0.00
17.0	9	86.2556	0.776	0.776	57	13	0.408	--	0.00	0.00
18.0	9	86.2556	0.819	0.819	57	12	0.408	--	0.00	0.00
19.0	9	86.2556	0.862	0.862	57	12	0.408	--	0.00	0.00
20.0	10	108.903	0.911	0.911	56	14	0.408	--	0.00	0.00
21.0	10	108.903	0.966	0.966	56	14	0.408	--	0.00	0.00
22.0	10	108.903	1.020	1.020	56	14	0.408	--	0.00	0.00
23.0	10	108.903	1.075	1.075	56	13	0.408	--	0.00	0.00
24.0	22	106.0675	1.128	1.128	78	30	0.408	--	0.00	0.00
25.0	22	106.0675	1.181	1.181	78	30	0.408	--	0.00	0.00
26.0	22	106.0675	1.234	1.234	78	29	0.408	--	0.00	0.00
27.0	22	106.0675	1.287	1.287	78	28	0.408	--	0.00	0.00
28.0	22	106.0675	1.340	1.340	78	28	0.408	--	0.00	0.00
29.0	22	106.0675	1.393	1.393	78	27	0.408	--	0.00	0.00
30.0	12	106.6494	1.447	1.447	54	15	0.408	--	0.00	0.00
31.5	12	106.6494	1.513	1.513	54	15	0.408	--	0.00	0.00
32.0	9	141.4164	1.544	1.544	46	18	0.408	--	0.00	0.00
33.0	9	141.4164	1.633	1.633	46	18	0.408	--	0.00	0.00
34.0	9	141.4164	1.703	1.703	46	18	0.408	--	0.00	0.00
35.0	22	141.4164	1.774	1.774	69	32	0.408	--	0.00	0.00
36.5	22	141.4164	1.862	1.862	69	32	0.408	--	0.00	0.00
37.0	13	133.3736	1.897	1.897	52	21	0.408	--	0.00	0.00
38.0	13	133.3736	1.980	1.980	52	21	0.408	--	0.00	0.00
39.0	13	133.3736	2.047	2.047	52	21	0.408	--	0.00	0.00
40.0	20	133.3736	2.114	2.098	62	28	0.411	1.26	0.00	0.00
41.0	20	133.3736	2.180	2.133	62	28	0.417	1.22	0.00	0.00
42.0	14	133.3736	2.247	2.169	52	21	0.423	0.82	1.40	0.17
43.0	14	133.3736	2.314	2.204	52	21	0.428	0.80	1.40	0.17
44.0	14	133.3736	2.380	2.240	52	21	0.434	0.79	1.40	0.17
45.0	26	138.4032	2.448	2.277	69	28	0.439	1.23	0.00	0.00
46.0	26	138.4032	2.517	2.315	69	28	0.444	1.18	0.00	0.00
47.0	24	138.4032	2.587	2.353	66	26	0.449	1.00	1.00	0.12
48.0	24	138.4032	2.656	2.391	66	25	0.453	0.97	1.10	0.13
49.0	24	138.4032	2.725	2.429	66	25	0.458	0.95	1.10	0.13
50.0	50	129.8364	2.792	2.464	93	46	0.462	Non-Liq.	0.00	0.00
51.0	50	129.8364	2.857	2.498	93	45	0.467	Non-Liq.	0.00	0.00
52.0	90	129.8364	2.922	2.532	124	81	0.471	Non-Liq.	0.00	0.00
53.0	90	129.8364	2.987	2.566	124	80	0.475	Non-Liq.	0.00	0.00
54.0	90	129.8364	3.052	2.599	124	79	0.479	Non-Liq.	0.00	0.00
55.0	50	126.075	3.116	2.632	91	43	0.483	Non-Liq.	0.00	0.00
56.0	50	126.075	3.179	2.664	91	43	0.487	Non-Liq.	0.00	0.00
57.0	50	126.075	3.242	2.696	90	43	0.491	Non-Liq.	0.00	0.00
58.0	50	126.075	3.305	2.728	90	42	0.494	Non-Liq.	0.00	0.00
59.0	50	126.075	3.368	2.759	90	42	0.498	Non-Liq.	0.00	0.00
60.0	50	139.874	3.434	2.795	89	41	0.501	Non-Liq.	0.00	0.00
61.5	50	139.874	3.522	2.843	89	41	0.505	Non-Liq.	0.00	0.00
62.0	27	115.662	3.554	2.860	65	23	0.507	0.78	1.30	0.08
63.0	27	115.662	3.626	2.893	65	23	0.511	0.77	1.30	0.16
64.0	27	115.662	3.684	2.919	65	23	0.515	0.76	1.30	0.16
65.0	50	115.662	3.742	2.946	87	41	0.518	Non-Liq.	0.00	0.00
66.5	50	115.662	3.814	2.979	87	40	0.522	Non-Liq.	0.00	0.00
67.0	26	138.169	3.846	2.996	63	27	0.524	1.01	1.10	0.07
68.0	26	138.169	3.932	3.043	63	27	0.527	0.99	1.10	0.13
69.0	26	138.169	4.001	3.081	63	27	0.530	0.98	1.10	0.13
70.0	50	138.169	4.070	3.119	86	45	0.532	Non-Liq.	0.00	0.00
71.5	50	138.169	4.157	3.166	86	45	0.536	Non-Liq.	0.00	0.00
72.0	50	122.1417	4.189	3.183	85	37	0.537	Non-Liq.	0.00	0.00
73.0	50	122.1417	4.265	3.220	85	37	0.540	Non-Liq.	0.00	0.00
74.0	50	122.1417	4.327	3.250	84	37	0.543	Non-Liq.	0.00	0.00
75.0	50	122.1417	4.388	3.280	84	37	0.546	Non-Liq.	0.00	0.00
76.0	50	122.1417	4.449	3.310	84	36	0.548	Non-Liq.	0.00	0.00
77.0	50	122.1417	4.510	3.340	83	36	0.551	Non-Liq.	0.00	0.00
78.0	50	122.1417	4.571	3.370	83	36	0.553	Non-Liq.	0.00	0.00
79.0	50	119.3508	4.631	3.399	83	36	0.556	Non-Liq.	0.00	0.00
80.0	50	119.3508	4.691	3.427	83	35	0.558	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 1.6 INCHES

Figure 6

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
DESIGN EARTHQUAKE

NCEER (1996) METHOD

By Thomas F. Blake (1994-1996)

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration PGA_M (g):	0.941
2/3 PGA_M (g):	0.628
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	80.5

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.998	0.301	--
2.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.993	0.299	--
3.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.989	0.298	--
4.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.984	0.296	--
5.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.979	0.295	--
6.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.975	0.294	--
7.0	116.8	0	10.0	5.0	1		69	1.658	18.7	116.8	0.203	0.970	0.292	--
8.0	116.8	0	10.0	5.0	1		69	1.544	17.4	116.8	0.189	0.966	0.291	--
9.0	116.8	0	10.0	5.0	1		69	1.450	16.3	116.8	0.178	0.961	0.290	--
10.0	112.5	0	9.0	10.0	1		59	1.373	13.9	112.5	0.152	0.957	0.288	--
11.0	112.5	0	9.0	10.0	1		59	1.308	13.2	112.5	0.145	0.952	0.287	--
12.0	112.5	0	9.0	10.0	1		59	1.252	12.7	112.5	0.138	0.947	0.285	--
13.0	112.5	0	9.0	10.0	1		59	1.202	12.2	112.5	0.133	0.943	0.284	--
14.0	122.4	0	12.0	15.0	1		63	1.156	16.8	122.4	0.183	0.938	0.283	--
15.0	122.4	0	12.0	15.0	1		63	1.113	16.2	122.4	0.176	0.934	0.281	--
16.0	122.4	0	12.0	15.0	1		63	1.075	15.6	122.4	0.170	0.929	0.280	--
17.0	122.4	0	12.0	15.0	1		63	1.040	15.1	122.4	0.165	0.925	0.279	--
18.0	122.4	0	12.0	15.0	1		63	1.009	14.6	122.4	0.160	0.920	0.277	--
19.0	122.4	0	12.0	15.0	1		63	0.980	14.2	122.4	0.155	0.915	0.276	--
20.0	116.5	0	23.0	20.0	1		80	0.954	29.5	116.5	0.409	0.911	0.274	--
21.0	116.5	0	23.0	20.0	1		80	0.931	28.7	116.5	0.370	0.906	0.273	--
22.0	116.5	0	23.0	20.0	1		80	0.909	28.1	116.5	0.347	0.902	0.272	--
23.0	116.5	0	23.0	20.0	1		80	0.889	27.4	116.5	0.330	0.897	0.270	--
24.0	116.5	0	23.0	20.0	1		80	0.870	26.9	116.5	0.317	0.893	0.269	--
25.0	113.0	0	15.0	25.0	1		61	0.852	18.3	113.0	0.191	0.888	0.268	--
26.0	113.0	0	15.0	25.0	1		61	0.836	18.0	113.0	0.187	0.883	0.266	--
27.0	113.0	0	15.0	25.0	1		61	0.821	17.6	113.0	0.183	0.879	0.265	--
28.0	113.0	0	15.0	25.0	1		61	0.806	17.3	113.0	0.180	0.874	0.263	--
29.0	113.0	0	15.0	25.0	1		61	0.792	17.0	113.0	0.177	0.870	0.262	--
30.0	109.9	0	26.0	30.0	1		76	0.779	30.4	109.9	Infin.	0.865	0.261	--
31.5	109.9	0	26.0	30.0	1		76	0.764	29.8	109.9	0.420	0.859	0.259	--
32.0	130.0	0	15.0	32.0	1	79	57	0.758	24.1	130.0	0.248	0.855	0.258	--
33.0	130.0	0	15.0	32.0	1	79	57	0.741	23.7	130.0	0.243	0.851	0.257	--
34.0	130.0	0	15.0	32.0	1	79	57	0.729	23.4	130.0	0.240	0.847	0.255	--
35.0	130.0	0	18.0	35.0	1	79	60	0.717	26.4	130.0	0.279	0.842	0.254	--
36.0	130.0	0	18.0	35.0	1	79	60	0.706	26.1	130.0	0.274	0.838	0.252	--
37.0	130.0	0	24.0	37.0	1	61	68	0.695	32.0	130.0	Infin.	0.833	0.251	--
38.0	130.0	0	24.0	37.0	1	61	68	0.685	31.7	130.0	Infin.	0.829	0.250	--
39.0	130.0	0	24.0	37.0	1	61	68	0.675	31.3	130.0	Infin.	0.824	0.248	--
40.0	134.1	1	35.0	40.0	1	61	80	0.666	42.0	71.7	Infin.	0.819	0.249	Non-Liq.
41.0	134.1	1	35.0	40.0	1	61	80	0.657	41.5	71.7	Infin.	0.815	0.250	Non-Liq.
42.0	134.1	1	20.0	42.0	1	71	60	0.648	26.4	71.7	0.269	0.810	0.252	1.07
43.0	134.1	1	20.0	42.0	1	71	60	0.639	26.2	71.7	0.265	0.806	0.254	1.05
44.0	134.1	1	20.0	42.0	1	71	60	0.631	25.9	71.7	0.261	0.801	0.255	1.02
45.0	127.4	1	50.0	44.5	1	56	93	0.623	53.7	65.0	Infin.	0.797	0.256	Non-Liq.
46.0	127.4	1	50.0	44.5	1	56	93	0.616	53.2	65.0	Infin.	0.792	0.258	Non-Liq.
47.0	127.4	1	22.0	47.0	1	56	61	0.609	27.1	65.0	0.277	0.787	0.259	1.07
48.0	127.4	1	22.0	47.0	1	56	61	0.602	26.9	65.0	0.273	0.783	0.260	1.05
49.0	127.4	1	22.0	47.0	1	56	61	0.596	26.7	65.0	0.269	0.778	0.261	1.03
50.0	126.3	1	50.0	50.0	1	56	91	0.589	51.2	63.9	Infin.	0.774	0.262	Non-Liq.
51.5	126.3	1	50.0	50.0	1	56	91	0.582	50.6	63.9	Infin.	0.768	0.263	Non-Liq.
52.0	126.3	1	19.0	52.0	1	60	55	0.579	23.5	63.9	0.220	0.763	0.262	0.84
53.0	126.3	1	19.0	52.0	1	60	55	0.572	23.3	63.9	0.217	0.760	0.264	0.82
54.0	126.3	1	19.0	52.0	1	60	55	0.566	23.1	63.9	0.215	0.755	0.264	0.81
55.0	122.4	1	50.0	55.0	1	35	89	0.561	49.0	60.0	Infin.	0.751	0.265	Non-Liq.
56.0	122.4	1	50.0	55.0	1	35	89	0.556	48.7	60.0	Infin.	0.746	0.265	Non-Liq.
57.0	122.4	1	32.0	57.0	1	35	70	0.551	33.4	60.0	Infin.	0.742	0.266	Non-Liq.
58.0	122.4	1	32.0	57.0	1	35	70	0.546	33.2	60.0	Infin.	0.737	0.266	Non-Liq.
59.0	122.4	1	32.0	57.0	1	35	70	0.541	33.0	60.0	Infin.	0.733	0.266	Non-Liq.
60.0	126.4	1	39.0	60.0	1	35	77	0.536	38.4	64.0	Infin.	0.728	0.266	Non-Liq.
61.5	126.4	1	39.0	60.0	1	35	77	0.531	38.0	64.0	Infin.	0.722	0.266	Non-Liq.
62.0	126.4	1	25.0	62.0	1	73	61	0.528	26.8	64.0	0.261	0.718	0.266	0.98
63.0	126.4	1	25.0	62.0	1	73	61	0.523	26.6	64.0	0.257	0.714	0.266	0.97
64.0	126.4	1	25.0	62.0	1	73	61	0.519	26.4	64.0	0.254	0.710	0.266	0.96
65.0	134.2	1	43.0	65.0	1	34	79	0.514	39.9	71.8	Infin.	0.705	0.266	Non-Liq.
66.0	134.2	1	43.0	65.0	1	34	79	0.510	39.6	71.8	Infin.	0.701	0.266	Non-Liq.
67.0	134.2	1	35.0	67.0	1	34	71	0.506	33.3	71.8	Infin.	0.696	0.266	Non-Liq.
68.0	134.2	1	35.0	67.0	1	34	71	0.502	33.1	71.8	Infin.	0.691	0.265	Non-Liq.
69.0	117.9	1	50.0	69.5	1		84	0.498	37.3	55.5	Infin.	0.687	0.265	Non-Liq.
70.5	117.9	1	50.0	69.5	1		84	0.494	37.0	55.5	Infin.	0.681	0.264	Non-Liq.
71.0	117.9	1	50.0	69.5	1		84	0.492	36.9	55.5	Infin.	0.677	0.263	Non-Liq.
72.0	117.9	1	50.0	69.5	1		84	0.488	36.6	55.5	Infin.	0.673	0.264	Non-Liq.
73.0	121.0	1	44.0	72.0	1		78	0.484	32.0	58.6	Infin.	0.669	0.263	Non-Liq.
74.0	121.0	1	44.0	72.0	1		78	0.481	31.8	58.6	Infin.	0.664	0.263	Non-Liq.
75.0	121.0	1	50.0	75.0	1		82	0.478	35.9	58.6	Infin.	0.659	0.262	Non-Liq.
76.5	121.0	1	50.0	75.0	1		82	0.474	35.6	58.6	Infin.	0.654	0.262	Non-Liq.
77.0	130.6	1	29.0	77.0	1	64	62	0.473	27.6	68.2	0.265	0.649	0.260	1.02
78.0	130.6	1	29.0	77.0	1	64	62	0.468	27.4	68.2	0.261	0.646	0.260	1.00
79.0	130.6	1	29.0	77.0	1	64	62	0.465	27.2	68.2	0.258	0.641	0.259	1.00
80.5	130.6	1	50.0	80.0	1	64	81	0.462	41.7	68.2	Infin.	0.635	0.258	Non-Liq.

Figure 7

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

LIQUEFACTION SETTLEMENT ANALYSIS
DESIGN EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
PGAM (g):	0.941
2/3 PGAM (g):	0.63
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater @ Exploration:	80.5

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15] (%)	EQ. SETTLE. Pe (in.)
1.0	10	116.8417	0.029	0.029	69	19	0.408	--	0.00	0.00
2.0	10	116.8417	0.088	0.088	69	19	0.408	--	0.00	0.00
3.0	10	116.8417	0.146	0.146	69	19	0.408	--	0.00	0.00
4.0	10	116.8417	0.204	0.204	69	19	0.408	--	0.00	0.00
5.0	10	116.8417	0.263	0.263	69	19	0.408	--	0.00	0.00
6.0	10	116.8417	0.321	0.321	69	19	0.408	--	0.00	0.00
7.0	10	116.8417	0.380	0.380	69	19	0.408	--	0.00	0.00
8.0	10	116.8417	0.438	0.438	69	17	0.408	--	0.00	0.00
9.0	10	116.8417	0.497	0.497	69	16	0.408	--	0.00	0.00
10.0	9	112.5376	0.554	0.554	59	14	0.408	--	0.00	0.00
11.0	9	112.5376	0.610	0.610	59	13	0.408	--	0.00	0.00
12.0	9	112.5376	0.666	0.666	59	13	0.408	--	0.00	0.00
13.0	9	112.5376	0.723	0.723	59	12	0.408	--	0.00	0.00
14.0	12	122.3685	0.781	0.781	63	17	0.408	--	0.00	0.00
15.0	12	122.3685	0.843	0.843	63	16	0.408	--	0.00	0.00
16.0	12	122.3685	0.904	0.904	63	16	0.408	--	0.00	0.00
17.0	12	122.3685	0.965	0.965	63	15	0.408	--	0.00	0.00
18.0	12	122.3685	1.026	1.026	63	15	0.408	--	0.00	0.00
19.0	12	122.3685	1.087	1.087	63	14	0.408	--	0.00	0.00
20.0	23	116.4828	1.147	1.147	80	29	0.408	--	0.00	0.00
21.0	23	116.4828	1.205	1.205	80	29	0.408	--	0.00	0.00
22.0	23	116.4828	1.264	1.264	80	28	0.408	--	0.00	0.00
23.0	23	116.4828	1.322	1.322	80	27	0.408	--	0.00	0.00
24.0	23	116.4828	1.380	1.380	80	27	0.408	--	0.00	0.00
25.0	15	112.9869	1.437	1.437	61	18	0.408	--	0.00	0.00
26.0	15	112.9869	1.494	1.494	61	18	0.408	--	0.00	0.00
27.0	15	112.9869	1.550	1.550	61	18	0.408	--	0.00	0.00
28.0	15	112.9869	1.607	1.607	61	17	0.408	--	0.00	0.00
29.0	15	112.9869	1.663	1.663	61	17	0.408	--	0.00	0.00
30.0	26	109.8801	1.719	1.719	76	30	0.408	--	0.00	0.00
31.5	26	109.8801	1.788	1.788	76	30	0.408	--	0.00	0.00
32.0	15	129.9684	1.818	1.818	57	24	0.408	--	0.00	0.00
33.0	15	129.9684	1.899	1.899	57	24	0.408	--	0.00	0.00
34.0	15	129.9684	1.964	1.964	57	23	0.408	--	0.00	0.00
35.0	18	129.9684	2.029	2.029	60	26	0.408	--	0.00	0.00
36.0	18	129.9684	2.094	2.094	60	26	0.408	--	0.00	0.00
37.0	24	129.9684	2.159	2.159	68	32	0.408	--	0.00	0.00
38.0	24	129.9684	2.224	2.224	68	32	0.408	--	0.00	0.00
39.0	24	129.9684	2.289	2.289	68	31	0.408	--	0.00	0.00
40.0	35	134.0658	2.355	2.339	80	42	0.411	Non-Liq.	0.00	0.00
41.0	35	134.0658	2.422	2.375	80	41	0.416	Non-Liq.	0.00	0.00
42.0	20	134.0658	2.489	2.411	60	26	0.421	1.07	0.95	0.11
43.0	20	134.0658	2.556	2.447	60	26	0.426	1.05	1.00	0.12
44.0	20	134.0658	2.623	2.483	60	26	0.431	1.02	1.00	0.12
45.0	50	127.4196	2.688	2.517	93	54	0.436	Non-Liq.	0.00	0.00
46.0	50	127.4196	2.752	2.549	93	53	0.440	Non-Liq.	0.00	0.00
47.0	22	127.4196	2.816	2.582	61	27	0.445	1.07	1.00	0.12
48.0	22	127.4196	2.880	2.614	61	27	0.449	1.05	1.00	0.12
49.0	22	127.4196	2.943	2.647	61	27	0.454	1.03	1.10	0.13
50.0	50	126.3224	3.007	2.679	91	51	0.458	Non-Liq.	0.00	0.00
51.5	50	126.3224	3.086	2.719	91	51	0.463	Non-Liq.	0.00	0.00
52.0	19	126.3224	3.117	2.735	55	23	0.465	0.84	1.30	0.08
53.0	19	126.3224	3.196	2.775	55	23	0.470	0.82	1.30	0.16
54.0	19	126.3224	3.259	2.807	55	23	0.474	0.81	1.30	0.16
55.0	50	122.4005	3.322	2.838	89	49	0.477	Non-Liq.	0.00	0.00
56.0	50	122.4005	3.383	2.868	89	49	0.481	Non-Liq.	0.00	0.00
57.0	32	122.4005	3.444	2.898	70	33	0.485	Non-Liq.	0.00	0.00
58.0	32	122.4005	3.505	2.928	70	33	0.488	Non-Liq.	0.00	0.00
59.0	32	122.4005	3.566	2.958	70	33	0.492	Non-Liq.	0.00	0.00
60.0	39	126.4446	3.629	2.989	77	38	0.495	Non-Liq.	0.00	0.00
61.5	39	126.4446	3.708	3.029	77	38	0.499	Non-Liq.	0.00	0.00
62.0	25	126.4446	3.739	3.045	61	27	0.501	0.98	1.10	0.07
63.0	25	126.4446	3.818	3.085	61	27	0.505	0.97	1.10	0.13
64.0	25	126.4446	3.881	3.117	61	26	0.508	0.96	1.10	0.13
65.0	43	134.246	3.947	3.151	79	40	0.511	Non-Liq.	0.00	0.00
66.0	43	134.246	4.014	3.187	79	40	0.514	Non-Liq.	0.00	0.00
67.0	35	134.246	4.081	3.223	71	33	0.517	Non-Liq.	0.00	0.00
68.0	35	134.246	4.148	3.259	71	33	0.519	Non-Liq.	0.00	0.00
69.0	50	117.936	4.211	3.291	84	37	0.522	Non-Liq.	0.00	0.00
70.5	50	117.936	4.285	3.325	84	37	0.526	Non-Liq.	0.00	0.00
71.0	50	117.936	4.314	3.339	84	37	0.527	Non-Liq.	0.00	0.00
72.0	50	117.936	4.388	3.374	84	37	0.531	Non-Liq.	0.00	0.00
73.0	44	120.96	4.448	3.402	78	32	0.533	Non-Liq.	0.00	0.00
74.0	44	120.96	4.508	3.432	78	32	0.536	Non-Liq.	0.00	0.00
75.0	50	120.96	4.569	3.461	82	36	0.539	Non-Liq.	0.00	0.00
76.5	50	120.96	4.644	3.498	82	36	0.542	Non-Liq.	0.00	0.00
77.0	29	130.5965	4.676	3.513	62	28	0.543	1.02	0.75	0.05
78.0	29	130.5965	4.757	3.556	62	27	0.546	1.00	1.10	0.13
79.0	29	130.5965	4.823	3.590	62	27	0.548	1.00	1.10	0.13
80.5	50	130.5965	4.904	3.633	81	42	0.551	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 1.8 INCHES

Figure 8

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
MAXIMUM CONSIDERED EARTHQUAKE

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration PGA_M (g):	0.941
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	80.5

By Thomas F. Blake (1994-1996)
ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.998	0.475	--
2.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.993	0.473	--
3.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.989	0.471	--
4.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.984	0.469	--
5.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.979	0.467	--
6.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.975	0.464	--
7.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.970	0.462	--
8.0	88.8	0	8.0	5.0	1		63	1.700	15.3	88.8	0.167	0.966	0.460	--
9.0	88.8	0	8.0	5.0	1		63	1.664	15.0	88.8	0.163	0.961	0.458	--
10.0	107.5	0	10.0	10.0	1		65	1.565	17.6	107.5	0.191	0.957	0.456	--
11.0	107.5	0	10.0	10.0	1		65	1.475	16.6	107.5	0.180	0.952	0.454	--
12.0	107.5	0	10.0	10.0	1		65	1.398	15.7	107.5	0.171	0.947	0.451	--
13.0	107.5	0	10.0	10.0	1		65	1.333	15.0	107.5	0.163	0.943	0.449	--
14.0	107.5	0	10.0	10.0	1		65	1.276	14.4	107.5	0.157	0.938	0.447	--
15.0	86.3	0	9.0	15.0	1		57	1.230	13.4	86.3	0.146	0.934	0.445	--
16.0	86.3	0	9.0	15.0	1		57	1.193	13.0	86.3	0.142	0.929	0.443	--
17.0	86.3	0	9.0	15.0	1		57	1.160	12.6	86.3	0.138	0.925	0.441	--
18.0	86.3	0	9.0	15.0	1		57	1.129	12.3	86.3	0.134	0.920	0.438	--
19.0	86.3	0	9.0	15.0	1		57	1.100	12.0	86.3	0.131	0.915	0.436	--
20.0	108.9	0	10.0	20.0	1		56	1.070	14.4	108.9	0.157	0.911	0.434	--
21.0	108.9	0	10.0	20.0	1		56	1.040	14.0	108.9	0.152	0.906	0.432	--
22.0	108.9	0	10.0	20.0	1		56	1.012	13.6	108.9	0.148	0.902	0.430	--
23.0	108.9	0	10.0	20.0	1		56	0.986	13.2	108.9	0.144	0.897	0.427	--
24.0	106.1	0	22.0	25.0	1		78	0.962	30.3	106.1	Infin.	0.893	0.425	--
25.0	106.1	0	22.0	25.0	1		78	0.940	29.6	106.1	0.424	0.888	0.423	--
26.0	106.1	0	22.0	25.0	1		78	0.920	29.0	106.1	0.379	0.883	0.421	--
27.0	106.1	0	22.0	25.0	1		78	0.901	28.4	106.1	0.356	0.879	0.419	--
28.0	106.1	0	22.0	25.0	1		78	0.883	27.8	106.1	0.339	0.874	0.417	--
29.0	106.1	0	22.0	25.0	1		78	0.866	27.3	106.1	0.325	0.870	0.414	--
30.0	106.6	0	12.0	30.0	1		54	0.850	15.3	106.6	0.159	0.865	0.412	--
31.5	106.6	0	12.0	30.0	1		54	0.831	15.0	106.6	0.156	0.859	0.409	--
32.0	141.4	0	9.0	32.0	1	73	46	0.822	18.1	141.4	0.186	0.855	0.407	--
33.0	141.4	0	9.0	32.0	1	73	46	0.800	17.8	141.4	0.183	0.851	0.406	--
34.0	141.4	0	9.0	32.0	1	73	46	0.783	17.6	141.4	0.181	0.847	0.404	--
35.0	141.4	0	22.0	35.0	1	73	69	0.767	32.3	141.4	Infin.	0.842	0.401	--
36.5	141.4	0	22.0	35.0	1	73	69	0.749	31.7	141.4	Infin.	0.837	0.399	--
37.0	133.4	0	13.0	37.0	1	58	52	0.742	21.5	133.4	0.214	0.832	0.396	--
38.0	133.4	0	13.0	37.0	1	58	52	0.726	21.2	133.4	0.211	0.829	0.395	--
39.0	133.4	0	13.0	37.0	1	58	52	0.714	20.9	133.4	0.208	0.824	0.393	--
40.0	133.4	1	20.0	40.0	1	58	62	0.703	28.1	71.0	0.314	0.819	0.393	0.80
41.0	133.4	1	20.0	40.0	1	58	62	0.692	27.8	71.0	0.306	0.815	0.397	0.77
42.0	133.4	1	14.0	42.0	1	57	52	0.682	21.3	71.0	0.207	0.810	0.400	0.52
43.0	133.4	1	14.0	42.0	1	57	52	0.672	21.1	71.0	0.204	0.806	0.403	0.51
44.0	133.4	1	14.0	42.0	1	57	52	0.662	20.9	71.0	0.202	0.801	0.406	0.50
45.0	138.4	1	26.0	45.0	1	18	69	0.653	28.4	76.0	0.317	0.797	0.408	0.78
46.0	138.4	1	26.0	45.0	1	18	69	0.644	28.0	76.0	0.307	0.792	0.410	0.75
47.0	138.4	1	24.0	47.0	1	18	66	0.635	25.8	76.0	0.260	0.787	0.413	0.63
48.0	138.4	1	24.0	47.0	1	18	66	0.627	25.5	76.0	0.255	0.783	0.414	0.62
49.0	138.4	1	24.0	47.0	1	18	66	0.619	25.2	76.0	0.251	0.778	0.416	0.60
50.0	129.8	1	50.0	49.5	1		93	0.611	45.9	67.4	Infin.	0.774	0.418	Non-Liq.
51.0	129.8	1	50.0	49.5	1		93	0.604	45.3	67.4	Infin.	0.769	0.419	Non-Liq.
52.0	129.8	1	90.0	52.0	1		124	0.598	80.7	67.4	Infin.	0.765	0.420	Non-Liq.
53.0	129.8	1	90.0	52.0	1		124	0.591	79.8	67.4	Infin.	0.760	0.422	Non-Liq.
54.0	129.8	1	90.0	52.0	1		124	0.585	79.0	67.4	Infin.	0.755	0.423	Non-Liq.
55.0	126.1	1	50.0	55.0	1		91	0.579	43.4	63.7	Infin.	0.751	0.423	Non-Liq.
56.0	126.1	1	50.0	55.0	1		91	0.573	43.0	63.7	Infin.	0.746	0.424	Non-Liq.
57.0	126.1	1	50.0	57.0	1		90	0.567	42.6	63.7	Infin.	0.742	0.425	Non-Liq.
58.0	126.1	1	50.0	57.0	1		90	0.562	42.2	63.7	Infin.	0.737	0.426	Non-Liq.
59.0	126.1	1	50.0	57.0	1		90	0.557	41.8	63.7	Infin.	0.733	0.426	Non-Liq.
60.0	139.9	1	50.0	60.0	1		89	0.551	41.4	77.5	Infin.	0.728	0.426	Non-Liq.
61.5	139.9	1	50.0	60.0	1		89	0.544	40.8	77.5	Infin.	0.722	0.426	Non-Liq.
62.0	115.7	1	27.0	62.0	1	9	65	0.542	22.9	53.3	0.210	0.718	0.425	0.50
63.0	115.7	1	27.0	62.0	1	9	65	0.537	22.7	53.3	0.208	0.714	0.427	0.49
64.0	115.7	1	27.0	62.0	1	9	65	0.532	22.5	53.3	0.206	0.710	0.427	0.48
65.0	115.7	1	50.0	65.0	1	9	87	0.528	40.6	53.3	Infin.	0.705	0.427	Non-Liq.
66.5	115.7	1	50.0	65.0	1	9	87	0.523	40.2	53.3	Infin.	0.699	0.427	Non-Liq.
67.0	138.2	1	26.0	67.0	1	64	63	0.521	27.3	75.8	0.271	0.695	0.425	0.64
68.0	138.2	1	26.0	67.0	1	64	63	0.515	27.1	75.8	0.267	0.691	0.426	0.63
69.0	138.2	1	26.0	67.0	1	64	63	0.511	26.9	75.8	0.264	0.687	0.425	0.62
70.0	138.2	1	50.0	69.5	1	64	86	0.506	45.0	75.8	Infin.	0.682	0.424	Non-Liq.
71.5	138.2	1	50.0	69.5	1	64	86	0.501	44.6	75.8	Infin.	0.677	0.423	Non-Liq.
72.0	122.1	1	50.0	72.0	1		85	0.499	37.4	59.7	Infin.	0.672	0.421	Non-Liq.
73.0	122.1	1	50.0	72.0	1		85	0.495	37.1	59.7	Infin.	0.669	0.422	Non-Liq.
74.0	122.1	1	50.0	74.5	1		84	0.491	36.8	59.7	Infin.	0.664	0.421	Non-Liq.
75.0	122.1	1	50.0	74.5	1		84	0.488	36.6	59.7	Infin.	0.659	0.420	Non-Liq.
76.0	122.1	1	50.0	74.5	1		84	0.484	36.3	59.7	Infin.	0.655	0.419	Non-Liq.
77.0	122.1	1	50.0	77.0	1		83	0.481	36.1	59.7	Infin.	0.650	0.418	Non-Liq.
78.0	122.1	1	50.0	77.0	1		83	0.478	35.8	59.7	Infin.	0.646	0.417	Non-Liq.
79.0	119.4	1	50.0	77.0	1		83	0.475	35.6	57.0	Infin.	0.641	0.416	Non-Liq.
80.0	119.4	1	50.0	79.5	1		83	0.472	35.4	57.0	Infin.	0.637	0.415	Non-Liq.

Figure 9

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

LIQUEFACTION SETTLEMENT ANALYSIS
MAXIMUM CONSIDERED EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
PGA_M (g):	0.941
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater @ Exploration:	80.5

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15} (%)	EQ. SETTLE. Pe (in.)
1.0	8	88.7689	0.022	0.022	63	15	0.612	--	0.00	0.00
2.0	8	88.7689	0.067	0.067	63	15	0.612	--	0.00	0.00
3.0	8	88.7689	0.111	0.111	63	15	0.612	--	0.00	0.00
4.0	8	88.7689	0.155	0.155	63	15	0.612	--	0.00	0.00
5.0	8	88.7689	0.200	0.200	63	15	0.612	--	0.00	0.00
6.0	8	88.7689	0.244	0.244	63	15	0.612	--	0.00	0.00
7.0	8	88.7689	0.288	0.288	63	15	0.612	--	0.00	0.00
8.0	8	88.7689	0.333	0.333	63	15	0.612	--	0.00	0.00
9.0	8	88.7689	0.377	0.377	63	15	0.612	--	0.00	0.00
10.0	10	107.5359	0.426	0.426	65	18	0.612	--	0.00	0.00
11.0	10	107.5359	0.480	0.480	65	17	0.612	--	0.00	0.00
12.0	10	107.5359	0.534	0.534	65	16	0.612	--	0.00	0.00
13.0	10	107.5359	0.588	0.588	65	15	0.612	--	0.00	0.00
14.0	10	107.5359	0.641	0.641	65	14	0.612	--	0.00	0.00
15.0	9	86.2556	0.690	0.690	57	13	0.612	--	0.00	0.00
16.0	9	86.2556	0.733	0.733	57	13	0.612	--	0.00	0.00
17.0	9	86.2556	0.776	0.776	57	13	0.612	--	0.00	0.00
18.0	9	86.2556	0.819	0.819	57	12	0.612	--	0.00	0.00
19.0	9	86.2556	0.862	0.862	57	12	0.612	--	0.00	0.00
20.0	10	108.903	0.911	0.911	56	14	0.612	--	0.00	0.00
21.0	10	108.903	0.966	0.966	56	14	0.612	--	0.00	0.00
22.0	10	108.903	1.020	1.020	56	14	0.612	--	0.00	0.00
23.0	10	108.903	1.075	1.075	56	13	0.612	--	0.00	0.00
24.0	22	106.0675	1.128	1.128	78	30	0.612	--	0.00	0.00
25.0	22	106.0675	1.181	1.181	78	30	0.612	--	0.00	0.00
26.0	22	106.0675	1.234	1.234	78	29	0.612	--	0.00	0.00
27.0	22	106.0675	1.287	1.287	78	28	0.612	--	0.00	0.00
28.0	22	106.0675	1.340	1.340	78	28	0.612	--	0.00	0.00
29.0	22	106.0675	1.393	1.393	78	27	0.612	--	0.00	0.00
30.0	12	106.6494	1.447	1.447	54	15	0.612	--	0.00	0.00
31.5	12	106.6494	1.513	1.513	54	15	0.612	--	0.00	0.00
32.0	9	141.4164	1.544	1.544	46	18	0.612	--	0.00	0.00
33.0	9	141.4164	1.633	1.633	46	18	0.612	--	0.00	0.00
34.0	9	141.4164	1.703	1.703	46	18	0.612	--	0.00	0.00
35.0	22	141.4164	1.774	1.774	69	32	0.612	--	0.00	0.00
36.5	22	141.4164	1.862	1.862	69	32	0.612	--	0.00	0.00
37.0	13	133.3736	1.897	1.897	52	21	0.612	--	0.00	0.00
38.0	13	133.3736	1.980	1.980	52	21	0.612	--	0.00	0.00
39.0	13	133.3736	2.047	2.047	52	21	0.612	--	0.00	0.00
40.0	20	133.3736	2.114	2.098	62	28	0.616	0.80	0.75	0.09
41.0	20	133.3736	2.180	2.133	62	28	0.625	0.77	0.75	0.09
42.0	14	133.3736	2.247	2.169	52	21	0.634	0.52	1.40	0.17
43.0	14	133.3736	2.314	2.204	52	21	0.642	0.51	1.40	0.17
44.0	14	133.3736	2.380	2.240	52	21	0.650	0.50	1.40	0.17
45.0	26	138.4032	2.448	2.277	69	28	0.658	0.78	0.75	0.09
46.0	26	138.4032	2.517	2.315	69	28	0.665	0.75	0.75	0.09
47.0	24	138.4032	2.587	2.353	66	26	0.672	0.63	1.10	0.13
48.0	24	138.4032	2.656	2.391	66	25	0.680	0.62	1.10	0.13
49.0	24	138.4032	2.725	2.429	66	25	0.686	0.60	1.10	0.13
50.0	50	129.8364	2.792	2.464	93	46	0.693	Non-Liq.	0.00	0.00
51.0	50	129.8364	2.857	2.498	93	45	0.699	Non-Liq.	0.00	0.00
52.0	90	129.8364	2.922	2.532	124	81	0.706	Non-Liq.	0.00	0.00
53.0	90	129.8364	2.987	2.566	124	80	0.712	Non-Liq.	0.00	0.00
54.0	90	129.8364	3.052	2.599	124	79	0.718	Non-Liq.	0.00	0.00
55.0	50	126.075	3.116	2.632	91	43	0.724	Non-Liq.	0.00	0.00
56.0	50	126.075	3.179	2.664	91	43	0.730	Non-Liq.	0.00	0.00
57.0	50	126.075	3.242	2.696	90	43	0.736	Non-Liq.	0.00	0.00
58.0	50	126.075	3.305	2.728	90	42	0.741	Non-Liq.	0.00	0.00
59.0	50	126.075	3.368	2.759	90	42	0.747	Non-Liq.	0.00	0.00
60.0	50	139.874	3.434	2.795	89	41	0.752	Non-Liq.	0.00	0.00
61.5	50	139.874	3.522	2.843	89	41	0.758	Non-Liq.	0.00	0.00
62.0	27	115.662	3.554	2.860	65	23	0.760	0.50	1.30	0.08
63.0	27	115.662	3.626	2.893	65	23	0.767	0.49	1.30	0.16
64.0	27	115.662	3.684	2.919	65	23	0.772	0.48	1.30	0.16
65.0	50	115.662	3.742	2.946	87	41	0.777	Non-Liq.	0.00	0.00
66.5	50	115.662	3.814	2.979	87	40	0.783	Non-Liq.	0.00	0.00
67.0	26	138.169	3.846	2.996	63	27	0.785	0.64	1.10	0.07
68.0	26	138.169	3.932	3.043	63	27	0.790	0.63	1.10	0.13
69.0	26	138.169	4.001	3.081	63	27	0.794	0.62	1.10	0.13
70.0	50	138.169	4.070	3.119	86	45	0.798	Non-Liq.	0.00	0.00
71.5	50	138.169	4.157	3.166	86	45	0.803	Non-Liq.	0.00	0.00
72.0	50	122.1417	4.189	3.183	85	37	0.805	Non-Liq.	0.00	0.00
73.0	50	122.1417	4.265	3.220	85	37	0.810	Non-Liq.	0.00	0.00
74.0	50	122.1417	4.327	3.250	84	37	0.814	Non-Liq.	0.00	0.00
75.0	50	122.1417	4.388	3.280	84	37	0.818	Non-Liq.	0.00	0.00
76.0	50	122.1417	4.449	3.310	84	36	0.822	Non-Liq.	0.00	0.00
77.0	50	122.1417	4.510	3.340	83	36	0.826	Non-Liq.	0.00	0.00
78.0	50	122.1417	4.571	3.370	83	36	0.830	Non-Liq.	0.00	0.00
79.0	50	119.3508	4.631	3.399	83	36	0.833	Non-Liq.	0.00	0.00
80.0	50	119.3508	4.691	3.427	83	35	0.837	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 2.0 INCHES

Figure 10

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
MAXIMUM CONSIDERED EARTHQUAKE

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration PGA_M (g):	0.941
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	80.5

By Thomas F. Blake (1994-1996)
ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.00
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.998	0.475	--
2.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.993	0.473	--
3.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.989	0.471	--
4.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.984	0.469	--
5.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.979	0.467	--
6.0	116.8	0	10.0	5.0	1		69	1.700	19.1	116.8	0.208	0.975	0.464	--
7.0	116.8	0	10.0	5.0	1		69	1.658	18.7	116.8	0.203	0.970	0.462	--
8.0	116.8	0	10.0	5.0	1		69	1.544	17.4	116.8	0.189	0.966	0.460	--
9.0	116.8	0	10.0	5.0	1		69	1.450	16.3	116.8	0.178	0.961	0.458	--
10.0	112.5	0	9.0	10.0	1		59	1.373	13.9	112.5	0.152	0.957	0.456	--
11.0	112.5	0	9.0	10.0	1		59	1.308	13.2	112.5	0.145	0.952	0.454	--
12.0	112.5	0	9.0	10.0	1		59	1.252	12.7	112.5	0.138	0.947	0.451	--
13.0	112.5	0	9.0	10.0	1		59	1.202	12.2	112.5	0.133	0.943	0.449	--
14.0	122.4	0	12.0	15.0	1		63	1.156	16.8	122.4	0.183	0.938	0.447	--
15.0	122.4	0	12.0	15.0	1		63	1.113	16.2	122.4	0.176	0.934	0.445	--
16.0	122.4	0	12.0	15.0	1		63	1.075	15.6	122.4	0.170	0.929	0.443	--
17.0	122.4	0	12.0	15.0	1		63	1.040	15.1	122.4	0.165	0.925	0.441	--
18.0	122.4	0	12.0	15.0	1		63	1.009	14.6	122.4	0.160	0.920	0.438	--
19.0	122.4	0	12.0	15.0	1		63	0.980	14.2	122.4	0.155	0.915	0.436	--
20.0	116.5	0	23.0	20.0	1		80	0.954	29.5	116.5	0.409	0.911	0.434	--
21.0	116.5	0	23.0	20.0	1		80	0.931	28.7	116.5	0.370	0.906	0.432	--
22.0	116.5	0	23.0	20.0	1		80	0.909	28.1	116.5	0.347	0.902	0.430	--
23.0	116.5	0	23.0	20.0	1		80	0.889	27.4	116.5	0.330	0.897	0.427	--
24.0	116.5	0	23.0	20.0	1		80	0.870	26.9	116.5	0.317	0.893	0.425	--
25.0	113.0	0	15.0	25.0	1		61	0.852	18.3	113.0	0.191	0.888	0.423	--
26.0	113.0	0	15.0	25.0	1		61	0.836	18.0	113.0	0.187	0.883	0.421	--
27.0	113.0	0	15.0	25.0	1		61	0.821	17.6	113.0	0.183	0.879	0.419	--
28.0	113.0	0	15.0	25.0	1		61	0.806	17.3	113.0	0.180	0.874	0.417	--
29.0	113.0	0	15.0	25.0	1		61	0.792	17.0	113.0	0.177	0.870	0.414	--
30.0	109.9	0	26.0	30.0	1		76	0.779	30.4	109.9	Infin.	0.865	0.412	--
31.5	109.9	0	26.0	30.0	1		76	0.764	29.8	109.9	0.420	0.859	0.409	--
32.0	130.0	0	15.0	32.0	1	79	57	0.758	24.1	130.0	0.248	0.855	0.407	--
33.0	130.0	0	15.0	32.0	1	79	57	0.741	23.7	130.0	0.243	0.851	0.406	--
34.0	130.0	0	15.0	32.0	1	79	57	0.729	23.4	130.0	0.240	0.847	0.404	--
35.0	130.0	0	18.0	35.0	1	79	60	0.717	26.4	130.0	0.279	0.842	0.401	--
36.0	130.0	0	18.0	35.0	1	79	60	0.706	26.1	130.0	0.274	0.838	0.399	--
37.0	130.0	0	24.0	37.0	1	61	68	0.695	32.0	130.0	Infin.	0.833	0.397	--
38.0	130.0	0	24.0	37.0	1	61	68	0.685	31.7	130.0	Infin.	0.829	0.395	--
39.0	130.0	0	24.0	37.0	1	61	68	0.675	31.3	130.0	Infin.	0.824	0.393	--
40.0	134.1	1	35.0	40.0	1	61	80	0.666	42.0	71.7	Infin.	0.819	0.393	Non-Liq.
41.0	134.1	1	35.0	40.0	1	61	80	0.657	41.5	71.7	Infin.	0.815	0.396	Non-Liq.
42.0	134.1	1	20.0	42.0	1	71	60	0.648	26.4	71.7	0.269	0.810	0.399	0.68
43.0	134.1	1	20.0	42.0	1	71	60	0.639	26.2	71.7	0.265	0.806	0.401	0.66
44.0	134.1	1	20.0	42.0	1	71	60	0.631	25.9	71.7	0.261	0.801	0.403	0.65
45.0	127.4	1	50.0	44.5	1	56	93	0.623	53.7	65.0	Infin.	0.797	0.405	Non-Liq.
46.0	127.4	1	50.0	44.5	1	56	93	0.616	53.2	65.0	Infin.	0.792	0.407	Non-Liq.
47.0	127.4	1	22.0	47.0	1	56	61	0.609	27.1	65.0	0.277	0.787	0.409	0.68
48.0	127.4	1	22.0	47.0	1	56	61	0.602	26.9	65.0	0.273	0.783	0.411	0.66
49.0	127.4	1	22.0	47.0	1	56	61	0.596	26.7	65.0	0.269	0.778	0.412	0.65
50.0	126.3	1	50.0	50.0	1	56	91	0.589	51.2	63.9	Infin.	0.774	0.414	Non-Liq.
51.5	126.3	1	50.0	50.0	1	56	91	0.582	50.6	63.9	Infin.	0.768	0.415	Non-Liq.
52.0	126.3	1	19.0	52.0	1	60	55	0.579	23.5	63.9	0.220	0.763	0.415	0.53
53.0	126.3	1	19.0	52.0	1	60	55	0.572	23.3	63.9	0.217	0.760	0.417	0.52
54.0	126.3	1	19.0	52.0	1	60	55	0.566	23.1	63.9	0.215	0.755	0.418	0.52
55.0	122.4	1	50.0	55.0	1	35	89	0.561	49.0	60.0	Infin.	0.751	0.419	Non-Liq.
56.0	122.4	1	50.0	55.0	1	35	89	0.556	48.7	60.0	Infin.	0.746	0.419	Non-Liq.
57.0	122.4	1	32.0	57.0	1	35	70	0.551	33.4	60.0	Infin.	0.742	0.420	Non-Liq.
58.0	122.4	1	32.0	57.0	1	35	70	0.546	33.2	60.0	Infin.	0.737	0.420	Non-Liq.
59.0	122.4	1	32.0	57.0	1	35	70	0.541	33.0	60.0	Infin.	0.733	0.421	Non-Liq.
60.0	126.4	1	39.0	60.0	1	35	77	0.536	38.4	64.0	Infin.	0.728	0.421	Non-Liq.
61.5	126.4	1	39.0	60.0	1	35	77	0.531	38.0	64.0	Infin.	0.722	0.421	Non-Liq.
62.0	126.4	1	25.0	62.0	1	73	61	0.528	26.8	64.0	0.261	0.718	0.420	0.62
63.0	126.4	1	25.0	62.0	1	73	61	0.523	26.6	64.0	0.257	0.714	0.421	0.61
64.0	126.4	1	25.0	62.0	1	73	61	0.519	26.4	64.0	0.254	0.710	0.421	0.60
65.0	134.2	1	43.0	65.0	1	34	79	0.514	39.9	71.8	Infin.	0.705	0.421	Non-Liq.
66.0	134.2	1	43.0	65.0	1	34	79	0.510	39.6	71.8	Infin.	0.701	0.420	Non-Liq.
67.0	134.2	1	35.0	67.0	1	34	71	0.506	33.3	71.8	Infin.	0.696	0.420	Non-Liq.
68.0	134.2	1	35.0	67.0	1	34	71	0.502	33.1	71.8	Infin.	0.691	0.419	Non-Liq.
69.0	117.9	1	50.0	69.5	1		84	0.498	37.3	55.5	Infin.	0.687	0.419	Non-Liq.
70.5	117.9	1	50.0	69.5	1		84	0.494	37.0	55.5	Infin.	0.681	0.418	Non-Liq.
71.0	117.9	1	50.0	69.5	1		84	0.492	36.9	55.5	Infin.	0.677	0.416	Non-Liq.
72.0	117.9	1	50.0	69.5	1		84	0.488	36.6	55.5	Infin.	0.673	0.417	Non-Liq.
73.0	121.0	1	44.0	72.0	1		78	0.484	32.0	58.6	Infin.	0.669	0.416	Non-Liq.
74.0	121.0	1	44.0	72.0	1		78	0.481	31.8	58.6	Infin.	0.664	0.416	Non-Liq.
75.0	121.0	1	50.0	75.0	1		82	0.478	35.9	58.6	Infin.	0.659	0.415	Non-Liq.
76.5	121.0	1	50.0	75.0	1		82	0.474	35.6	58.6	Infin.	0.654	0.414	Non-Liq.
77.0	130.6	1	29.0	77.0	1	64	62	0.473	27.6	68.2	0.265	0.649	0.412	0.64
78.0	130.6	1	29.0	77.0	1	64	62	0.468	27.4	68.2	0.261	0.646	0.412	0.63
79.0	130.6	1	29.0	77.0	1	64	62	0.465	27.2	68.2	0.258	0.641	0.410	0.63
80.5	130.6	1	50.0	80.0	1	64	81	0.462	41.7	68.2	Infin.	0.635	0.409	Non-Liq.

Figure 11

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

LIQUEFACTION SETTLEMENT ANALYSIS
MAXIMUM CONSIDERED EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
PGA_M (g):	0.941
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater @ Exploration:	80.5

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15} (%)	EQ. SETTLE. Pe (in.)
1.0	10	116.8417	0.029	0.029	69	19	0.612	--	0.00	0.00
2.0	10	116.8417	0.088	0.088	69	19	0.612	--	0.00	0.00
3.0	10	116.8417	0.146	0.146	69	19	0.612	--	0.00	0.00
4.0	10	116.8417	0.204	0.204	69	19	0.612	--	0.00	0.00
5.0	10	116.8417	0.263	0.263	69	19	0.612	--	0.00	0.00
6.0	10	116.8417	0.321	0.321	69	19	0.612	--	0.00	0.00
7.0	10	116.8417	0.380	0.380	69	19	0.612	--	0.00	0.00
8.0	10	116.8417	0.438	0.438	69	17	0.612	--	0.00	0.00
9.0	10	116.8417	0.497	0.497	69	16	0.612	--	0.00	0.00
10.0	9	112.5376	0.554	0.554	59	14	0.612	--	0.00	0.00
11.0	9	112.5376	0.610	0.610	59	13	0.612	--	0.00	0.00
12.0	9	112.5376	0.666	0.666	59	13	0.612	--	0.00	0.00
13.0	9	112.5376	0.723	0.723	59	12	0.612	--	0.00	0.00
14.0	12	122.3685	0.781	0.781	63	17	0.612	--	0.00	0.00
15.0	12	122.3685	0.843	0.843	63	16	0.612	--	0.00	0.00
16.0	12	122.3685	0.904	0.904	63	16	0.612	--	0.00	0.00
17.0	12	122.3685	0.965	0.965	63	15	0.612	--	0.00	0.00
18.0	12	122.3685	1.026	1.026	63	15	0.612	--	0.00	0.00
19.0	12	122.3685	1.087	1.087	63	14	0.612	--	0.00	0.00
20.0	23	116.4828	1.147	1.147	80	29	0.612	--	0.00	0.00
21.0	23	116.4828	1.205	1.205	80	29	0.612	--	0.00	0.00
22.0	23	116.4828	1.264	1.264	80	28	0.612	--	0.00	0.00
23.0	23	116.4828	1.322	1.322	80	27	0.612	--	0.00	0.00
24.0	23	116.4828	1.380	1.380	80	27	0.612	--	0.00	0.00
25.0	15	112.9869	1.437	1.437	61	18	0.612	--	0.00	0.00
26.0	15	112.9869	1.494	1.494	61	18	0.612	--	0.00	0.00
27.0	15	112.9869	1.550	1.550	61	18	0.612	--	0.00	0.00
28.0	15	112.9869	1.607	1.607	61	17	0.612	--	0.00	0.00
29.0	15	112.9869	1.663	1.663	61	17	0.612	--	0.00	0.00
30.0	26	109.8801	1.719	1.719	76	30	0.612	--	0.00	0.00
31.5	26	109.8801	1.788	1.788	76	30	0.612	--	0.00	0.00
32.0	15	129.9684	1.818	1.818	57	24	0.612	--	0.00	0.00
33.0	15	129.9684	1.899	1.899	57	24	0.612	--	0.00	0.00
34.0	15	129.9684	1.964	1.964	57	23	0.612	--	0.00	0.00
35.0	18	129.9684	2.029	2.029	60	26	0.612	--	0.00	0.00
36.0	18	129.9684	2.094	2.094	60	26	0.612	--	0.00	0.00
37.0	24	129.9684	2.159	2.159	68	32	0.612	--	0.00	0.00
38.0	24	129.9684	2.224	2.224	68	32	0.612	--	0.00	0.00
39.0	24	129.9684	2.289	2.289	68	31	0.612	--	0.00	0.00
40.0	35	134.0658	2.355	2.339	80	42	0.616	Non-Liq.	0.00	0.00
41.0	35	134.0658	2.422	2.375	80	41	0.624	Non-Liq.	0.00	0.00
42.0	20	134.0658	2.489	2.411	60	26	0.631	0.68	1.10	0.13
43.0	20	134.0658	2.556	2.447	60	26	0.639	0.66	1.10	0.13
44.0	20	134.0658	2.623	2.483	60	26	0.646	0.65	1.10	0.13
45.0	50	127.4196	2.688	2.517	93	54	0.653	Non-Liq.	0.00	0.00
46.0	50	127.4196	2.752	2.549	93	53	0.660	Non-Liq.	0.00	0.00
47.0	22	127.4196	2.816	2.582	61	27	0.667	0.68	1.10	0.13
48.0	22	127.4196	2.880	2.614	61	27	0.674	0.66	1.10	0.13
49.0	22	127.4196	2.943	2.647	61	27	0.680	0.65	1.10	0.13
50.0	50	126.3224	3.007	2.679	91	51	0.686	Non-Liq.	0.00	0.00
51.5	50	126.3224	3.086	2.719	91	51	0.694	Non-Liq.	0.00	0.00
52.0	19	126.3224	3.117	2.735	55	23	0.697	0.53	1.30	0.08
53.0	19	126.3224	3.196	2.775	55	23	0.704	0.52	1.30	0.16
54.0	19	126.3224	3.259	2.807	55	23	0.710	0.52	1.30	0.16
55.0	50	122.4005	3.322	2.838	89	49	0.716	Non-Liq.	0.00	0.00
56.0	50	122.4005	3.383	2.868	89	49	0.721	Non-Liq.	0.00	0.00
57.0	32	122.4005	3.444	2.898	70	33	0.727	Non-Liq.	0.00	0.00
58.0	32	122.4005	3.505	2.928	70	33	0.732	Non-Liq.	0.00	0.00
59.0	32	122.4005	3.566	2.958	70	33	0.737	Non-Liq.	0.00	0.00
60.0	39	126.4446	3.629	2.989	77	38	0.743	Non-Liq.	0.00	0.00
61.5	39	126.4446	3.708	3.029	77	38	0.749	Non-Liq.	0.00	0.00
62.0	25	126.4446	3.739	3.045	61	27	0.751	0.62	1.10	0.07
63.0	25	126.4446	3.818	3.085	61	27	0.757	0.61	1.10	0.13
64.0	25	126.4446	3.881	3.117	61	26	0.762	0.60	1.10	0.13
65.0	43	134.246	3.947	3.151	79	40	0.766	Non-Liq.	0.00	0.00
66.0	43	134.246	4.014	3.187	79	40	0.770	Non-Liq.	0.00	0.00
67.0	35	134.246	4.081	3.223	71	33	0.774	Non-Liq.	0.00	0.00
68.0	35	134.246	4.148	3.259	71	33	0.779	Non-Liq.	0.00	0.00
69.0	50	117.936	4.211	3.291	84	37	0.783	Non-Liq.	0.00	0.00
70.5	50	117.936	4.285	3.325	84	37	0.788	Non-Liq.	0.00	0.00
71.0	50	117.936	4.314	3.339	84	37	0.790	Non-Liq.	0.00	0.00
72.0	50	117.936	4.388	3.374	84	37	0.795	Non-Liq.	0.00	0.00
73.0	44	120.96	4.448	3.402	78	32	0.800	Non-Liq.	0.00	0.00
74.0	44	120.96	4.508	3.432	78	32	0.804	Non-Liq.	0.00	0.00
75.0	50	120.96	4.569	3.461	82	36	0.807	Non-Liq.	0.00	0.00
76.5	50	120.96	4.644	3.498	82	36	0.812	Non-Liq.	0.00	0.00
77.0	29	130.5965	4.676	3.513	62	28	0.814	0.64	0.75	0.05
78.0	29	130.5965	4.757	3.556	62	27	0.818	0.63	1.10	0.13
79.0	29	130.5965	4.823	3.590	62	27	0.822	0.63	1.10	0.13
80.5	50	130.5965	4.904	3.633	81	42	0.826	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 1.8 INCHES

Figure 12

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
DESIGN EARTHQUAKE

DE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration (g):	0.628

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	88.8	0.02	0.01	0.009	8	1.25	63.5	1.7	15.3	1.0	135.314	6.62E-05	1.00E-04	0.010	1.38E-02	8.2879	1.06E-02	
2.0	1.0	1.5	88.8	0.07	0.04	0.027	8	1.25	63.5	1.7	15.3	1.0	234.371	1.12E-04	2.30E-04	0.023	3.17E-02	8.2879	2.43E-02	
3.0	1.0	2.5	88.8	0.11	0.07	0.045	8	1.25	63.5	1.7	15.3	1.0	302.571	1.42E-04	2.30E-04	0.023	3.17E-02	8.2879	2.43E-02	
4.0	1.0	3.5	88.8	0.16	0.10	0.063	8	1.25	63.5	1.7	15.3	1.0	358.007	1.65E-04	1.70E-04	0.017	2.34E-02	8.2879	1.80E-02	
5.0	1.0	4.5	88.8	0.20	0.13	0.081	8	1.25	63.5	1.7	15.3	1.0	405.942	1.84E-04	1.70E-04	0.017	2.34E-02	8.2879	1.80E-02	
6.0	1.0	5.5	88.8	0.24	0.16	0.099	8	1.25	63.5	1.7	15.3	1.0	448.786	1.99E-04	1.70E-04	0.017	2.34E-02	8.2879	1.80E-02	
7.0	1.0	6.5	88.8	0.29	0.19	0.117	8	1.25	63.5	1.7	15.3	1.0	487.881	2.13E-04	8.10E-04	0.081	1.12E-01	8.2879	8.55E-02	
8.0	1.0	7.5	88.8	0.33	0.22	0.135	8	1.25	63.5	1.7	15.3	1.0	524.069	2.24E-04	4.50E-04	0.045	6.21E-02	8.2879	4.75E-02	
9.0	1.0	8.5	88.8	0.38	0.25	0.153	8	1.25	63.5	1.7	15.0	1.0	553.893	2.36E-04	4.50E-04	0.045	6.37E-02	8.2879	4.88E-02	
10.0	1.0	9.5	107.5	0.43	0.29	0.172	10	1.25	65.1	1.6	17.6	1.0	621.488	2.33E-04	4.50E-04	0.045	5.24E-02	8.2879	4.02E-02	
11.0	1.0	10.5	107.5	0.48	0.32	0.194	10	1.25	65.1	1.5	16.6	1.0	646.587	2.48E-04	4.50E-04	0.045	5.63E-02	8.2879	4.31E-02	
12.0	1.0	11.5	107.5	0.53	0.36	0.215	10	1.25	65.1	1.4	15.7	0.9	669.875	2.62E-04	4.50E-04	0.045	6.00E-02	8.2879	4.60E-02	
13.0	1.0	12.5	107.5	0.59	0.39	0.236	10	1.25	65.1	1.3	15.0	0.9	691.648	2.74E-04	4.50E-04	0.045	6.36E-02	8.2879	4.87E-02	
14.0	1.0	13.5	107.5	0.64	0.43	0.257	10	1.25	65.1	1.3	14.4	0.9	712.130	2.85E-04	4.50E-04	0.045	6.70E-02	8.2879	5.13E-02	
15.0	1.0	14.5	86.3	0.69	0.46	0.276	9	1.25	56.7	1.2	13.4	0.9	721.720	2.97E-04	4.50E-04	0.045	7.28E-02	8.2879	5.57E-02	
16.0	1.0	15.5	86.3	0.73	0.49	0.292	9	1.25	56.7	1.2	13.0	0.9	736.457	3.04E-04	1.00E-03	0.100	1.68E-01	8.2879	1.28E-01	
17.0	1.0	16.5	86.3	0.78	0.52	0.308	9	1.25	56.7	1.2	12.6	0.9	750.626	3.11E-04	7.10E-04	0.071	1.23E-01	8.2879	9.44E-02	
18.0	1.0	17.5	86.3	0.82	0.55	0.324	9	1.25	56.7	1.1	12.3	0.9	764.280	3.17E-04	7.10E-04	0.071	1.27E-01	8.2879	9.75E-02	
19.0	1.0	18.5	86.3	0.86	0.58	0.340	9	1.25	56.7	1.1	12.0	0.9	777.463	3.22E-04	7.10E-04	0.071	1.31E-01	8.2879	1.01E-01	
20.0	1.0	19.5	108.9	0.91	0.61	0.358	10	1.25	56.2	1.1	14.4	0.9	849.102	3.07E-04	7.10E-04	0.071	1.06E-01	8.2879	8.08E-02	
21.0	1.0	20.5	108.9	0.97	0.65	0.378	10	1.25	56.2	1.0	14.0	0.9	865.690	3.13E-04	7.10E-04	0.071	1.09E-01	8.2879	8.37E-02	
22.0	1.0	21.5	108.9	1.02	0.68	0.398	10	1.25	56.2	1.0	13.6	0.9	881.665	3.20E-04	7.10E-04	0.071	1.13E-01	8.2879	8.65E-02	
23.0	1.0	22.5	108.9	1.07	0.72	0.417	10	1.25	56.2	1.0	13.2	0.9	897.082	3.26E-04	7.10E-04	0.071	1.17E-01	8.2879	8.92E-02	
24.0	1.0	23.5	106.1	1.13	0.76	0.436	22	1.25	78.1	1.0	30.3	0.9	1211.950	2.49E-04	3.70E-04	0.037	2.25E-02	8.2879	1.72E-02	
25.0	1.0	24.5	106.1	1.18	0.79	0.455	22	1.25	78.1	0.9	29.6	0.9	1230.649	2.53E-04	3.70E-04	0.037	2.31E-02	8.2879	1.77E-02	
26.0	1.0	25.5	106.1	1.23	0.83	0.473	22	1.25	78.1	0.9	29.0	0.9	1248.796	2.56E-04	3.70E-04	0.037	2.37E-02	8.2879	1.81E-02	
27.0	1.0	26.5	106.1	1.29	0.86	0.491	22	1.25	78.1	0.9	28.4	0.9	1266.431	2.59E-04	3.70E-04	0.037	2.43E-02	8.2879	1.86E-02	
28.0	1.0	27.5	106.1	1.34	0.90	0.508	22	1.25	78.1	0.9	27.8	0.9	1283.588	2.62E-04	3.70E-04	0.037	2.49E-02	8.2879	1.91E-02	0.00
29.0	1.0	28.5	106.1	1.39	0.93	0.526	22	1.25	78.1	0.9	27.3	0.9	1300.298	2.65E-04	3.70E-04	0.037	2.55E-02	8.2879	1.95E-02	0.00
30.0	1.0	29.5	106.6	1.45	0.97	0.543	12	1.25	54.4	0.8	15.3	0.9	1092.286	3.22E-04	7.10E-04	0.071	9.80E-02	8.2879	7.50E-02	0.02
31.5	1.5	30.8	106.6	1.51	1.01	0.564	12	1.25	54.4	0.8	15.0	0.9	1108.811	3.26E-04	5.20E-04	0.052	7.37E-02	8.2879	5.65E-02	0.02
32.0	0.5	31.8	141.4	1.57	1.05	0.582	9	1.25	46.2	0.8	18.1	0.9	1204.066	3.07E-04	5.20E-04	0.052	5.86E-02	8.2879	4.49E-02	0.01
33.0	1.0	32.5	141.4	1.62	1.09	0.599	9	1.25	46.2	0.8	17.8	0.9	1217.313	3.10E-04	5.20E-04	0.052	5.98E-02	8.2879	4.58E-02	0.01
34.0	1.0	33.5	141.4	1.69	1.14	0.622	9	1.25	46.2	0.8	17.6	0.8	1238.235	3.13E-04	5.20E-04	0.052	6.07E-02	8.2879	4.65E-02	0.01
35.0	1.0	34.5	141.4	1.77	1.18	0.644	22	1.25	69.2	0.8	32.3	0.8	1548.457	2.57E-04	3.00E-04	0.030	1.69E-02	8.2879	1.29E-02	0.00
36.5	1.5	35.8	141.4	1.85	1.24	0.671	22	1.25	69.2	0.7	31.7	0.8	1576.732	2.60E-04	3.00E-04	0.030	1.73E-02	8.2879	1.32E-02	0.00
37.0	0.5	36.8	133.4	1.92	1.29	0.691	13	1.25	52.1	0.7	21.5	0.8	1410.296	2.98E-04	3.00E-04	0.030	2.76E-02	8.2879	2.11E-02	0.00
38.0	1.0	37.5	133.4	1.97	1.32	0.706	13	1.25	52.1	0.7	21.2	0.8	1421.654	3.00E-04	3.00E-04	0.030	2.80E-02	8.2879	2.15E-02	0.01
39.0	1.0	38.5	133.4	2.04	1.37	0.725	13	1.25	52.1	0.7	20.9	0.8	1440.159	3.01E-04	5.20E-04	0.052	4.92E-02	8.2879	3.77E-02	0.01
40.0	1.0	39.5	133.4	2.11	1.41	0.744	20	1.25	62.5	0.7	28.1	0.8	1614.306	2.74E-04	3.00E-04	0.030	2.00E-02	8.2879	1.53E-02	0.00
41.0	1.0	40.5	133.4	2.17	1.46	0.762	20	1.25	62.5	0.7	27.8	0.8	1633.306	2.75E-04	3.00E-04	0.030	2.02E-02	8.2879	1.55E-02	0.00
42.0	1.0	41.5	133.4	2.24	1.50	0.780	14	1.25	51.7	0.7	21.3	0.8	1518.390	3.01E-04	5.20E-04	0.052	4.82E-02	8.2879	3.69E-02	0.00
43.0	1.0	42.5	133.4	2.31	1.55	0.797	14	1.25	51.7	0.7	21.1	0.8	1535.800	3.02E-04	5.20E-04	0.052	4.87E-02	8.2879	3.73E-02	0.00
44.0	1.0	43.5	133.4	2.37	1.59	0.814	14	1.25	51.7	0.7	20.9	0.8	1552.928	3.03E-04	5.20E-04	0.052	4.93E-02	8.2879	3.78E-02	0.00
45.0	1.0	44.5	138.4	2.44	1.64	0.831	26	1.25	69.2	0.7	28.4	0.8	1743.963	2.74E-04	3.00E-04	0.030	1.97E-02	8.2879	1.51E-02	0.00
46.0	1.0	45.5	138.4	2.51	1.68	0.849	26	1.25	69.2	0.6	28.0	0.8	1761.154	2.75E-04	3.00E-04	0.030	2.00E-02	8.2879	1.53E-02	0.00
47.0	1.0	46.5	138.4	2.58	1.73	0.865	24	1.25	65.8	0.6	25.8	0.8	1736.288	2.82E-04	3.00E-04	0.030	2.21E-02	8.2879	1.69E-02	0.00
48.0	1.0	47.5	138.4	2.65	1.77	0.882	24	1.25	65.8	0.6	25.5	0.8	1752.572	2.83E-04	3.00E-04	0.030	2.24E-02	8.2879	1.72E-02	0.00
49.0	1.0	48.5	138.4	2.72	1.82	0.898	24	1.25	65.8	0.6	25.2	0.8	1768.592	2.84E-04	3.00E-04	0.030	2.27E-02	8.2879	1.74E-02	0.00
50.0	1.0	49.5	129.8	2.79	1.87	0.913	50	1.25	93.4	0.6	45.9	0.8	2185.775	2.33E-04	3.00E-04	0.030	1.11E-02	8.2879	8.49E-03	0.00

Subterranean Levels

TOTAL SETTLEMENT = **0.10**

Figure 13

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
DESIGN EARTHQUAKE

DE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration (g):	0.628

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	116.8	0.03	0.02	0.012	10	1.25	69.2	1.7	19.1	1.0	167.230	7.06E-05	1.40E-04	0.014	1.48E-02	8.2879	1.13E-02	
2.0	1.0	1.5	116.8	0.09	0.06	0.036	10	1.25	69.2	1.7	19.1	1.0	289.651	1.20E-04	2.30E-04	0.023	2.43E-02	8.2879	1.86E-02	
3.0	1.0	2.5	116.8	0.15	0.10	0.060	10	1.25	69.2	1.7	19.1	1.0	373.938	1.52E-04	2.30E-04	0.023	2.43E-02	8.2879	1.86E-02	
4.0	1.0	3.5	116.8	0.20	0.14	0.083	10	1.25	69.2	1.7	19.1	1.0	442.449	1.76E-04	1.70E-04	0.017	1.79E-02	8.2879	1.37E-02	
5.0	1.0	4.5	116.8	0.26	0.18	0.107	10	1.25	69.2	1.7	19.1	1.0	501.690	1.96E-04	1.70E-04	0.017	1.79E-02	8.2879	1.37E-02	
6.0	1.0	5.5	116.8	0.32	0.22	0.131	10	1.25	69.2	1.7	19.1	1.0	554.639	2.12E-04	4.50E-04	0.045	4.75E-02	8.2879	3.64E-02	
7.0	1.0	6.5	116.8	0.38	0.25	0.154	10	1.25	69.2	1.7	18.7	1.0	597.961	2.28E-04	4.50E-04	0.045	4.89E-02	8.2879	3.75E-02	
8.0	1.0	7.5	116.8	0.44	0.29	0.178	10	1.25	69.2	1.5	17.4	1.0	627.175	2.47E-04	4.50E-04	0.045	5.33E-02	8.2879	4.08E-02	
9.0	1.0	8.5	116.8	0.50	0.33	0.201	10	1.25	69.2	1.4	16.3	1.0	653.895	2.63E-04	4.50E-04	0.045	5.75E-02	8.2879	4.40E-02	
10.0	1.0	9.5	112.5	0.55	0.37	0.224	9	1.25	59.2	1.4	13.9	1.0	654.751	2.88E-04	4.50E-04	0.045	6.96E-02	8.2879	5.33E-02	
11.0	1.0	10.5	112.5	0.61	0.41	0.246	9	1.25	59.2	1.3	13.2	1.0	676.211	3.02E-04	1.00E-03	0.100	1.64E-01	8.2879	1.26E-01	
12.0	1.0	11.5	112.5	0.67	0.45	0.268	9	1.25	59.2	1.3	12.7	0.9	696.388	3.14E-04	1.00E-03	0.100	1.73E-01	8.2879	1.32E-01	
13.0	1.0	12.5	112.5	0.72	0.48	0.290	9	1.25	59.2	1.2	12.2	0.9	715.460	3.26E-04	1.00E-03	0.100	1.82E-01	8.2879	1.39E-01	
14.0	1.0	13.5	122.4	0.78	0.52	0.313	12	1.25	62.7	1.2	16.8	0.9	828.060	2.99E-04	3.70E-04	0.037	4.57E-02	8.2879	3.50E-02	
15.0	1.0	14.5	122.4	0.84	0.56	0.337	12	1.25	62.7	1.1	16.2	0.9	849.130	3.09E-04	7.10E-04	0.071	9.17E-02	8.2879	7.02E-02	
16.0	1.0	15.5	122.4	0.90	0.61	0.360	12	1.25	62.7	1.1	15.6	0.9	869.204	3.18E-04	7.10E-04	0.071	9.56E-02	8.2879	7.32E-02	
17.0	1.0	16.5	122.4	0.97	0.65	0.383	12	1.25	62.7	1.0	15.1	0.9	888.391	3.27E-04	7.10E-04	0.071	9.95E-02	8.2879	7.62E-02	
18.0	1.0	17.5	122.4	1.03	0.69	0.406	12	1.25	62.7	1.0	14.6	0.9	906.783	3.34E-04	7.10E-04	0.071	1.03E-01	8.2879	7.90E-02	
19.0	1.0	18.5	122.4	1.09	0.73	0.429	12	1.25	62.7	1.0	14.2	0.9	924.458	3.42E-04	7.10E-04	0.071	1.07E-01	8.2879	8.18E-02	
20.0	1.0	19.5	116.5	1.15	0.77	0.451	23	1.25	80.4	1.0	29.5	0.9	1210.233	2.71E-04	3.70E-04	0.037	2.33E-02	8.2879	1.78E-02	
21.0	1.0	20.5	116.5	1.21	0.81	0.472	23	1.25	80.4	0.9	28.7	0.9	1230.378	2.75E-04	3.70E-04	0.037	2.40E-02	8.2879	1.83E-02	
22.0	1.0	21.5	116.5	1.26	0.85	0.493	23	1.25	80.4	0.9	28.1	0.9	1249.885	2.79E-04	3.70E-04	0.037	2.46E-02	8.2879	1.89E-02	
23.0	1.0	22.5	116.5	1.32	0.89	0.513	23	1.25	80.4	0.9	27.4	0.9	1268.801	2.83E-04	3.70E-04	0.037	2.53E-02	8.2879	1.94E-02	
24.0	1.0	23.5	116.5	1.38	0.92	0.534	23	1.25	80.4	0.9	26.9	0.9	1287.169	2.87E-04	3.70E-04	0.037	2.60E-02	8.2879	1.99E-02	
25.0	1.0	24.5	113.0	1.44	0.96	0.553	15	1.25	61.0	0.9	18.3	0.9	1156.376	3.27E-04	7.10E-04	0.071	7.89E-02	8.2879	6.04E-02	
26.0	1.0	25.5	113.0	1.49	1.00	0.572	15	1.25	61.0	0.8	18.0	0.9	1171.331	3.30E-04	5.20E-04	0.052	5.91E-02	8.2879	4.53E-02	
27.0	1.0	26.5	113.0	1.55	1.04	0.591	15	1.25	61.0	0.8	17.6	0.9	1185.913	3.33E-04	5.20E-04	0.052	6.05E-02	8.2879	4.63E-02	
28.0	1.0	27.5	113.0	1.61	1.08	0.609	15	1.25	61.0	0.8	17.3	0.9	1200.146	3.36E-04	5.20E-04	0.052	6.18E-02	8.2879	4.73E-02	0.01
29.0	1.0	28.5	113.0	1.66	1.11	0.628	15	1.25	61.0	0.8	17.0	0.9	1214.048	3.39E-04	5.20E-04	0.052	6.31E-02	8.2879	4.83E-02	0.01
30.0	1.0	29.5	109.9	1.72	1.15	0.645	26	1.25	76.0	0.8	30.4	0.9	1497.102	2.79E-04	3.00E-04	0.030	1.82E-02	8.2879	1.39E-02	0.00
31.5	1.5	30.8	109.9	1.79	1.20	0.666	26	1.25	76.0	0.8	29.8	0.9	1516.777	2.81E-04	3.00E-04	0.030	1.86E-02	8.2879	1.42E-02	0.01
32.0	0.5	31.8	130.0	1.85	1.24	0.684	15	1.25	56.7	0.8	24.1	0.9	1434.670	3.02E-04	5.20E-04	0.052	4.17E-02	8.2879	3.19E-02	0.00
33.0	1.0	32.5	130.0	1.89	1.27	0.699	15	1.25	56.7	0.7	23.7	0.9	1446.029	3.04E-04	5.20E-04	0.052	4.25E-02	8.2879	3.25E-02	0.01
34.0	1.0	33.5	130.0	1.96	1.31	0.719	15	1.25	56.7	0.7	23.4	0.8	1464.843	3.06E-04	5.20E-04	0.052	4.31E-02	8.2879	3.30E-02	0.01
35.0	1.0	34.5	130.0	2.02	1.36	0.738	18	1.25	59.9	0.7	26.4	0.8	1549.297	2.95E-04	3.00E-04	0.030	2.15E-02	8.2879	1.65E-02	0.00
36.0	1.0	35.5	130.0	2.09	1.40	0.757	18	1.25	59.9	0.7	26.1	0.8	1567.922	2.96E-04	3.00E-04	0.030	2.18E-02	8.2879	1.67E-02	0.00
37.0	1.0	36.5	130.0	2.15	1.44	0.775	24	1.25	67.7	0.7	32.0	0.8	1705.415	2.77E-04	3.00E-04	0.030	1.70E-02	8.2879	1.31E-02	0.00
38.0	1.0	37.5	130.0	2.22	1.49	0.794	24	1.25	67.7	0.7	31.7	0.8	1724.288	2.78E-04	3.00E-04	0.030	1.73E-02	8.2879	1.32E-02	0.00
39.0	1.0	38.5	130.0	2.28	1.53	0.811	24	1.25	67.7	0.7	31.3	0.8	1742.837	2.79E-04	3.00E-04	0.030	1.75E-02	8.2879	1.34E-02	0.00
40.0	1.0	39.5	134.1	2.35	1.57	0.829	35	1.25	79.6	0.7	42.0	0.8	1948.948	2.53E-04	3.00E-04	0.030	1.23E-02	8.2879	9.44E-03	0.00
41.0	1.0	40.5	134.1	2.42	1.62	0.847	35	1.25	79.6	0.7	41.5	0.8	1968.871	2.54E-04	3.00E-04	0.030	1.25E-02	8.2879	9.58E-03	0.00
42.0	1.0	41.5	134.1	2.48	1.66	0.864	20	1.25	59.5	0.6	26.4	0.8	1717.696	2.95E-04	3.00E-04	0.030	2.15E-02	8.2879	1.64E-02	0.00
43.0	1.0	42.5	134.1	2.55	1.71	0.882	20	1.25	59.5	0.6	26.2	0.8	1735.070	2.95E-04	3.00E-04	0.030	2.17E-02	8.2879	1.66E-02	0.00
44.0	1.0	43.5	134.1	2.62	1.75	0.898	20	1.25	59.5	0.6	25.9	0.8	1752.182	2.96E-04	3.00E-04	0.030	2.20E-02	8.2879	1.68E-02	0.00
45.0	1.0	44.5	127.4	2.68	1.80	0.914	50	1.25	92.7	0.6	53.7	0.8	2261.755	2.32E-04	3.00E-04	0.030	9.16E-03	8.2879	7.02E-03	0.00
46.0	1.0	45.5	127.4	2.75	1.84	0.929	50	1.25	92.7	0.6	53.2	0.8	2280.697	2.32E-04	3.00E-04	0.030	9.28E-03	8.2879	7.10E-03	0.00
47.0	1.0	46.5	127.4	2.81	1.88	0.943	22	1.25	60.9	0.6	27.1	0.8	1842.400	2.90E-04	3.00E-04	0.030	2.08E-02	8.2879	1.60E-02	0.00
48.0	1.0	47.5	127.4	2.87	1.93	0.957	22	1.25	60.9	0.6	26.9	0.8	1858.025	2.90E-04	3.00E-04	0.030	2.10E-02	8.2879	1.61E-02	0.00
49.0	1.0	48.5	127.4	2.94	1.97	0.970	22	1.25	60.9	0.6	26.7	0.8	1873.449	2.90E-04	3.00E-04	0.030	2.13E-02	8.2879	1.63E-02	0.00
50.0	1.0	49.5	126.3	3.00	2.01	0.984	50	1.25	90.6	0.6	51.2	0.8	2353.787	2.33E-04	1.00E-02	1.000	3.24E-01	8.2879	2.48E-01	0.00

Subterranean Levels

TOTAL SETTLEMENT = **0.07**

Figure 14

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 4

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
MAXIMUM CONSIDERED EARTHQUAKE

MCE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration (g):	0.941

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	88.8	0.02	0.01	0.014	8	1.25	63.5	1.7	15.3	1.0	135.314	9.93E-05	1.90E-04	0.019	2.62E-02	9.2675	2.11E-02	
2.0	1.0	1.5	88.8	0.07	0.04	0.041	8	1.25	63.5	1.7	15.3	1.0	234.371	1.69E-04	2.30E-04	0.023	3.17E-02	9.2675	2.55E-02	
3.0	1.0	2.5	88.8	0.11	0.07	0.068	8	1.25	63.5	1.7	15.3	1.0	302.571	2.14E-04	3.00E-03	0.300	4.14E-01	9.2675	3.33E-01	
4.0	1.0	3.5	88.8	0.16	0.10	0.095	8	1.25	63.5	1.7	15.3	1.0	358.007	2.48E-04	8.10E-04	0.081	1.12E-01	9.2675	8.99E-02	
5.0	1.0	4.5	88.8	0.20	0.13	0.122	8	1.25	63.5	1.7	15.3	1.0	405.942	2.76E-04	8.10E-04	0.081	1.12E-01	9.2675	8.99E-02	
6.0	1.0	5.5	88.8	0.24	0.16	0.149	8	1.25	63.5	1.7	15.3	1.0	448.786	2.99E-04	8.10E-04	0.081	1.12E-01	9.2675	8.99E-02	
7.0	1.0	6.5	88.8	0.29	0.19	0.176	8	1.25	63.5	1.7	15.3	1.0	487.881	3.19E-04	5.00E-03	0.500	6.90E-01	9.2675	5.55E-01	
8.0	1.0	7.5	88.8	0.33	0.22	0.202	8	1.25	63.5	1.7	15.3	1.0	524.069	3.36E-04	1.00E-03	0.100	1.38E-01	9.2675	1.11E-01	
9.0	1.0	8.5	88.8	0.38	0.25	0.229	8	1.25	63.5	1.7	15.0	1.0	553.893	3.54E-04	1.00E-03	0.100	1.42E-01	9.2675	1.14E-01	
10.0	1.0	9.5	107.5	0.43	0.29	0.258	10	1.25	65.1	1.6	17.6	1.0	621.488	3.50E-04	1.00E-03	0.100	1.17E-01	9.2675	9.38E-02	
11.0	1.0	10.5	107.5	0.48	0.32	0.290	10	1.25	65.1	1.5	16.6	1.0	646.587	3.72E-04	1.00E-03	0.100	1.25E-01	9.2675	1.01E-01	
12.0	1.0	11.5	107.5	0.53	0.36	0.322	10	1.25	65.1	1.4	15.7	0.9	669.875	3.92E-04	1.00E-03	0.100	1.33E-01	9.2675	1.07E-01	
13.0	1.0	12.5	107.5	0.59	0.39	0.354	10	1.25	65.1	1.3	15.0	0.9	691.648	4.11E-04	2.70E-03	0.270	3.81E-01	9.2675	3.07E-01	
14.0	1.0	13.5	107.5	0.64	0.43	0.385	10	1.25	65.1	1.3	14.4	0.9	712.130	4.28E-04	2.70E-03	0.270	4.02E-01	9.2675	3.24E-01	
15.0	1.0	14.5	86.3	0.69	0.46	0.413	9	1.25	56.7	1.2	13.4	0.9	721.720	4.46E-04	2.70E-03	0.270	4.37E-01	9.2675	3.52E-01	
16.0	1.0	15.5	86.3	0.73	0.49	0.438	9	1.25	56.7	1.2	13.0	0.9	736.457	4.56E-04	2.70E-03	0.270	4.53E-01	9.2675	3.65E-01	
17.0	1.0	16.5	86.3	0.78	0.52	0.462	9	1.25	56.7	1.2	12.6	0.9	750.626	4.66E-04	1.20E-03	0.120	2.08E-01	9.2675	1.68E-01	
18.0	1.0	17.5	86.3	0.82	0.55	0.486	9	1.25	56.7	1.1	12.3	0.9	764.280	4.75E-04	1.20E-03	0.120	2.15E-01	9.2675	1.73E-01	
19.0	1.0	18.5	86.3	0.86	0.58	0.510	9	1.25	56.7	1.1	12.0	0.9	777.463	4.83E-04	1.20E-03	0.120	2.22E-01	9.2675	1.79E-01	
20.0	1.0	19.5	108.9	0.91	0.61	0.537	10	1.25	56.2	1.1	14.4	0.9	849.102	4.60E-04	1.20E-03	0.120	1.78E-01	9.2675	1.44E-01	
21.0	1.0	20.5	108.9	0.97	0.65	0.567	10	1.25	56.2	1.0	14.0	0.9	865.690	4.70E-04	1.20E-03	0.120	1.85E-01	9.2675	1.49E-01	
22.0	1.0	21.5	108.9	1.02	0.68	0.596	10	1.25	56.2	1.0	13.6	0.9	881.665	4.79E-04	1.20E-03	0.120	1.91E-01	9.2675	1.54E-01	
23.0	1.0	22.5	108.9	1.07	0.72	0.626	10	1.25	56.2	1.0	13.2	0.9	897.082	4.88E-04	1.20E-03	0.120	1.97E-01	9.2675	1.59E-01	
24.0	1.0	23.5	106.1	1.13	0.76	0.654	22	1.25	78.1	1.0	30.3	0.9	1211.950	3.73E-04	7.10E-04	0.071	4.31E-02	9.2675	3.47E-02	
25.0	1.0	24.5	106.1	1.18	0.79	0.682	22	1.25	78.1	0.9	29.6	0.9	1230.649	3.79E-04	7.10E-04	0.071	4.43E-02	9.2675	3.57E-02	
26.0	1.0	25.5	106.1	1.23	0.83	0.709	22	1.25	78.1	0.9	29.0	0.9	1248.796	3.84E-04	7.10E-04	0.071	4.55E-02	9.2675	3.66E-02	
27.0	1.0	26.5	106.1	1.29	0.86	0.736	22	1.25	78.1	0.9	28.4	0.9	1266.431	3.89E-04	7.10E-04	0.071	4.66E-02	9.2675	3.75E-02	
28.0	1.0	27.5	106.1	1.34	0.90	0.762	22	1.25	78.1	0.9	27.8	0.9	1283.588	3.93E-04	7.10E-04	0.071	4.78E-02	9.2675	3.85E-02	0.01
29.0	1.0	28.5	106.1	1.39	0.93	0.788	22	1.25	78.1	0.9	27.3	0.9	1300.298	3.97E-04	7.10E-04	0.071	4.89E-02	9.2675	3.94E-02	0.01
30.0	1.0	29.5	106.6	1.45	0.97	0.814	12	1.25	54.4	0.8	15.3	0.9	1092.286	4.83E-04	1.20E-03	0.120	1.66E-01	9.2675	1.33E-01	0.03
31.5	1.5	30.8	106.6	1.51	1.01	0.846	12	1.25	54.4	0.8	15.0	0.9	1108.811	4.88E-04	8.10E-04	0.081	1.15E-01	9.2675	9.25E-02	0.03
32.0	0.5	31.8	141.4	1.57	1.05	0.873	9	1.25	46.2	0.8	18.1	0.9	1204.066	4.60E-04	8.10E-04	0.081	9.13E-02	9.2675	7.35E-02	0.01
33.0	1.0	32.5	141.4	1.62	1.09	0.898	9	1.25	46.2	0.8	17.8	0.9	1217.313	4.65E-04	8.10E-04	0.081	9.32E-02	9.2675	7.50E-02	0.02
34.0	1.0	33.5	141.4	1.69	1.14	0.932	9	1.25	46.2	0.8	17.6	0.8	1238.235	4.70E-04	8.10E-04	0.081	9.46E-02	9.2675	7.62E-02	0.02
35.0	1.0	34.5	141.4	1.77	1.18	0.965	22	1.25	69.2	0.8	32.3	0.8	1548.457	3.85E-04	5.20E-04	0.052	2.92E-02	9.2675	2.35E-02	0.01
36.5	1.5	35.8	141.4	1.85	1.24	1.005	22	1.25	69.2	0.7	31.7	0.8	1576.732	3.90E-04	5.20E-04	0.052	2.99E-02	9.2675	2.41E-02	0.01
37.0	0.5	36.8	133.4	1.92	1.29	1.037	13	1.25	52.1	0.7	21.5	0.8	1410.296	4.46E-04	8.10E-04	0.081	7.44E-02	9.2675	5.99E-02	0.01
38.0	1.0	37.5	133.4	1.97	1.32	1.058	13	1.25	52.1	0.7	21.2	0.8	1421.654	4.49E-04	8.10E-04	0.081	7.57E-02	9.2675	6.10E-02	0.01
39.0	1.0	38.5	133.4	2.04	1.37	1.087	13	1.25	52.1	0.7	20.9	0.8	1440.159	4.52E-04	8.10E-04	0.081	7.67E-02	9.2675	6.18E-02	0.01
40.0	1.0	39.5	133.4	2.11	1.41	1.115	20	1.25	62.5	0.7	28.1	0.8	1614.306	4.10E-04	8.10E-04	0.081	5.39E-02	9.2675	4.34E-02	0.01
41.0	1.0	40.5	133.4	2.17	1.46	1.142	20	1.25	62.5	0.7	27.8	0.8	1633.306	4.12E-04	8.10E-04	0.081	5.47E-02	9.2675	4.40E-02	0.00
42.0	1.0	41.5	133.4	2.24	1.50	1.169	14	1.25	51.7	0.7	21.3	0.8	1518.390	4.51E-04	8.10E-04	0.081	7.50E-02	9.2675	6.04E-02	0.00
43.0	1.0	42.5	133.4	2.31	1.55	1.195	14	1.25	51.7	0.7	21.1	0.8	1535.800	4.52E-04	8.10E-04	0.081	7.59E-02	9.2675	6.11E-02	0.00
44.0	1.0	43.5	133.4	2.37	1.59	1.221	14	1.25	51.7	0.7	20.9	0.8	1552.928	4.54E-04	8.10E-04	0.081	7.68E-02	9.2675	6.18E-02	0.00
45.0	1.0	44.5	138.4	2.44	1.64	1.247	26	1.25	69.2	0.7	28.4	0.8	1743.963	4.10E-04	8.10E-04	0.081	5.32E-02	9.2675	4.28E-02	0.00
46.0	1.0	45.5	138.4	2.51	1.68	1.272	26	1.25	69.2	0.6	28.0	0.8	1761.154	4.12E-04	8.10E-04	0.081	5.40E-02	9.2675	4.35E-02	0.00
47.0	1.0	46.5	138.4	2.58	1.73	1.297	24	1.25	65.8	0.6	25.8	0.8	1736.288	4.23E-04	8.10E-04	0.081	5.97E-02	9.2675	4.81E-02	0.00
48.0	1.0	47.5	138.4	2.65	1.77	1.322	24	1.25	65.8	0.6	25.5	0.8	1752.572	4.25E-04	8.10E-04	0.081	6.06E-02	9.2675	4.88E-02	0.00
49.0	1.0	48.5	138.4	2.72	1.82	1.346	24	1.25	65.8	0.6	25.2	0.8	1768.592	4.26E-04	8.10E-04	0.081	6.14E-02	9.2675	4.94E-02	0.00
50.0	1.0	49.5	129.8	2.79	1.87	1.368	50	1.25	93.4	0.6	45.9	0.8	2185.775	3.49E-04	5.20E-04	0.052	1.92E-02	9.2675	1.55E-02	0.00

Subterranean Levels

TOTAL SETTLEMENT = **0.19**

Figure 15

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 6

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
MAXIMUM CONSIDERED EARTHQUAKE

MCE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration (g):	0.941

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	116.8	0.03	0.02	0.018	10	1.25	69.2	1.7	19.1	1.0	167.230	1.06E-04	2.30E-04	0.023	2.43E-02	9.2675	1.95E-02	
2.0	1.0	1.5	116.8	0.09	0.06	0.054	10	1.25	69.2	1.7	19.1	1.0	289.651	1.80E-04	2.30E-04	0.023	2.43E-02	9.2675	1.95E-02	
3.0	1.0	2.5	116.8	0.15	0.10	0.089	10	1.25	69.2	1.7	19.1	1.0	373.938	2.27E-04	3.00E-03	0.300	3.17E-01	9.2675	2.55E-01	
4.0	1.0	3.5	116.8	0.20	0.14	0.125	10	1.25	69.2	1.7	19.1	1.0	442.449	2.64E-04	8.10E-04	0.081	8.55E-02	9.2675	6.88E-02	
5.0	1.0	4.5	116.8	0.26	0.18	0.160	10	1.25	69.2	1.7	19.1	1.0	501.690	2.94E-04	8.10E-04	0.081	8.55E-02	9.2675	6.88E-02	
6.0	1.0	5.5	116.8	0.32	0.22	0.196	10	1.25	69.2	1.7	19.1	1.0	554.639	3.18E-04	1.00E-03	0.100	1.06E-01	9.2675	8.50E-02	
7.0	1.0	6.5	116.8	0.38	0.25	0.231	10	1.25	69.2	1.7	18.7	1.0	597.961	3.42E-04	1.00E-03	0.100	1.09E-01	9.2675	8.75E-02	
8.0	1.0	7.5	116.8	0.44	0.29	0.266	10	1.25	69.2	1.5	17.4	1.0	627.175	3.70E-04	1.00E-03	0.100	1.18E-01	9.2675	9.54E-02	
9.0	1.0	8.5	116.8	0.50	0.33	0.302	10	1.25	69.2	1.4	16.3	1.0	653.895	3.95E-04	1.00E-03	0.100	1.28E-01	9.2675	1.03E-01	
10.0	1.0	9.5	112.5	0.55	0.37	0.336	9	1.25	59.2	1.4	13.9	1.0	654.751	4.32E-04	2.70E-03	0.270	4.18E-01	9.2675	3.36E-01	
11.0	1.0	10.5	112.5	0.61	0.41	0.369	9	1.25	59.2	1.3	13.2	1.0	676.211	4.52E-04	2.70E-03	0.270	4.43E-01	9.2675	3.57E-01	
12.0	1.0	11.5	112.5	0.67	0.45	0.402	9	1.25	59.2	1.3	12.7	0.9	696.388	4.71E-04	2.70E-03	0.270	4.67E-01	9.2675	3.76E-01	
13.0	1.0	12.5	112.5	0.72	0.48	0.435	9	1.25	59.2	1.2	12.2	0.9	715.460	4.88E-04	2.70E-03	0.270	4.90E-01	9.2675	3.95E-01	
14.0	1.0	13.5	122.4	0.78	0.52	0.469	12	1.25	62.7	1.2	16.8	0.9	828.060	4.48E-04	1.20E-03	0.120	1.48E-01	9.2675	1.19E-01	
15.0	1.0	14.5	122.4	0.84	0.56	0.505	12	1.25	62.7	1.1	16.2	0.9	849.130	4.63E-04	1.20E-03	0.120	1.55E-01	9.2675	1.25E-01	
16.0	1.0	15.5	122.4	0.90	0.61	0.540	12	1.25	62.7	1.1	15.6	0.9	869.204	4.77E-04	1.20E-03	0.120	1.62E-01	9.2675	1.30E-01	
17.0	1.0	16.5	122.4	0.97	0.65	0.575	12	1.25	62.7	1.0	15.1	0.9	888.391	4.90E-04	1.20E-03	0.120	1.68E-01	9.2675	1.35E-01	
18.0	1.0	17.5	122.4	1.03	0.69	0.609	12	1.25	62.7	1.0	14.6	0.9	906.783	5.01E-04	2.20E-03	0.220	3.20E-01	9.2675	2.58E-01	
19.0	1.0	18.5	122.4	1.09	0.73	0.643	12	1.25	62.7	1.0	14.2	0.9	924.458	5.12E-04	2.20E-03	0.220	3.31E-01	9.2675	2.67E-01	
20.0	1.0	19.5	116.5	1.15	0.77	0.676	23	1.25	80.4	1.0	29.5	0.9	1210.233	4.06E-04	1.20E-03	0.120	7.54E-02	9.2675	6.07E-02	
21.0	1.0	20.5	116.5	1.21	0.81	0.708	23	1.25	80.4	0.9	28.7	0.9	1230.378	4.13E-04	1.20E-03	0.120	7.77E-02	9.2675	6.25E-02	
22.0	1.0	21.5	116.5	1.26	0.85	0.739	23	1.25	80.4	0.9	28.1	0.9	1249.885	4.19E-04	1.20E-03	0.120	7.99E-02	9.2675	6.43E-02	
23.0	1.0	22.5	116.5	1.32	0.89	0.770	23	1.25	80.4	0.9	27.4	0.9	1268.801	4.25E-04	1.20E-03	0.120	8.21E-02	9.2675	6.61E-02	
24.0	1.0	23.5	116.5	1.38	0.92	0.800	23	1.25	80.4	0.9	26.9	0.9	1287.169	4.30E-04	1.20E-03	0.120	8.43E-02	9.2675	6.78E-02	
25.0	1.0	24.5	113.0	1.44	0.96	0.829	15	1.25	61.0	0.9	18.3	0.9	1156.376	4.91E-04	1.20E-03	0.120	1.33E-01	9.2675	1.07E-01	
26.0	1.0	25.5	113.0	1.49	1.00	0.858	15	1.25	61.0	0.8	18.0	0.9	1171.331	4.95E-04	8.10E-04	0.081	9.21E-02	9.2675	7.42E-02	
27.0	1.0	26.5	113.0	1.55	1.04	0.886	15	1.25	61.0	0.8	17.6	0.9	1185.913	5.00E-04	8.10E-04	0.081	9.42E-02	9.2675	7.58E-02	
28.0	1.0	27.5	113.0	1.61	1.08	0.914	15	1.25	61.0	0.8	17.3	0.9	1200.146	5.04E-04	1.30E-03	0.130	1.54E-01	9.2675	1.24E-01	0.03
29.0	1.0	28.5	113.0	1.66	1.11	0.941	15	1.25	61.0	0.8	17.0	0.9	1214.048	5.08E-04	1.30E-03	0.130	1.58E-01	9.2675	1.27E-01	0.03
30.0	1.0	29.5	109.9	1.72	1.15	0.967	26	1.25	76.0	0.8	30.4	0.9	1497.102	4.19E-04	8.10E-04	0.081	4.90E-02	9.2675	3.95E-02	0.01
31.5	1.5	30.8	109.9	1.79	1.20	0.999	26	1.25	76.0	0.8	29.8	0.9	1516.777	4.22E-04	8.10E-04	0.081	5.02E-02	9.2675	4.04E-02	0.01
32.0	0.5	31.8	130.0	1.85	1.24	1.025	15	1.25	56.7	0.8	24.1	0.9	1434.670	4.53E-04	8.10E-04	0.081	6.49E-02	9.2675	5.23E-02	0.01
33.0	1.0	32.5	130.0	1.89	1.27	1.048	15	1.25	56.7	0.7	23.7	0.9	1446.029	4.56E-04	8.10E-04	0.081	6.61E-02	9.2675	5.32E-02	0.01
34.0	1.0	33.5	130.0	1.96	1.31	1.077	15	1.25	56.7	0.7	23.4	0.8	1464.843	4.59E-04	8.10E-04	0.081	6.71E-02	9.2675	5.40E-02	0.01
35.0	1.0	34.5	130.0	2.02	1.36	1.106	18	1.25	59.9	0.7	26.4	0.8	1549.297	4.42E-04	8.10E-04	0.081	5.81E-02	9.2675	4.68E-02	0.01
36.0	1.0	35.5	130.0	2.09	1.40	1.135	18	1.25	59.9	0.7	26.1	0.8	1567.922	4.44E-04	8.10E-04	0.081	5.89E-02	9.2675	4.75E-02	0.01
37.0	1.0	36.5	130.0	2.15	1.44	1.163	24	1.25	67.7	0.7	32.0	0.8	1705.415	4.15E-04	8.10E-04	0.081	4.60E-02	9.2675	3.71E-02	0.01
38.0	1.0	37.5	130.0	2.22	1.49	1.190	24	1.25	67.7	0.7	31.7	0.8	1724.288	4.16E-04	8.10E-04	0.081	4.67E-02	9.2675	3.76E-02	0.01
39.0	1.0	38.5	130.0	2.28	1.53	1.217	24	1.25	67.7	0.7	31.3	0.8	1742.837	4.18E-04	8.10E-04	0.081	4.73E-02	9.2675	3.81E-02	0.01
40.0	1.0	39.5	134.1	2.35	1.57	1.243	35	1.25	79.6	0.7	42.0	0.8	1948.948	3.79E-04	5.20E-04	0.052	2.14E-02	9.2675	1.72E-02	0.00
41.0	1.0	40.5	134.1	2.42	1.62	1.270	35	1.25	79.6	0.7	41.5	0.8	1968.871	3.80E-04	5.20E-04	0.052	2.17E-02	9.2675	1.75E-02	0.00
42.0	1.0	41.5	134.1	2.48	1.66	1.296	20	1.25	59.5	0.6	26.4	0.8	1717.696	4.42E-04	8.10E-04	0.081	5.80E-02	9.2675	4.67E-02	0.00
43.0	1.0	42.5	134.1	2.55	1.71	1.322	20	1.25	59.5	0.6	26.2	0.8	1735.070	4.43E-04	8.10E-04	0.081	5.87E-02	9.2675	4.72E-02	0.00
44.0	1.0	43.5	134.1	2.62	1.75	1.347	20	1.25	59.5	0.6	25.9	0.8	1752.182	4.44E-04	8.10E-04	0.081	5.93E-02	9.2675	4.78E-02	0.00
45.0	1.0	44.5	127.4	2.68	1.80	1.370	50	1.25	92.7	0.6	53.7	0.8	2261.755	3.48E-04	5.20E-04	0.052	1.59E-02	9.2675	1.28E-02	0.00
46.0	1.0	45.5	127.4	2.75	1.84	1.392	50	1.25	92.7	0.6	53.2	0.8	2280.697	3.48E-04	5.20E-04	0.052	1.61E-02	9.2675	1.29E-02	0.00
47.0	1.0	46.5	127.4	2.81	1.88	1.414	22	1.25	60.9	0.6	27.1	0.8	1842.400	4.35E-04	8.10E-04	0.081	5.63E-02	9.2675	4.53E-02	0.00
48.0	1.0	47.5	127.4	2.87	1.93	1.435	22	1.25	60.9	0.6	26.9	0.8	1858.025	4.35E-04	8.10E-04	0.081	5.68E-02	9.2675	4.58E-02	0.00
49.0	1.0	48.5	127.4	2.94	1.97	1.455	22	1.25	60.9	0.6	26.7	0.8	1873.449	4.35E-04	8.10E-04	0.081	5.74E-02	9.2675	4.62E-02	0.00
50.0	1.0	49.5	126.3	3.00	2.01	1.475	50	1.25	90.6	0.6	51.2	0.8	2353.787	3.49E-04	1.00E-02	1.000	3.24E-01	9.2675	2.61E-01	0.00

Subterranean Levels

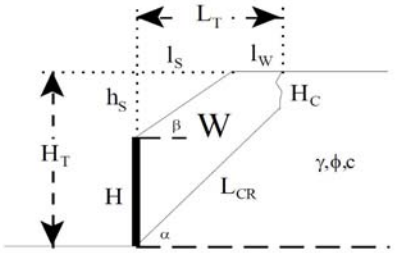
TOTAL SETTLEMENT = **0.17**

Figure 16

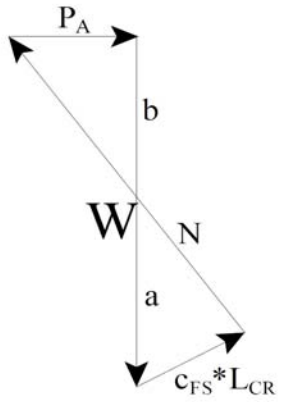
Retaining Wall Design with Transitioned Backfill
(Vector Analysis)

Input:

Retaining Wall Height	(H)	30.00	feet
Slope Angle of Backfill	(b)	0.0	degrees
Height of Slope above Wall	(h_s)	0.0	feet
Horizontal Length of Slope	(l_s)	0.0	feet
Total Height (Wall + Slope)	(H_T)	30.0	feet
Unit Weight of Retained Soils	(g)	125.0	pcf
Friction Angle of Retained Soils	(f)	30.5	degrees
Cohesion of Retained Soils	(c)	71.0	psf
Factor of Safety	(FS)	1.50	
Factored Parameters:	(f_{FS})	21.4	degrees
	(c_{FS})	47.3	psf



Failure Angle (a) degrees	Height of Tension Crack (H_C) feet	Area of Wedge (A) $feet^2$	Weight of Wedge (W) lbs/lineal foot	Length of Failure Plane (L_{CR}) feet	a lbs/lineal foot	b lbs/lineal foot	Active Pressure (P_A) lbs/lineal foot
45	1.2	449	56152.8	40.7	4482.0	51670.8	22531.7
46	1.2	434	54230.1	40.0	4240.8	49989.3	22844.9
47	1.2	419	52370.4	39.4	4021.4	48348.9	23123.7
48	1.2	405	50569.6	38.8	3821.5	46748.1	23369.2
49	1.2	391	48824.1	38.2	3638.7	45185.5	23582.5
50	1.1	377	47130.4	37.7	3471.0	43659.3	23764.5
51	1.1	364	45485.1	37.1	3317.0	42168.1	23916.1
52	1.1	351	43885.4	36.6	3175.1	40710.3	24037.9
53	1.1	339	42328.4	36.2	3044.1	39284.3	24130.3
54	1.1	326	40811.6	35.7	2922.9	37888.7	24193.8
55	1.1	315	39332.6	35.3	2810.6	36522.0	24228.6
56	1.1	303	37889.1	34.8	2706.4	35182.7	24234.9
57	1.1	292	36478.9	34.4	2609.4	33869.5	24212.6
58	1.1	281	35100.2	34.1	2519.1	32581.1	24161.8
59	1.1	270	33751.1	33.7	2434.9	31316.2	24082.1
60	1.1	259	32429.8	33.3	2356.2	30073.6	23973.3
61	1.1	249	31134.7	33.0	2282.5	28852.2	23834.9
62	1.2	239	29864.4	32.7	2213.5	27650.8	23666.3
63	1.2	229	28617.2	32.4	2148.8	26468.4	23466.9
64	1.2	219	27391.9	32.1	2088.1	25303.8	23235.7
65	1.2	209	26187.1	31.8	2030.9	24156.2	22971.7
66	1.2	200	25001.7	31.5	1977.1	23024.6	22673.8
67	1.3	191	23834.4	31.2	1926.4	21908.0	22340.6
68	1.3	181	22684.1	31.0	1878.5	20805.6	21970.7
69	1.3	172	21549.7	30.7	1833.2	19716.5	21562.3
70	1.4	163	20430.3	30.5	1790.3	18640.0	21113.4



Design Equations (Vector Analysis):

$a = c_{FS}*L_{CR}*\sin(90+f_{FS})/\sin(a-f_{FS})$

$b = W-a$

$P_A = b*\tan(a-f_{FS})$

$EFP = 2*P_A/H^2$

Maximum Active Pressure Resultant

$P_{A,\ max}$ 24234.9 lbs/lineal foot

Equivalent Fluid Pressure (per lineal foot of wall)

$EFP = 2*P_A/H^2$

EFP	53.9 pcf	61.6 pcf
Design Wall for an Equivalent Fluid Pressure:	**54 pcf**	**62 pcf**

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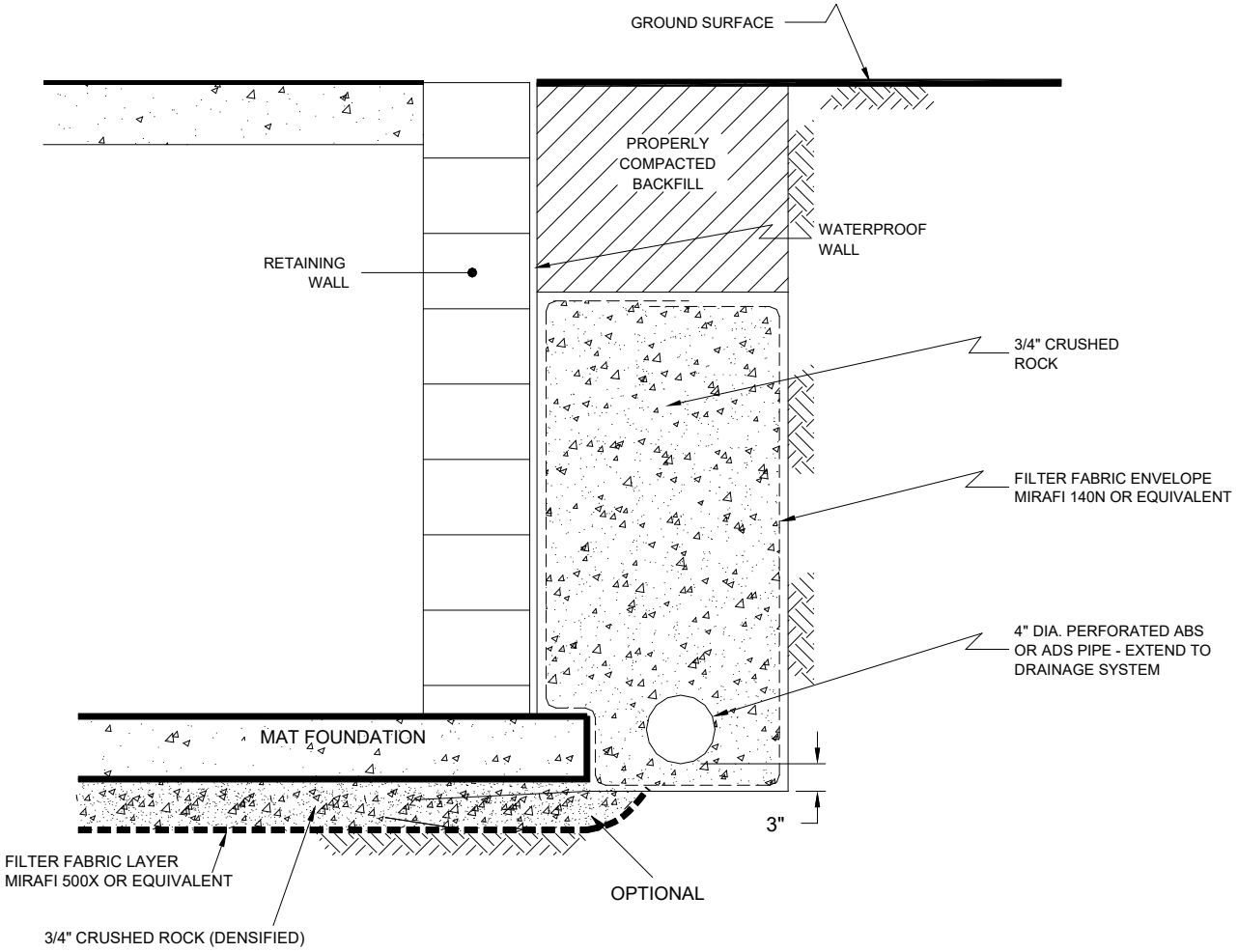
RETAINING WALL PRESSURE CALCULATION

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

DRAFTED BY: PZ	CHECKED BY: HHD	FEB. 2022	PROJECT NO. W1207-06-01	FIG. 17



NO SCALE

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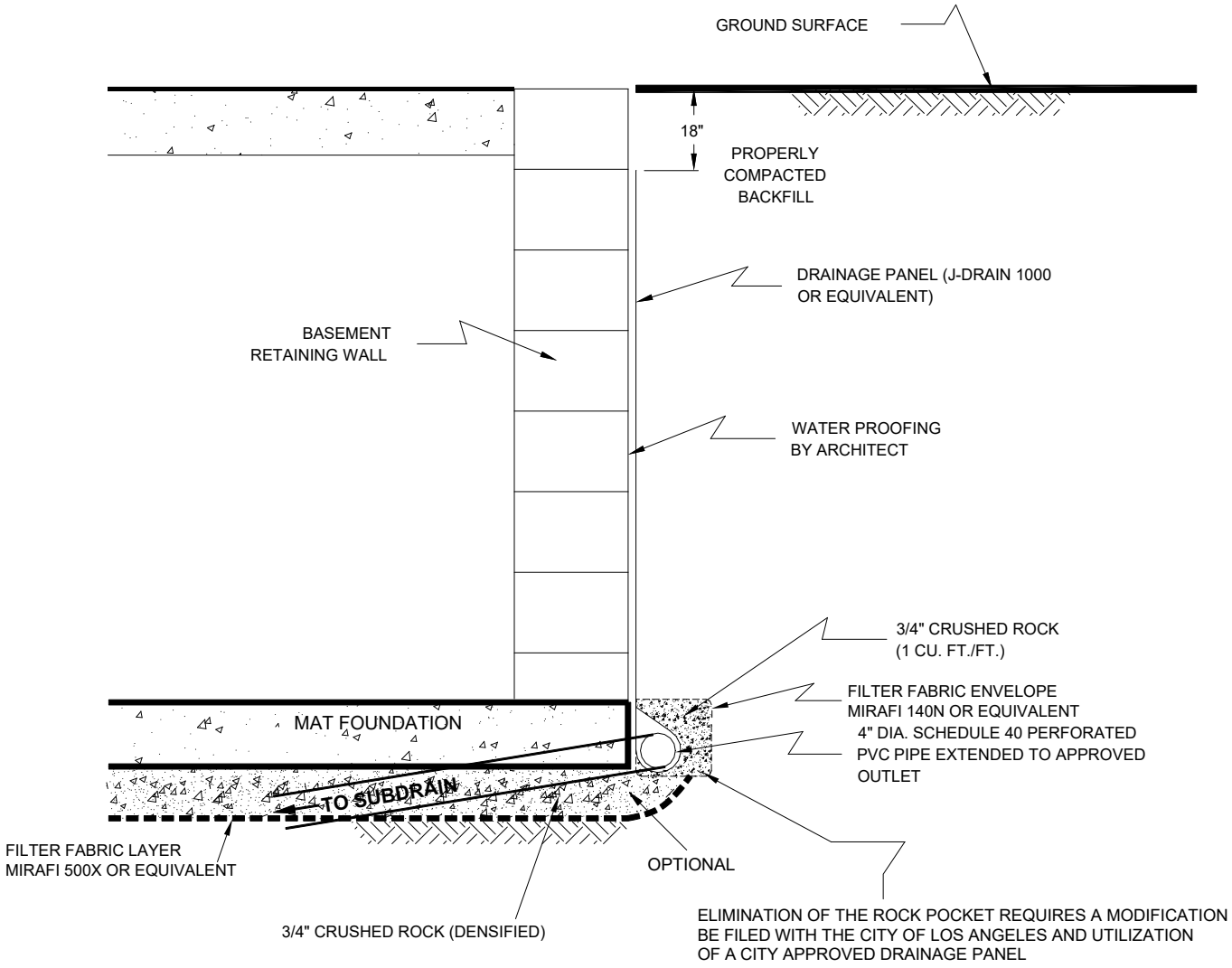
RETAINING WALL DRAIN DETAIL

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022	PROJECT NO. W1207-06-01	FIG. 18



NOTE: TOP OF DRAINAGE PANEL NOT MORE THAN 18 INCHES FROM GROUND SURFACE

NO SCALE

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RETAINING WALL DRAIN DETAIL

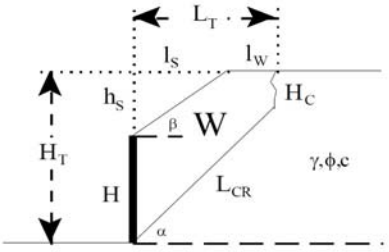
6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

FEB. 2022	PROJECT NO. W1207-06-01	FIG. 19

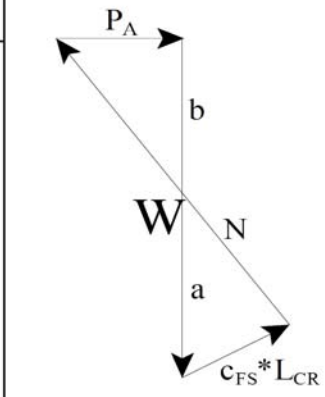
Shoring Design with Transitioned Backfill
(Vector Analysis)

Input:

Shoring Height	(H)	32.00	feet
Slope Angle of Backfill	(b)	0.0	degrees
Height of Slope above Shoring	(h_s)	0.0	feet
Horizontal Length of Slope	(l_s)	0.0	feet
Total Height (Shoring + Slope)	(H_T)	32.0	feet
Unit Weight of Retained Soils	(g)	125.0	pcf
Friction Angle of Retained Soils	(f)	31.8	degrees
Cohesion of Retained Soils	(c)	102.0	psf
Factor of Safety	(FS)	1.25	
Factored Parameters:	(f_{FS})	26.4	degrees
	(c_{FS})	81.6	psf



Failure Angle (a) degrees	Height of Tension Crack (H_C) feet	Area of Wedge (A) $feet^2$	Weight of Wedge (W) lbs/lineal foot	Length of Failure Plane (L_{CR}) feet	a lbs/lineal foot	b lbs/lineal foot	Active Pressure (P_A) lbs/lineal foot
45	2.6	509	63580.6	41.6	9523.4	54057.1	18210.7
46	2.5	491	61424.6	41.0	8926.8	52497.8	18711.8
47	2.4	475	59335.3	40.4	8392.1	50943.3	19166.2
48	2.4	458	57309.1	39.9	7910.7	49398.4	19575.8
49	2.3	443	55342.5	39.3	7475.7	47866.7	19942.3
50	2.3	427	53431.9	38.8	7081.2	46350.7	20267.1
51	2.2	413	51574.3	38.3	6722.2	44852.1	20551.6
52	2.2	398	49766.6	37.8	6394.5	43372.1	20796.8
53	2.2	384	48005.9	37.4	6094.4	41911.5	21003.8
54	2.1	370	46289.5	36.9	5819.0	40470.5	21173.3
55	2.1	357	44615.0	36.5	5565.6	39049.4	21306.0
56	2.1	344	42979.8	36.0	5331.8	37647.9	21402.3
57	2.1	331	41381.7	35.6	5115.7	36266.0	21462.7
58	2.1	319	39818.6	35.3	4915.5	34903.1	21487.3
59	2.1	306	38288.4	34.9	4729.6	33558.9	21476.3
60	2.1	294	36789.4	34.5	4556.7	32232.7	21429.6
61	2.1	283	35319.6	34.2	4395.6	30924.0	21347.1
62	2.1	271	33877.4	33.8	4245.2	29632.2	21228.4
63	2.2	260	32461.1	33.5	4104.5	28356.6	21073.0
64	2.2	249	31069.3	33.2	3972.7	27096.6	20880.5
65	2.2	238	29700.4	32.9	3849.0	25851.4	20649.9
66	2.3	227	28353.2	32.6	3732.7	24620.5	20380.6
67	2.3	216	27026.2	32.3	3623.1	23403.0	20071.3
68	2.4	206	25718.2	32.0	3519.7	22198.5	19720.9
69	2.4	195	24427.9	31.7	3421.9	21006.1	19328.0
70	2.5	185	23154.3	31.4	3329.1	19825.2	18891.0



Design Equations (Vector Analysis):

$a = c_{FS}*L_{CR}*\sin(90+f_{FS})/\sin(a-f_{FS})$

$b = W-a$

$P_A = b*\tan(a-f_{FS})$

$EFP = 2*P_A/H^2$

Maximum Active Pressure Resultant

$P_{A,\ max}$ 21487.3 lbs/lineal foot

Equivalent Fluid Pressure (per lineal foot of shoring)

$EFP = 2*P_A/H^2$

EFP 42.0 pcf

Design Shoring for an Equivalent Fluid Pressure: 42 pcf

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APPENDIX A

APPENDIX A

FIELD INVESTIGATION

The site was initially explored on July 23, 2020 by excavating three 8-inch diameter borings to depths between 40½ and 65½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. Additional exploration was performed on January 27 and 28, 2022 by excavating three 8-inch diameter borings to depths ranging from 79½ to 80½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. Representative and relatively undisturbed samples were obtained by driving a 3-inch, O. D., California Modified Sampler into the "undisturbed" soil mass with blows from a 140-pound auto-hammer falling 30 inches. The California Modified Sampler was equipped with 1-inch by 2$^{3}/_{8}$-inch diameter brass sampler rings to facilitate soil removal and testing. Standard Penetration Tests (SPTs) were also performed in borings B1, B2, B4, and B6. Bulk samples were obtained.

The soil conditions encountered in the borings were visually examined, classified and logged in general accordance with the Unified Soil Classification System (USCS). The logs of the borings are presented on Figures A1 through A6. The logs depict the soil and geologic conditions encountered and the depth at which samples were obtained. The logs also include our interpretation of the conditions between sampling intervals. Therefore, the logs contain both observed and interpreted data. We determined the lines designating the interface between soil materials on the logs using visual observations, penetration rates, excavation characteristics and other factors. The transition between materials may be abrupt or gradual. Where applicable, the logs were revised based on subsequent laboratory testing. The locations of the borings are shown on Figure 2A.

PROJECT NO. W1207-06-01

BORING 1

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0	BULK 0-5'				**ARTIFICIAL FILL** Sandy Silt, soft to firm, dry, olive brown, fine-grained, some coarse gravel.			
2								
4	B1@5'			SM	**ALLUVIUM** Silty Sand, loose, slightly moist, brown, fine-grained.	8		
6					Clay with Sand, firm, slightly moist, brown, fine-grained.			
8	B1@7.5'					13	96.4	17.6
10	B1@10'			CL	- soft	4		
12	B1@12.5'				- stiff, dry	24	89.3	13.1
14	B1@15'			ML	Silt with Sand, firm, soft, slightly moist, light brown, fine-grained.	6		
16								
18	B1@17.5'			ML	Sandy Silt, firm, dry, light brown, fine-grained, some roots.	21	98.5	8.4
20	B1@20'				- increase in sand content, soft, rootlets	7		
22					Silty Sand, medium dense, dry, light yellowish brown, fine-grained.			
24	B1@22.5'					26	99.6	5.4
26	B1@25'			SM	- loose	10		
28	B1@27.5'				- medium dense	20	91.1	13.6

W1207-06-01 BORING LOGS.GPJ

Figure A1,
Log of Boring 1, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

NOTE: THE LOG OF SUBSURFACE CONDITIONS SHOWN HEREON APPLIES ONLY AT THE SPECIFIC BORING OR TRENCH LOCATION AND AT THE DATE INDICATED. IT IS NOT WARRANTED TO BE REPRESENTATIVE OF SUBSURFACE CONDITIONS AT OTHER LOCATIONS AND TIMES.

GEOCON

PROJECT NO. W1207-06-01

BORING 1

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B1@30'			CL	Clay, soft, moist, brown, some plasticity.	3		
32	B1@32.5'			CL	- firm, dark brown	21	113.2	13.3
34	B1@35'			CL	- slightly moist, some fine-grained sand, trace fine gravel	9		
36				SM	Silty Sand, medium dense, slightly moist, brown, fine-grained.			
38	B1@37.5'			SM		27	121.2	13.3
40	B1@40'			SM	- loose, slightly moist to moist, dark brown, trace coarse-grained	8		
42	B1@42.5'			SM	- medium dense, brown, trace fine gravel	22	120.1	15.5
44	B1@45'			SM	- loose, fine-grained	7		
46				ML	Sandy Silt, stiff, moist, dark brown, fine-grained.			
48	B1@47.5'			ML		40	119.3	15.5
50	B1@50'			SP-SM	Sand with Silt, poorly graded, dense, moist, brown, fine-grained, trace fine to coarse gravel.	45		
52	B1@52.5'			SP-SM	- very dense, yellowish brown and dark brown	50 (1")	115.9	4.7
54	B1@55'			SP-SM	- some fine to coarse gravel	60		
56								
58								

W1207-06-01 BORING LOGS.GPJ

Figure A1,
Log of Boring 1, Page 2 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	**BORING 1** ELEV. (MSL.) -- DATE COMPLETED **7/23/2020** EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
					MATERIAL DESCRIPTION			
60	B1@60'			SP-SM		74		
					Total depth of boring: 60.5 feet Fill to 3 feet. No groundwater encountered. Backfilled with soil cuttings and tamped. *Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer. NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.			

Figure A1,
Log of Boring 1, Page 3 of 3

W1207-06-01 BORING LOGS.GPJ

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 2

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0	BULK 0-5'				**AC: 3"** **ARTIFICIAL FILL** Sandy Silt, soft, slightly moist, brown, fine-grained.			
2					**ALLUVIUM** Sandy Silt, soft, slightly moist, light brown, fine-grained.			
4	B2@5'					3		
6								
8	B2@7.5'			ML	- stiff, dry	22	88.0	16.9
10	B2@10'				- increase in sand content, soft, dry to slightly moist	7		
12	B2@12.5'				- firm	16	94.3	10.3
14	B2@15'			CL	Clay with Sand, soft, slightly moist, light brown, fine-grained.	6		
16								
18	B2@17.5'			ML	Silt with Sand, firm, slightly moist, light brown, fine-grained, trace medium-grained.	19	102.1	7.9
20	B2@20'			ML	Sandy Silt, firm, slightly moist, light brown, fine-grained.	10		
22	B2@22.5'				Silty Sand, medium dense, dry to slightly moist, light yellowish brown, fine-grained.	27	102.4	5.0
24	B2@25'			SM	- trace medium- to coarse-grained	14		
26								
28	B2@27.5'					27	95.9	5.7
				ML	Sandy Silt, soft, slightly moist, light yellowish brown, fine-grained.			

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 2

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B2@30'			ML		7		
32	B2@32.5'			SM	Silty Sand, medium dense, slightly moist, light yellowish brown, fine-grained.	25	98.0	6.7
34	B2@35'			CL	Sandy Clay, soft, slightly moist to moist, brown, fine-grained.	6		
36								
38	B2@37.5'			ML	Silt with Sand, slightly moist, brown and reddish brown, fine-grained, trace coarse-grained.	26	124.2	11.4
40	B2@40'			SC-SM	Silty Clayey Sand, loose, slightly moist, brown, fine-grained, trace medium- to coarse-grained.	10		
42	B2@42.5'			CL-ML	Sandy Silty Clay, stiff, slightly moist, brown, fine-grained.	42	123.6	10.7
44	B2@45'				- firm, trace coarse-grained	15		
46								
48	B2@47.5'				- stiff	34	125.3	10.2
50	B2@50'			ML	Sandy Silt, firm, moist, brown, fine-grained.	13		
52								
54	B2@55'				- increase in sand content, stiff	20		
56								
58								

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 2 of 3

SAMPLE SYMBOLS

- ... SAMPLING UNSUCCESSFUL
- ... STANDARD PENETRATION TEST
- ... DRIVE SAMPLE (UNDISTURBED)
- ... DISTURBED OR BAG SAMPLE
- ... CHUNK SAMPLE
- ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 2

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
60	B2@60'			ML	- decrease in sand content	20		
62								
64	B2@65'			SM	Silty Sand, medium dense, moist, brown, fine-grained. - increase in sand content	21		
					Total depth of boring: 65.5 feet Fill to 2 feet. No groundwater encountered. Backfilled with soil cuttings and tamped. Patched with cold patch asphalt. *Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer. NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.			

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 3 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 3

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0					**ARTIFICIAL FILL** Sandy Silt, soft, dry, brown, fine-grained, coarse gravel, small cobble-sized pieces.			
2	B3@2.5'				- stiff, light brown with dark brown, fine gravel-sized pieces of sandstone	36	92.6	13.9
4	B3@5'				- firm, dark brown, roots	20	102.3	11.6
6					**ALLUVIUM** Sandy Silt, firm, dry to slightly moist, light brown, fine-grained.			
8	B3@7.5'			ML		14	920.6	17.5
10	B3@10'			ML	Silt, soft, slightly moist to moist, light brown, trace plasticity.	11	104.1	11.4
12								
14					Sandy Silt, firm, slightly moist, light brown, fine-grained.			
16	B3@15'			ML		20	91.1	26.6
18								
20	B3@20'					25	90.1	22.9
22					Silty Sand, medium dense, dry, light yellowish brown, fine-grained.			
24								
26	B3@25'			SM		26	96.3	7.3
28								

W1207-06-01 BORING LOGS.GPJ

Figure A3,
Log of Boring 3, Page 1 of 2

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 3

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B3@30'			SM	- loose, coarse-grained, fine gravel, trace coarse gravel	14	100.3	5.5
					Silt, firm, moist, light brown.			
32								
34								
				ML				
	B3@35'				- stiff, dark brown, trace plasticity	22	105.2	23.0
36								
38								
40	B3@40'					33	126.0	11.9
					Total depth of boring: 40.5 feet Fill to 5.5 feet. No groundwater encountered. Backfilled with soil cuttings and tamped.			

*Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.

NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.

W1207-06-01 BORING LOGS.GPJ

Figure A3,
Log of Boring 3, Page 2 of 2

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 4

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0					**ARTIFICIAL FILL** Silty Sand, loose to medium dense, slightly moist, dark brown, fine-grained, some fine gravel.			
4	B4@5'				**ALLUVIUM** Sandy Silt, firm, slightly moist, olive brown to yellowish brown, fine-grained.	15	79.9	11.1
10	B4@10'			ML	- olive brown, increase in sand, trace clay	18	96.1	11.9
16	B4@15'				- trace roots	16	76.4	12.9
20	B4@20'				- trace fine gravel	18	93.0	17.1
24	B4@25'			SP	Sand, poorly graded, medium dense, slightly moist, yellowish brown, fine-grained, trace silt.	41	101.5	4.5
28				SP-SM	Sand with Silt, medium dense, slightly moist, yellowish brown, fine-grained.			

W1207-06-01 BORING LOGS.GPJ

Figure A4,
Log of Boring 4, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 4

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B4@30'			SP-SM		21	85.8	24.3
32	B4@32'			ML	Sandy Silt with Clay, firm, slightly moist, brown, fine-grained.	9		
34								
36	B4@35'				- stiff, fine- to medium-grained, increase in sand	41	123.4	14.6
38	B4@37'			ML	Sandy Silt, firm, slightly moist, brown, fine-grained.	13		
40	B4@40'				- stiff, increase in sand, slightly porous	38	113.8	17.2
42	B4@42'				- slight increase in sand	14		
44				SM	Silty Sand, medium dense, slightly moist, brown, fine- to medium-grained.			
46	B4@45'					48	124.8	10.9
48	B4@47'				- decrease in silt	24		
50	B4@49.5'			SP	Sand with Gravel, poorly graded, very dense, slightly moist, brown, fine-grained, some coarse-grained, gravel (to 1").	50 (4")	126.3	2.8
52	B4@52'				- gravelly - increase in medium-grained, decrease in gravel	90		
54	B4@54.5'			SW	Sand with Gravel, well-graded, very dense, slightly moist, brown, fine- to coarse-grained, gravel (to 1.5").	50 (4")	123.0	2.5
56					- gravelly			
58	B4@57'					50 (6")		
	B4@59'			SM	Silty Sand with Gravel, very dense, slightly moist, brown, fine- to	50 (5")	135.8	3.0

W1207-06-01 BORING LOGS.GPJ

Figure A4,
Log of Boring 4, Page 2 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 4

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
60				SM	coarse-grained, gravel (to 1.5").			
62	B4@62'			SP-SM	Sand with Silt, poorly graded, medium dense, slightly moist, brown, fine-grained, trace silt.	27		
64								
66	B4@65'				- very dense	50 (5")	111.0	4.2
68	B4@67'			ML	Sandy Silt, stiff, slightly moist, brown, fine-grained, trace clay.	26		
70	B4@69.5'				- olive brown with oxidation staining, decrease in sand, some clay	50 (5")	116.5	18.6
72	B4@72'			SW	Sand, well-graded, very dense, slightly moist, brown, fine- to coarse-grained, some poorly graded sand interbeds.	50 (5")		
74	B4@74.5'					50 (5")	120.1	1.7
76	B4@77'				- slight increase in medium- to coarse-grained	50 (5")		
78								
80	B4@79.5'					50 (5")	116.1	2.8

Total depth of boring: 80 feet
Fill to 4 feet.
No groundwater encountered.
Backfilled with soil cuttings and tamped.

*Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.

NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.

W1207-06-01 BORING LOGS.GPJ

Figure A4,
Log of Boring 4, Page 3 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 5

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0	BULK 0-5'				**ARTIFICIAL FILL** Silty Sand, loose, dry to slightly moist, yellowish brown, fine- to coarse-grained, some gravel.			
2					- brown, increase in silt			
4					Sandy Silt, soft, slightly moist, brown, fine-grained.			
6	B5@5'			SM	**ALLUVIUM** Silty Sand, loose, slightly moist, brown to olive brown, fine-grained.	11	96.8	13.6
8					- increase in silt			
10	B5@10'					16	101.4	10.9
12					Sandy Silt, firm, slightly moist, olive brown, fine-grained.			
14								
16	B5@15'			ML		14	93.2	15.5
18								
20	B5@20'				- yellowish brown - increase in sand	19	105.9	8.4
22					Sand with Silt, medium dense, slightly moist, yellowish brown, fine-grained, trace fine gravel.			
24								
26	B5@25'			SP-SM		31	107.1	11.0
28								
				ML	Sandy Silt, stiff, slightly moist, olive brown, fine-grained, some clay lens.			

W1207-06-01 BORING LOGS.GPJ

Figure A5,
Log of Boring 5, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 5

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B5@30' BULK 30-35'			ML		22	115.4	19.0
32								
34					Silty Sand, medium dense, slightly moist, brown with oxidation staining, fine-grained, some medium-grained, trace clay.			
36	B5@35'			SM		21	81.1	35.9
38								
40	B5@40'				Sand, poorly graded, very dense, slightly moist, brown, fine-grained.	52	124.0	13.8
42								
44								
46	B5@45'				- decrease in silt, trace gravel (to 2")	45	119.3	10.3
48				SP				
50	B5@50'				- very dense, slight increase in silt	50 (4")	120.2	8.8
52								
54								
56	B5@55'				- medium dense, olive brown with oxidation staining	30	114.3	7.8
58								

W1207-06-01 BORING LOGS.GPJ

Figure A5,
Log of Boring 5, Page 2 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

NOTE: THE LOG OF SUBSURFACE CONDITIONS SHOWN HEREON APPLIES ONLY AT THE SPECIFIC BORING OR TRENCH LOCATION AND AT THE DATE INDICATED. IT IS NOT WARRANTED TO BE REPRESENTATIVE OF SUBSURFACE CONDITIONS AT OTHER LOCATIONS AND TIMES.

GEOCON

PROJECT NO. W1207-06-01

BORING 5

ELEV. (MSL.) -- DATE COMPLETED **1/27/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
60	B5@60'				- dense, increase oxidation staining	71	103.8	10.1
62								
64								
66	B5@65'					50 (6")	117.4	13.9
68								
70	B5@70'			SP	- increase in silt, trace clay	89	116.0	15.6
72								
74								
76	B5@75'				- gravelly	50 (3")	105.0	2.6
78								
80	B5@79.5'					50 (4")		

Total depth of boring: 80 feet
Fill to 4.5 feet.
No groundwater encountered.
Backfilled with soil cuttings and tamped.

*Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.

NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.

W1207-06-01 BORING LOGS.GPJ

Figure A5,
Log of Boring 5, Page 3 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 6

ELEV. (MSL.) -- DATE COMPLETED **1/28/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0			**ASP: 4" BASE: 9"**			
			ARTIFICIAL FILL			
2			Sandy Silt, firm, slightly moist, brown, fine-grained.			
			ALLUVIUM			
4			Sandy Silt, firm, slightly moist, yellowish brown, fine-grained, some fine gravel (to 1/2").			
	B6@5'	ML		18	106.9	9.3
6						
8						
10	B6@10'		- slight increase in sand, some coarse-grained, trace rootlets	17	102.4	9.9
12						
			Silty Sand, medium dense, slightly moist, brown, fine-grained, trace coarse-grained.			
14						
	B6@15'	SM		22	114.9	6.5
16						
18						
			Sand, well-graded, medium dense, slightly moist, light brown, fine- to coarse-grained, trace fine gravel.			
20	B6@20'			43	113.2	2.9
		SW				
22						
24			Sand with Silt, medium dense, slightly moist, light brown to yellowish brown, fine-grained, trace roots.			
	B6@25'			27	107.3	5.3
26		SP-SM				
28						

W1207-06-01 BORING LOGS.GPJ

Figure A6,
Log of Boring 6, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 6

ELEV. (MSL.) -- DATE COMPLETED **1/28/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B6@30' BULK 30-35'			SP-SM	- yellowish brown	47	100.9	8.9
32	B6@32'				Sandy Silt, firm, slightly moist, brown, fine-grained, trace clay.	15		
34								
36	B6@35'				- stiff, brown with oxidation staining, increase in clay	34	110.8	17.3
38	B6@37'			ML	- trace coarse-grained, increased oxidation, decrease in clay	24		
40	B6@40'				- increased sand, hard, slightly porous, trace fine gravel	65	122.1	9.8
42	B6@42'				- yellowish brown with olive brown mottles - increase in sand	20		
44	B6@44.5'				Silty Sand, very dense, slightly moist, yellowish brown with olive brown mottles, fine-grained, some oxidation staining, trace coarse-grained and gravel (to 1").	50 (5")	118.2	7.8
46	B6@47'			SM	- medium dense, some fine gravel, increase in silt - decrease in silt	22		
48								
50	B6@50'				- dense, increase in oxidation	50 (5")	117.4	7.6
52	B6@52'			ML	Sandy Silt, stiff, slightly moist, yellowish brown with olive brown mottles, fine-grained.	19		
54	B6@55'				Silty Sand, dense, slightly moist, yellowish brown with olive brown mottles, fine-grained, some oxidation staining.	50 (6")	114.5	6.9
56	B6@57'			SM	- some medium-grained	32		
58					- some coarse-grained			

W1207-06-01 BORING LOGS.GPJ

Figure A6,
Log of Boring 6, Page 2 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 6

ELEV. (MSL.) -- DATE COMPLETED **1/28/2022**

EQUIPMENT **HOLLOW STEM AUGER** BY: **RP**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
60	B6@60'			SM		71	119.4	5.9
62	B6@62'			ML	Sandy Silt, stiff, slightly moist, olive brown with oxidation staining, fine-grained.	25		
64					Silty Sand, dense, slightly moist, olive brown with oxidation staining, fine-grained, trace medium-grained.			
66	B6@65'			SM		78	120.4	11.5
68	B6@67'				- increase in silt	35		
70	B6@69.5'			SP-SM	Sand with Silt, poorly graded, very dense, slightly moist, yellowish brown with olive brown mottles, fine-grained.	50 (5")	109.2	8.0
72				SP	Sand, poorly graded, very dense, slightly moist, yellowish brown with olive brown mottles, fine-grained.			
74	B6@72'			SP-SM	Sand with Silt, poorly graded, dense, slightly moist, olive brown, fine-grained.	44		
76	B6@75'				- very dense, increase in sand	50 (5")	115.2	5.0
78	B6@77'			ML	Sandy Silt, stiff, slightly moist, brown with olive brown mottles, fine-grained.	29		
80	B6@80'				- hard, olive brown with oxidation staining	50 (5")	116.5	12.1

Total depth of boring: 80.5 feet
Fill to 2 feet.
No groundwater encountered.
Backfilled with soil cuttings and tamped.
Asphalt patched.

*Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.

NOTE: The stratification lines presented herein represent the approximate boundary between earth types; the transitions may be gradual.

W1207-06-01 BORING LOGS.GPJ

Figure A6,
Log of Boring 6, Page 3 of 3

SAMPLE SYMBOLS

- ... SAMPLING UNSUCCESSFUL
- ... STANDARD PENETRATION TEST
- ... DRIVE SAMPLE (UNDISTURBED)
- ... DISTURBED OR BAG SAMPLE
- ... CHUNK SAMPLE
- ... WATER TABLE OR SEEPAGE

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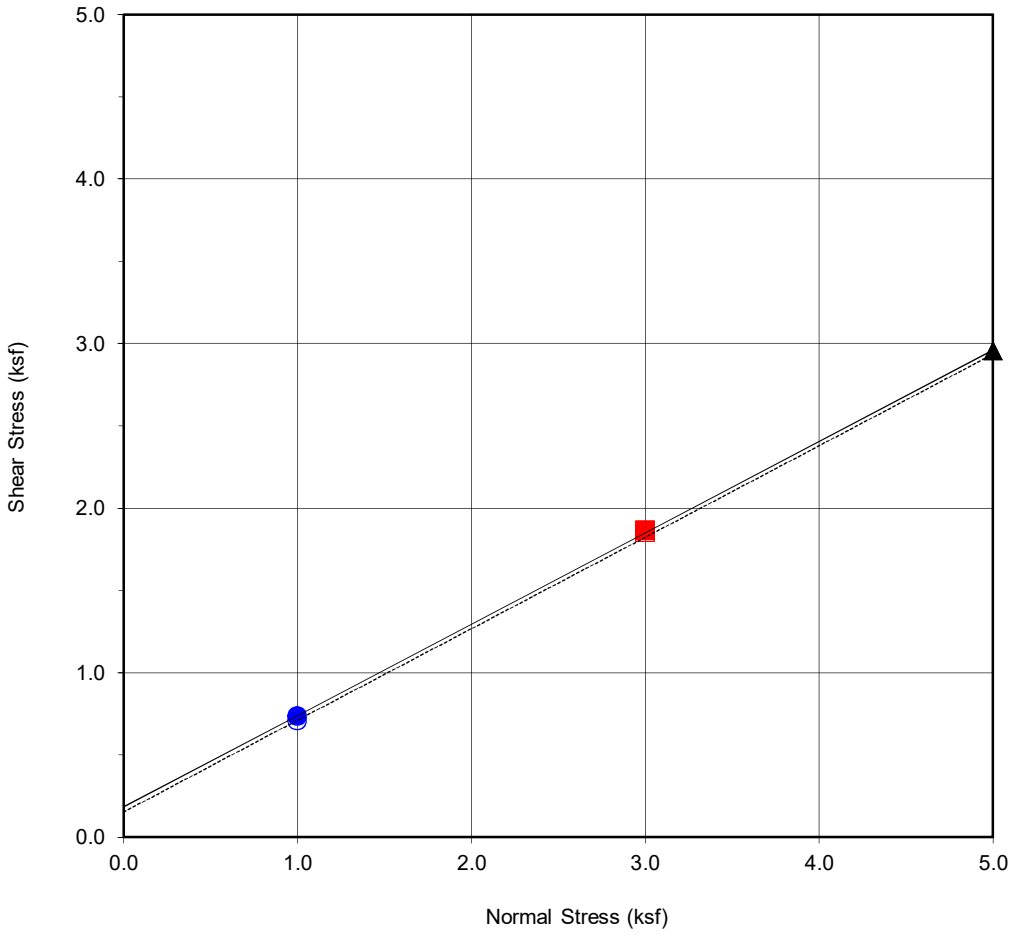
APPENDIX B

APPENDIX B

LABORATORY TESTING

Laboratory tests were performed in accordance with generally accepted test methods of the International ASTM, or other suggested procedures. Selected samples were tested for direct shear strength, consolidation characteristics, plasticity indices, grain-size, corrosivity, in-place dry density and moisture content. The results of the laboratory tests are summarized in Figures B1 through B40. The in-place dry density and moisture content of the samples tested are presented on the boring logs, Appendix A.



Boring No.	**B1**
Sample No.	**B1@0-5'**
Depth (ft)	**0-5'**
Sample Type:	Ring

Soil Identification:		
Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	184	29.1
Ultimate	152	29.1

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.73	■ 1.86	▲ 2.96
Shear Stress @ End of Test (ksf)	○ 0.71	□ 1.85	△ 2.96
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	10.0	10.0	10.0
Initial Dry Density (pcf)	111.0	111.0	111.0
Initial Degree of Saturation (%)	51.9	52.1	52.2
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	16.7	16.1	13.4

GEOCON

DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

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Project No.: W1207-06-01

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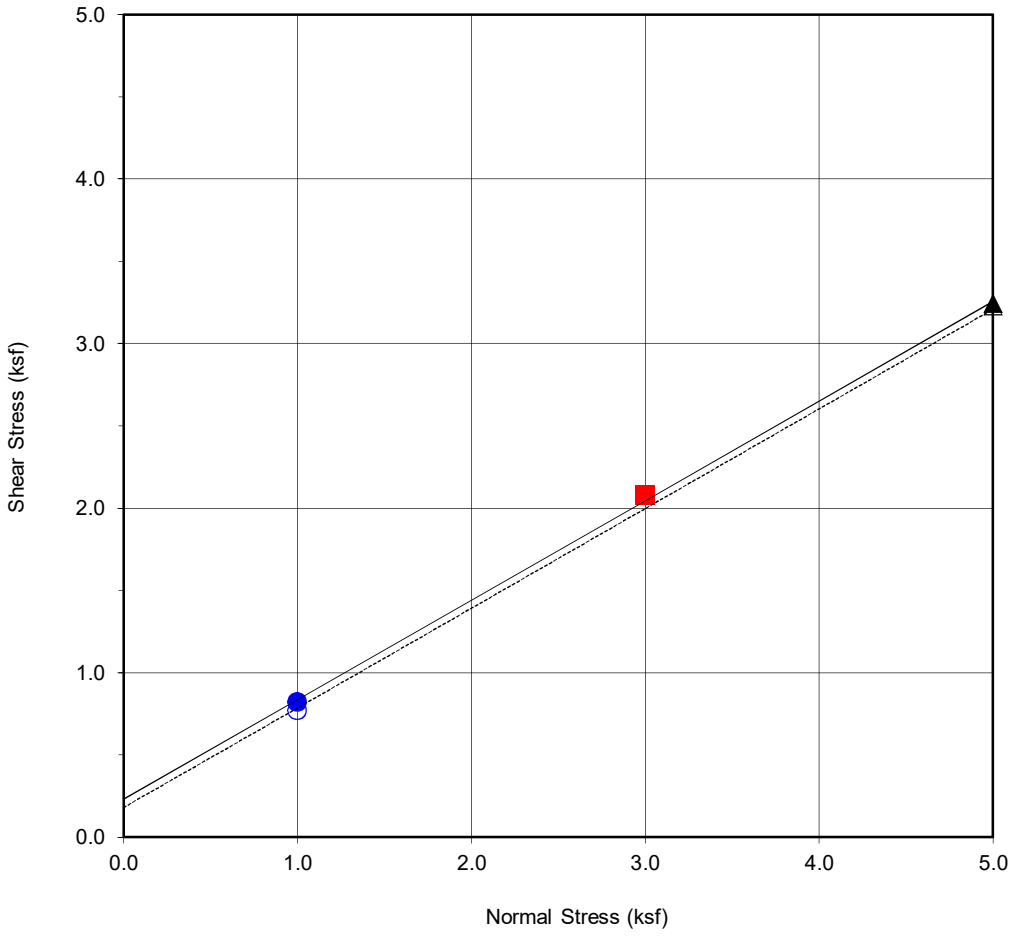
Feb. 2022 Figure B1



Boring No.	**B2**
Sample No.	**B2@0-5'**
Depth (ft)	**0-5'**
Sample Type:	Ring

Soil Identification:		
Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	229	31.2
Ultimate	181	31.2

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.82	■ 2.07	▲ 3.24
Shear Stress @ End of Test (ksf)	○ 0.77	□ 2.07	△ 3.23
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	10.4	10.4	10.4
Initial Dry Density (pcf)	112.0	112.0	112.0
Initial Degree of Saturation (%)	55.4	55.7	55.6
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	17.2	16.0	13.6

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DIRECT SHEAR TEST RESULTS

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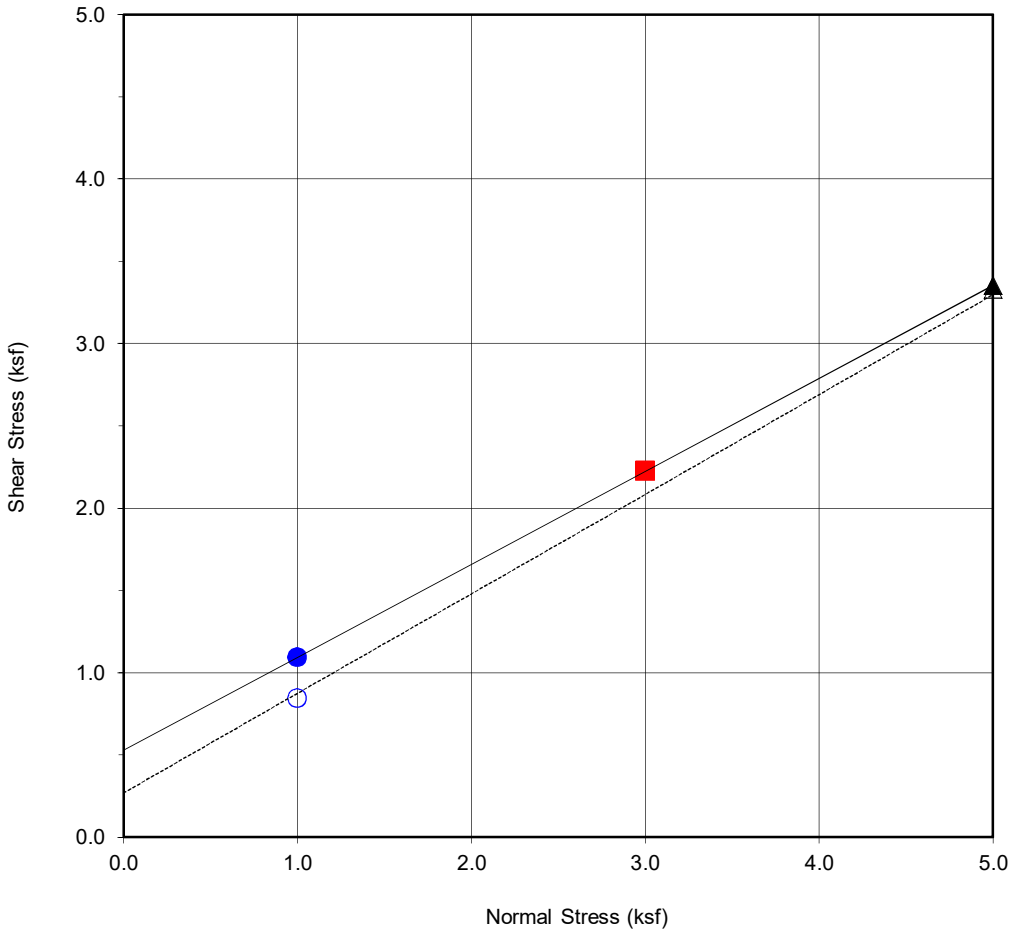
Feb. 2022 Figure B2



Boring No.	**B3**
Sample No.	**B3@5'**
Depth (ft)	**5**
Sample Type:	Ring

Soil Identification:

Dark Brown Sandy Silt (ML)

Strength Parameters

	C (psf)	ϕ (^{o})
Peak	528	29.5
Ultimate	269	31.2

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 1.09	■ 2.22	▲ 3.35
Shear Stress @ End of Test (ksf)	○ 0.84	□ 2.22	△ 3.33
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	11.6	11.0	10.1
Initial Dry Density (pcf)	102.5	100.9	103.3
Initial Degree of Saturation (%)	48.5	44.1	43.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	18.7	17.4	16.5

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DIRECT SHEAR TEST RESULTS

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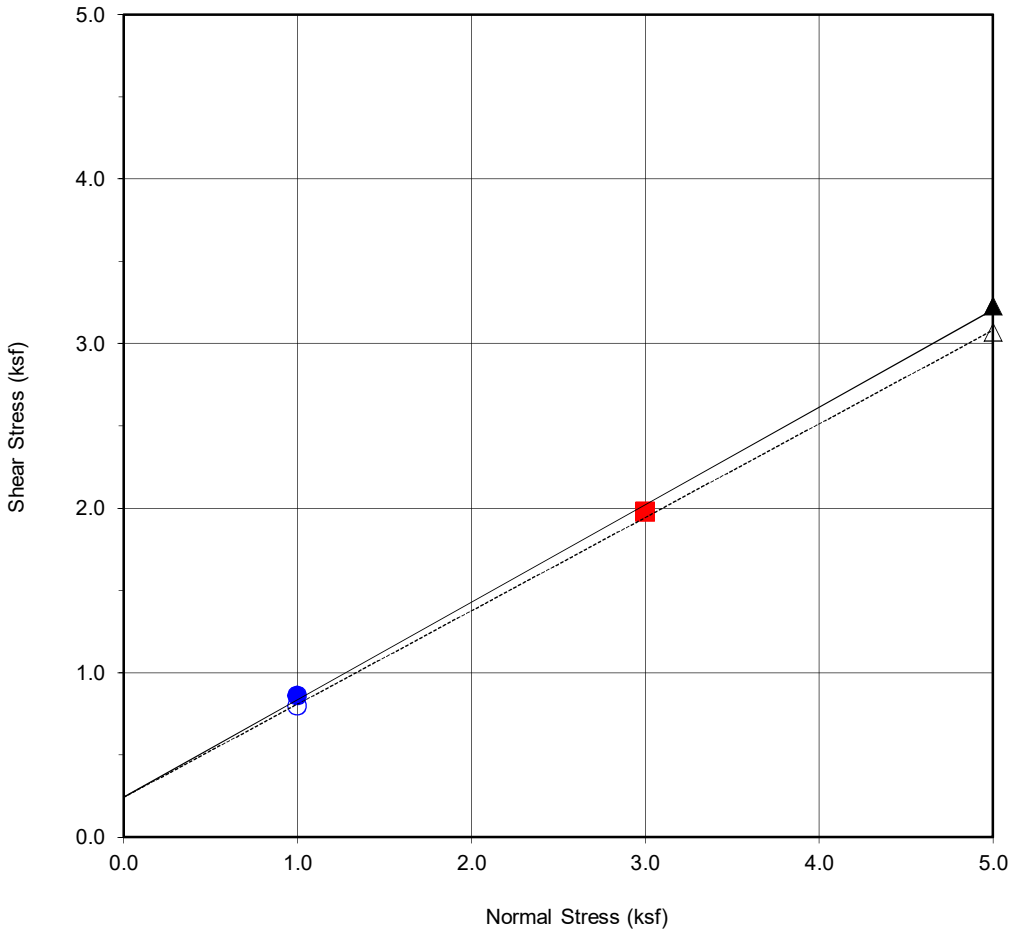
Feb. 2022 Figure B3



Boring No.	**B1**
Sample No.	**B1@7.5'**
Depth (ft)	**7.5**
Sample Type:	Ring

Soil Identification:		
Brown Clay with Sand (CL)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	241	30.7
Ultimate	241	29.6

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.86	■ 1.97	▲ 3.23
Shear Stress @ End of Test (ksf)	○ 0.80	□ 1.97	△ 3.07
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	16.4	-6.7	17.6
Initial Dry Density (pcf)	97.4	111.4	102.7
Initial Degree of Saturation (%)	60.5	-35.2	74.2
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	26.0	0.0	21.6

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DIRECT SHEAR TEST RESULTS

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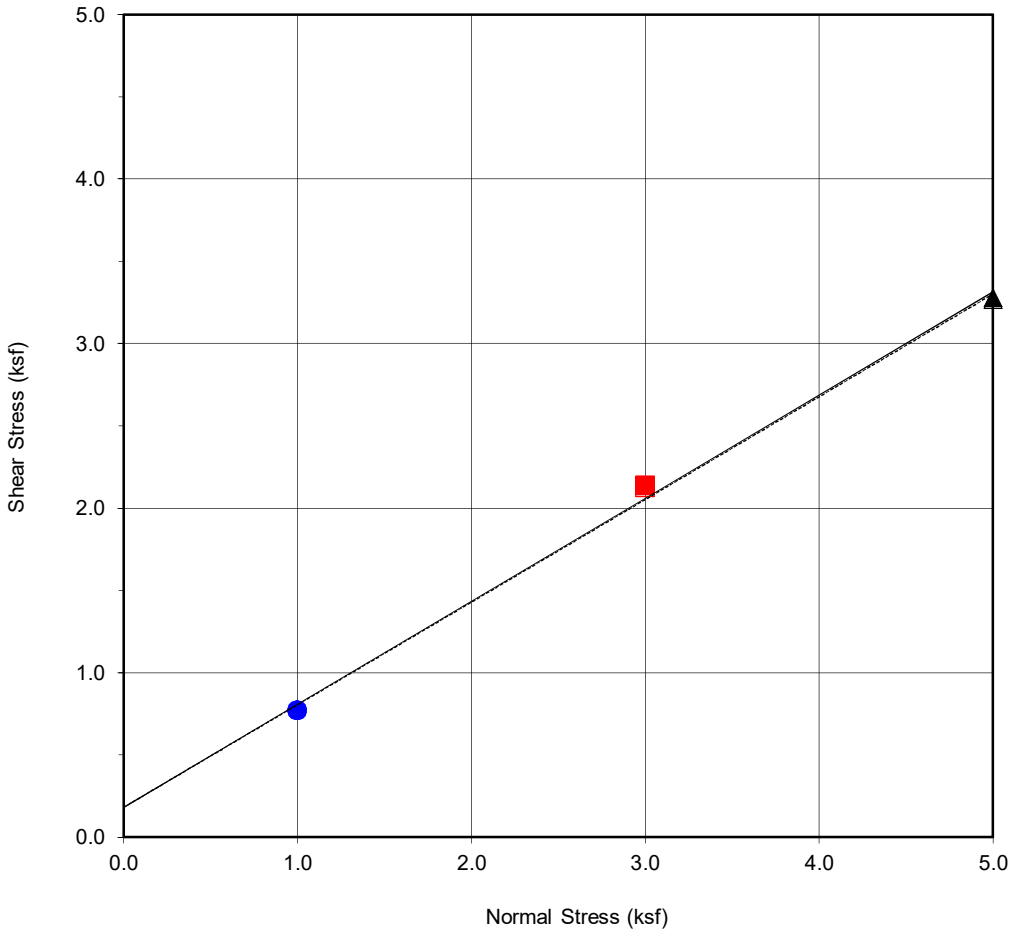
Feb. 2022 Figure B4



Boring No.	**B2**
Sample No.	**B2@7.5'**
Depth (ft)	**7.5**
Sample Type:	Ring

Soil Identification:		
Light Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	180	32.1
Ultimate	181	32.0

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.77	■ 2.14	▲ 3.28
Shear Stress @ End of Test (ksf)	○ 0.77	□ 2.12	△ 3.27
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	14.3	13.2	16.9
Initial Dry Density (pcf)	86.3	89.5	88.5
Initial Degree of Saturation (%)	40.6	40.3	50.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	27.5	23.9	22.2

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DIRECT SHEAR TEST RESULTS

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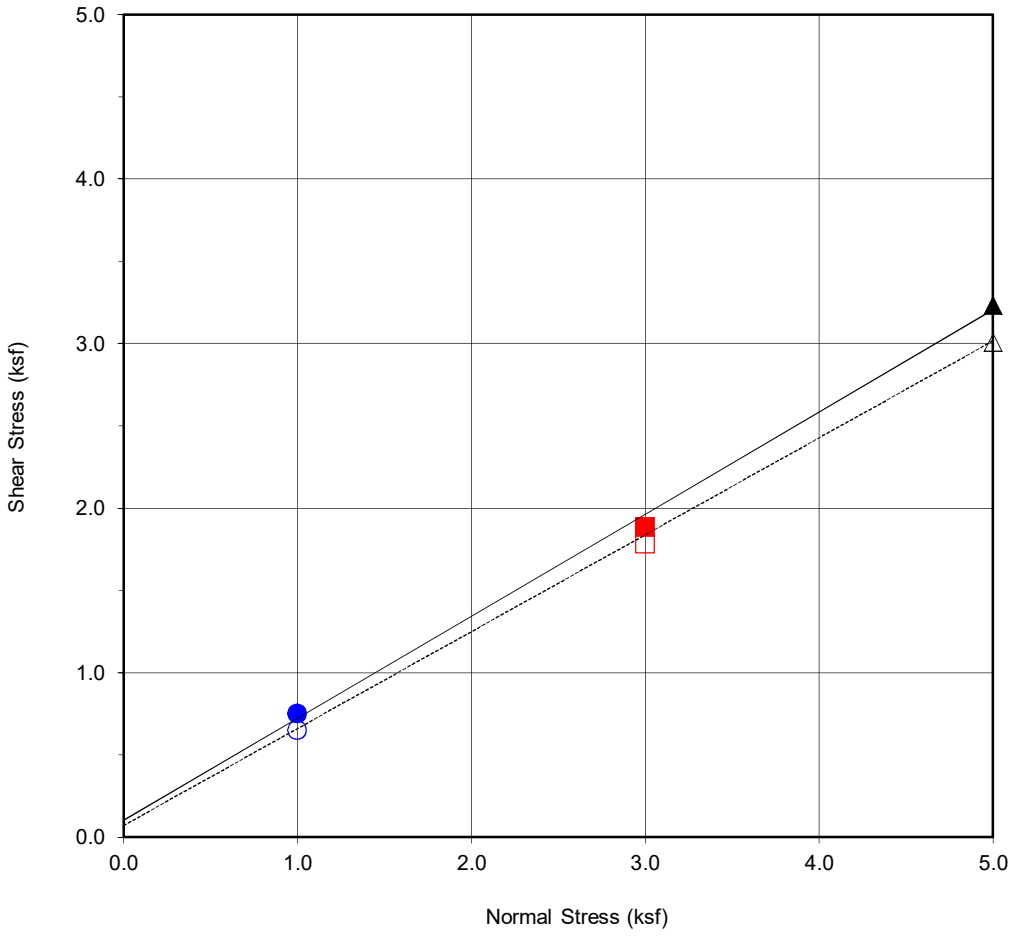
Feb. 2022 Figure B5



Boring No.	**B4**
Sample No.	**B4@20'**
Depth (ft)	**20**
Sample Type:	Ring

Soil Identification:		
Yellowish Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	102	31.8
Ultimate	71	30.5

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.75	■ 1.88	▲ 3.23
Shear Stress @ End of Test (ksf)	○ 0.65	□ 1.78	△ 3.01
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	16.7	15.8	17.1
Initial Dry Density (pcf)	82.0	88.2	93.0
Initial Degree of Saturation (%)	42.8	46.8	56.7
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	30.9	25.5	24.9

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DIRECT SHEAR TEST RESULTS

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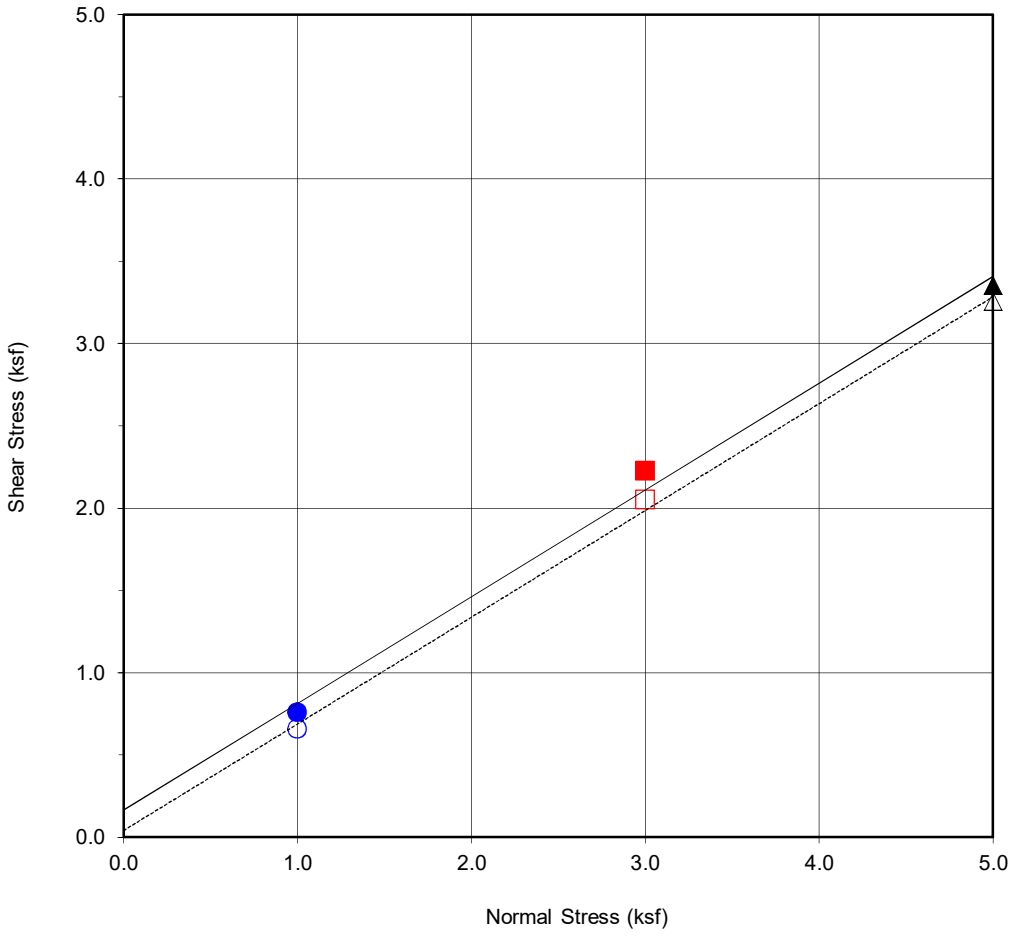
Feb. 2022 Figure B6



Boring No.	**B6**
Sample No.	**B6@25'**
Depth (ft)	**25**
Sample Type:	Ring

Soil Identification:

Light Brown Sand with Silt (SP-SM)

Strength Parameters

	C (psf)	ϕ (^{o})
Peak	164	33.0
Ultimate	40	33.0

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.76	■ 2.22	▲ 3.35
Shear Stress @ End of Test (ksf)	○ 0.66	□ 2.05	△ 3.25
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	8.5	12.4	12.7
Initial Dry Density (pcf)	96.2	93.4	95.0
Initial Degree of Saturation (%)	30.6	41.7	44.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	22.3	22.3	22.9

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DIRECT SHEAR TEST RESULTS

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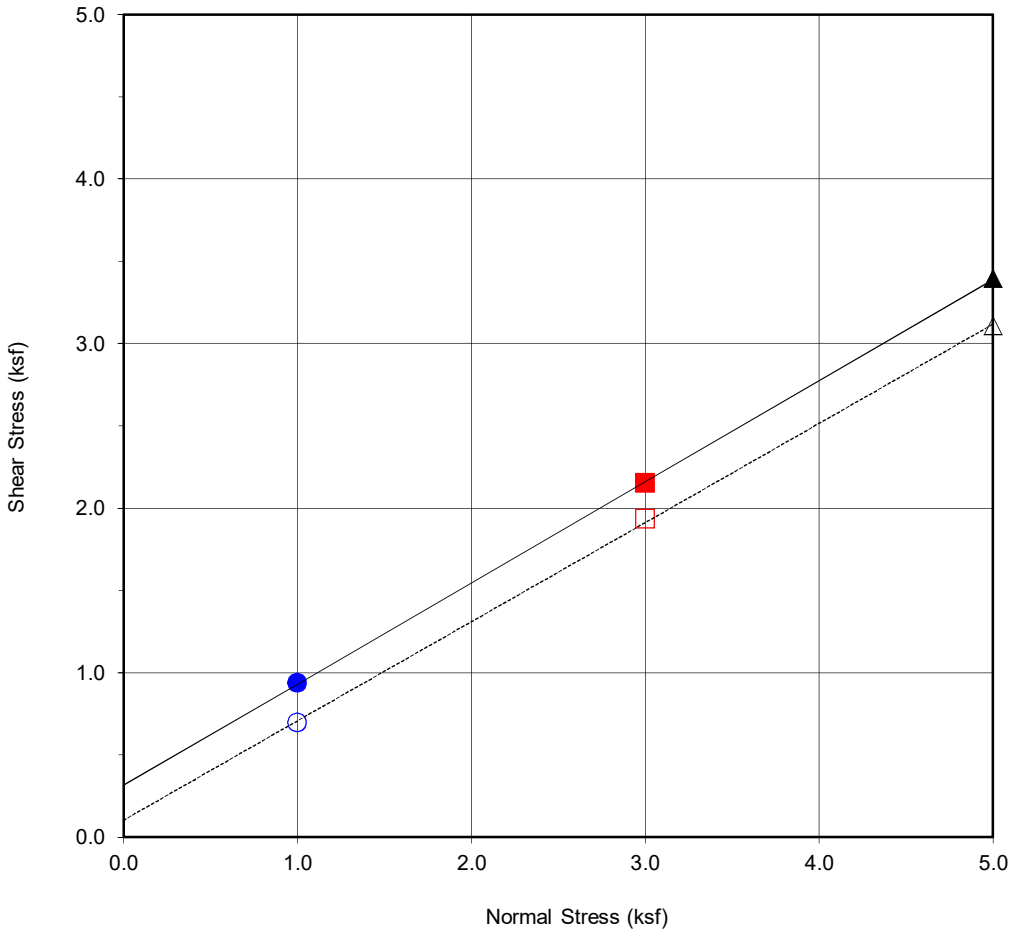
Feb. 2022 Figure B7



Boring No.	**B5**
Sample No.	**B5@30'**
Depth (ft)	**30**
Sample Type:	Ring

Soil Identification:		
Olive Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	315	31.6
Ultimate	103	31.1

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.94	■ 2.15	▲ 3.40
Shear Stress @ End of Test (ksf)	○ 0.70	□ 1.93	△ 3.11
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	21.3	20.5	19.5
Initial Dry Density (pcf)	106.5	107.5	110.0
Initial Degree of Saturation (%)	98.8	97.6	99.1
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	22.8	20.5	19.3

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DIRECT SHEAR TEST RESULTS

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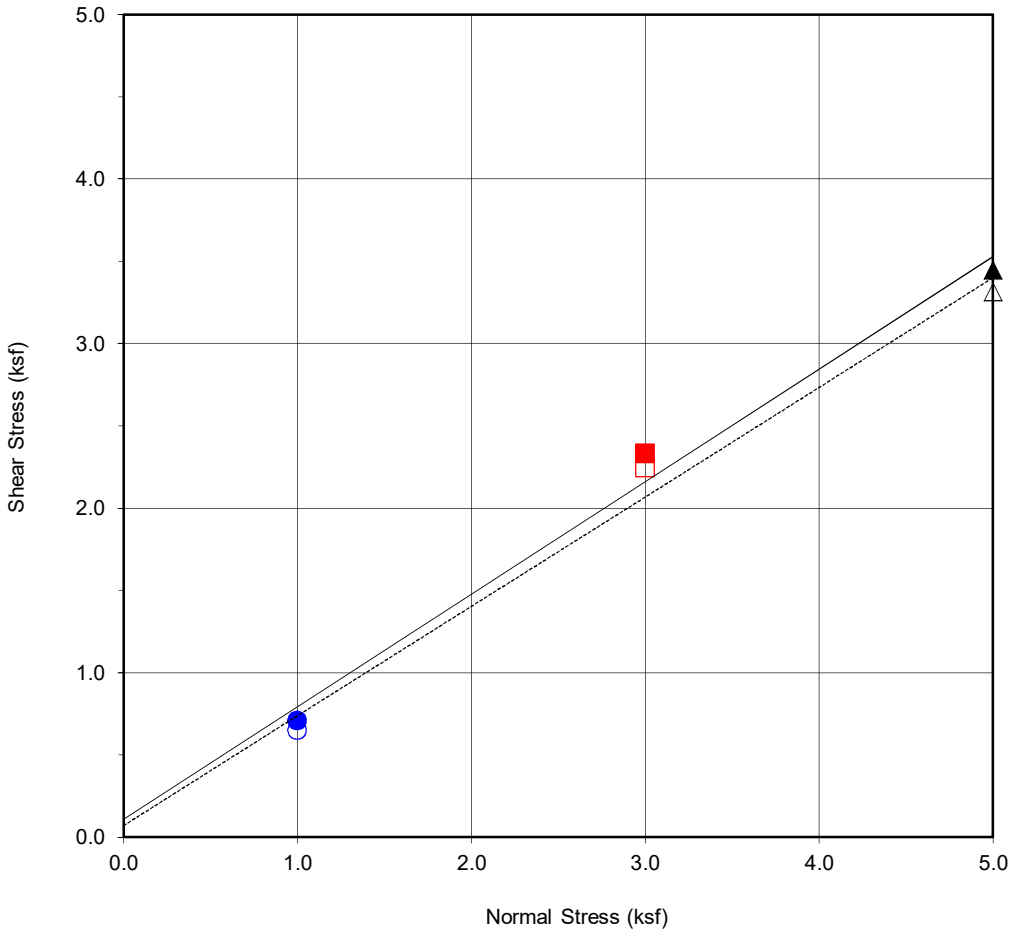
Feb. 2022 Figure B8



Boring No.	**B5**
Sample No.	**B5@35'**
Depth (ft)	**35**
Sample Type:	Ring

Soil Identification:		
Brown Silty Sand (SM)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	108	34.4
Ultimate	70	33.7

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.71	■ 2.33	▲ 3.44
Shear Stress @ End of Test (ksf)	○ 0.65	□ 2.24	△ 3.31
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	14.5	10.2	12.3
Initial Dry Density (pcf)	84.3	89.2	89.4
Initial Degree of Saturation (%)	39.0	31.0	37.6
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	27.3	22.7	24.0

GEOCON

DIRECT SHEAR TEST RESULTS

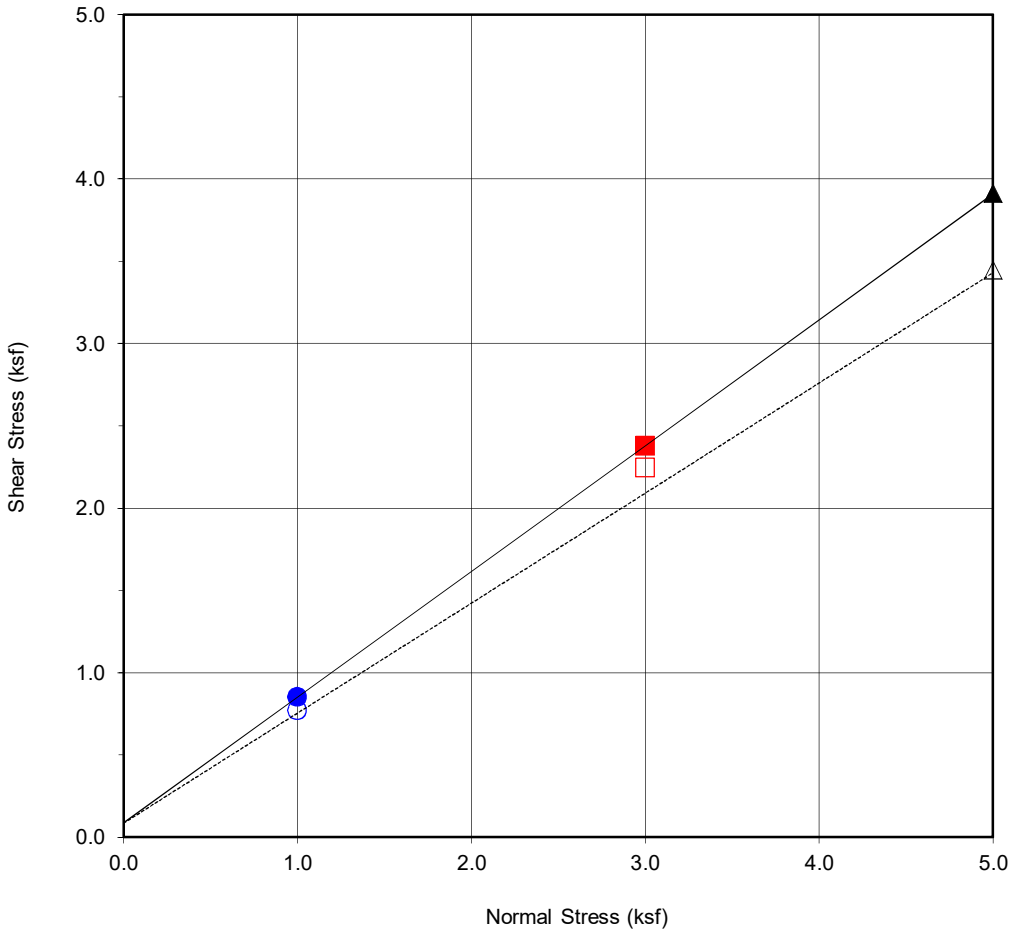
Consolidated Drained ASTM D-3080

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B9



Boring No.	**B6**
Sample No.	**B6@40'**
Depth (ft)	**40**
Sample Type:	Ring

Soil Identification:		
Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	85	37.4
Ultimate	85	33.8

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.85	■ 2.38	▲ 3.91
Shear Stress @ End of Test (ksf)	○ 0.77	□ 2.24	△ 3.44
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	13.9	13.8	14.2
Initial Dry Density (pcf)	104.4	108.8	112.2
Initial Degree of Saturation (%)	61.2	68.1	76.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	20.3	18.5	17.6

GEOCON

DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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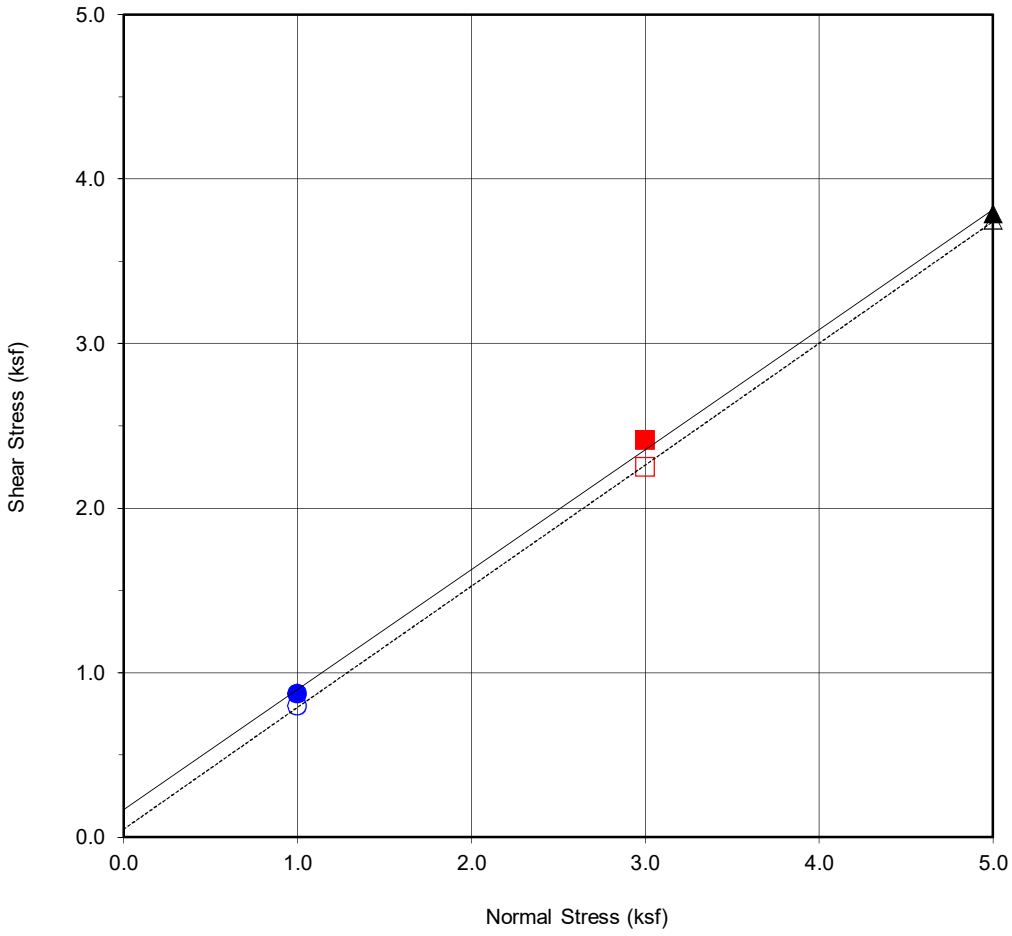
Los Angeles, California

Feb. 2022 Figure B10



Boring No.	**B5**
Sample No.	**B5@45'**
Depth (ft)	**45**
Sample Type:	Ring

Soil Identification:		
Brown Sand (SP)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	166	36.1
Ultimate	48	36.5

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.87	■ 2.41	▲ 3.79
Shear Stress @ End of Test (ksf)	○ 0.80	□ 2.25	△ 3.75
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	10.3	10.8	12.0
Initial Dry Density (pcf)	119.9	116.3	115.8
Initial Degree of Saturation (%)	68.2	65.0	70.8
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	14.8	14.4	14.4

GEOCON

DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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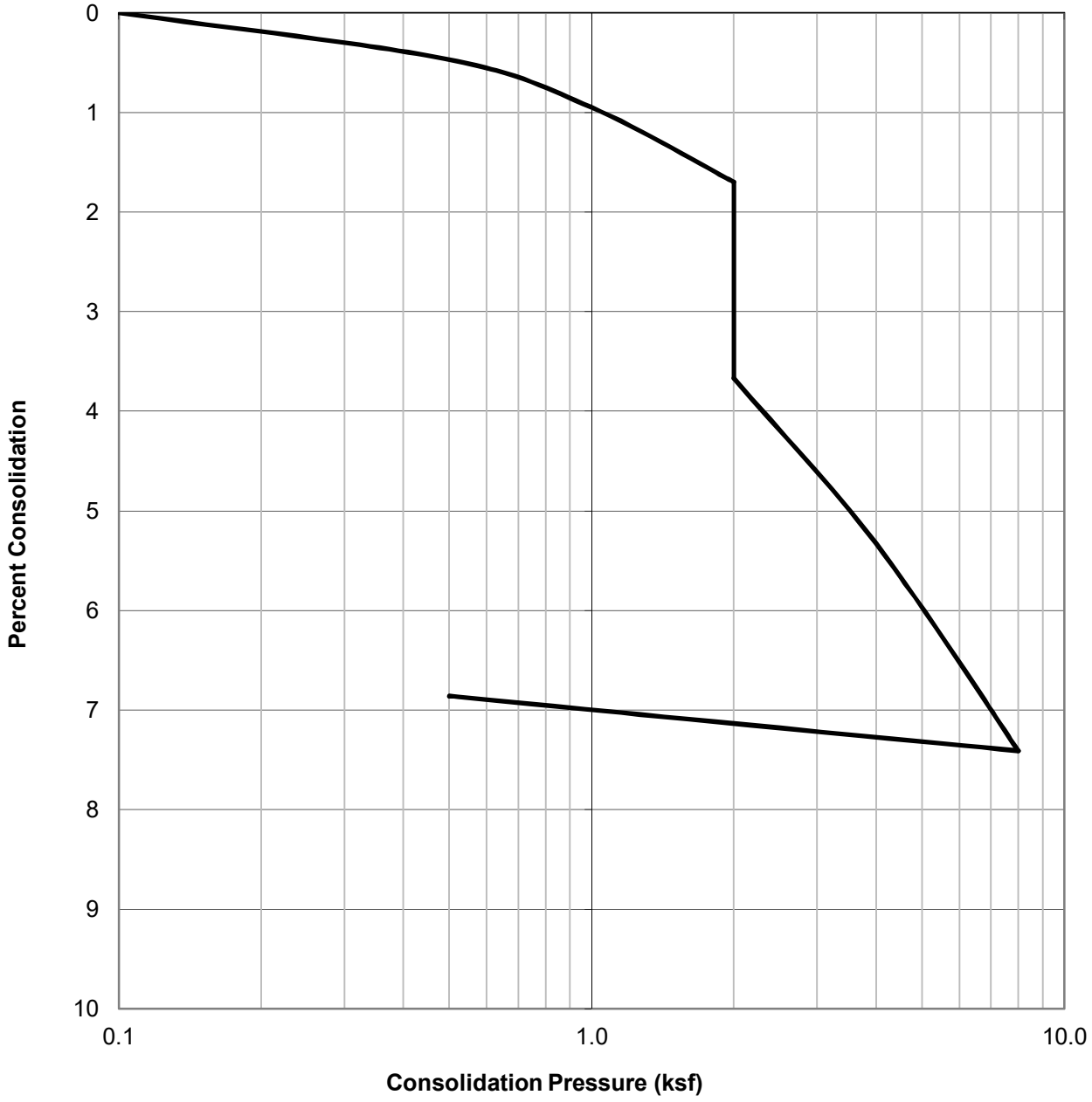
Los Angeles, California

Feb. 2022 Figure B11

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@7.5	Brown Clay with Sand (CL)	84.3	14.9	24.2

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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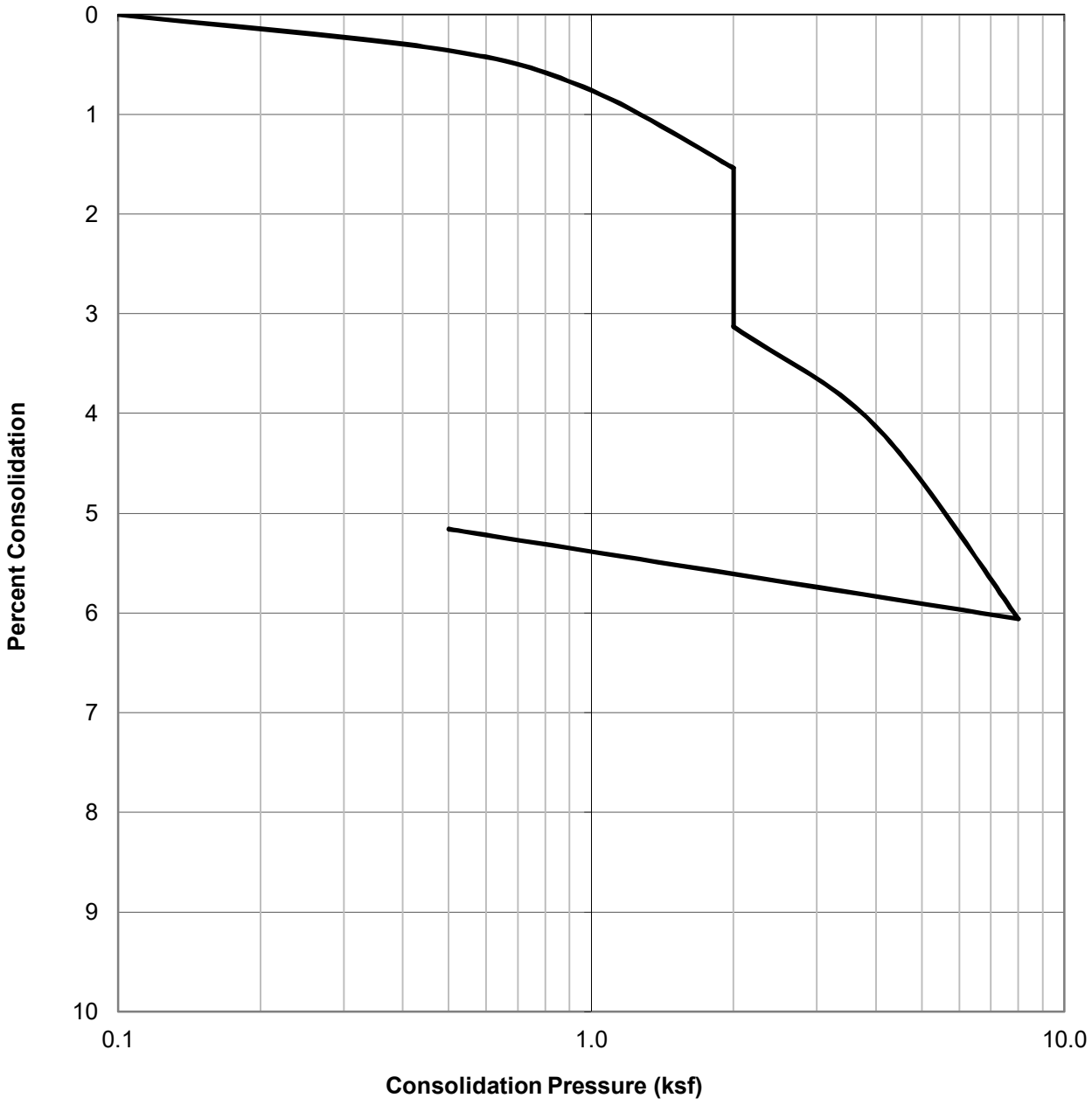
Feb. 2022 Figure B12

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@12.5	Brown Clay with Sand (CL)	79.0	13.1	26.9

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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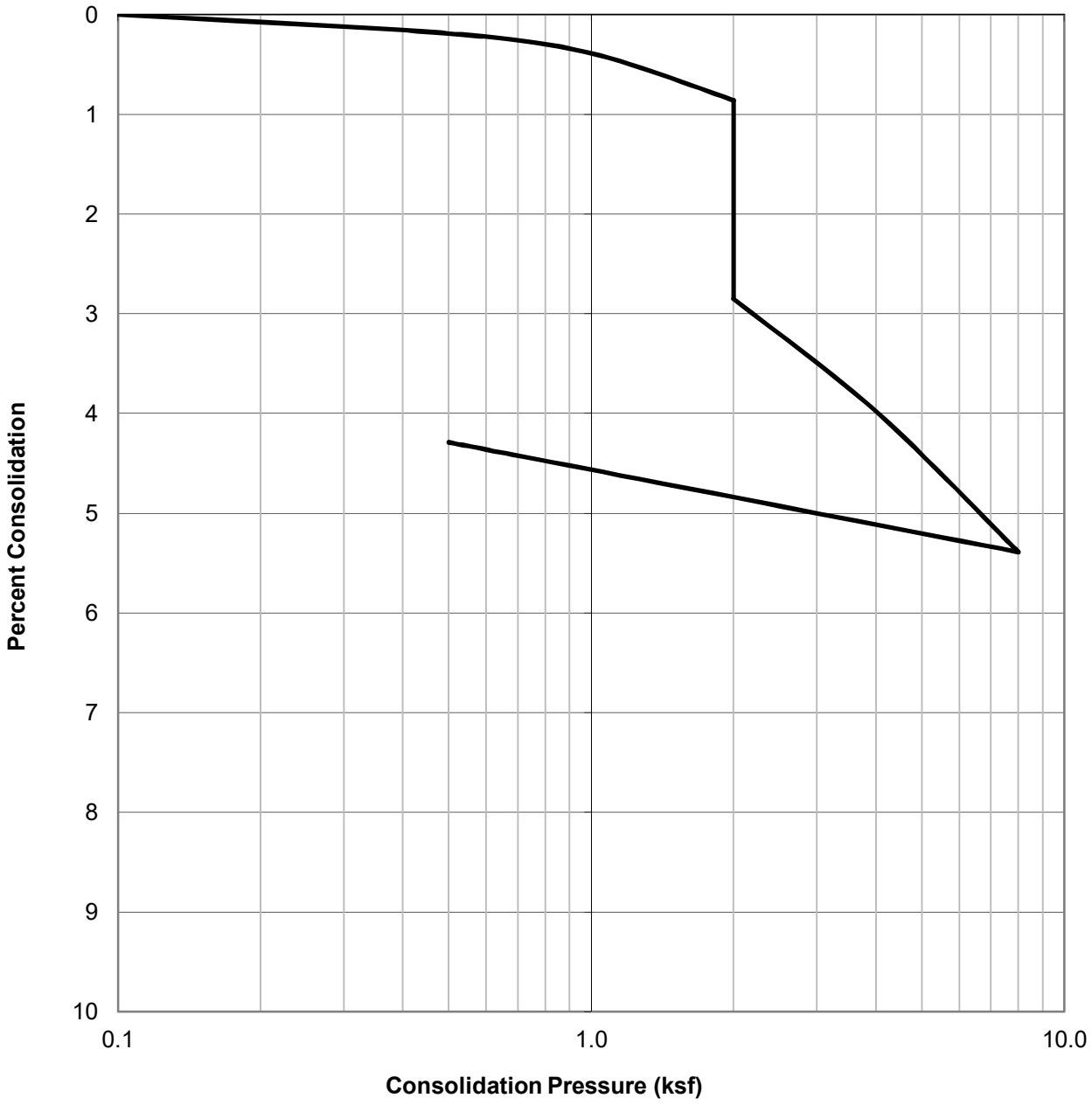
Feb. 2022 Figure B13

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@17.5	Light Brown Sandy Silt (ML)	92.6	8.4	21.3

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

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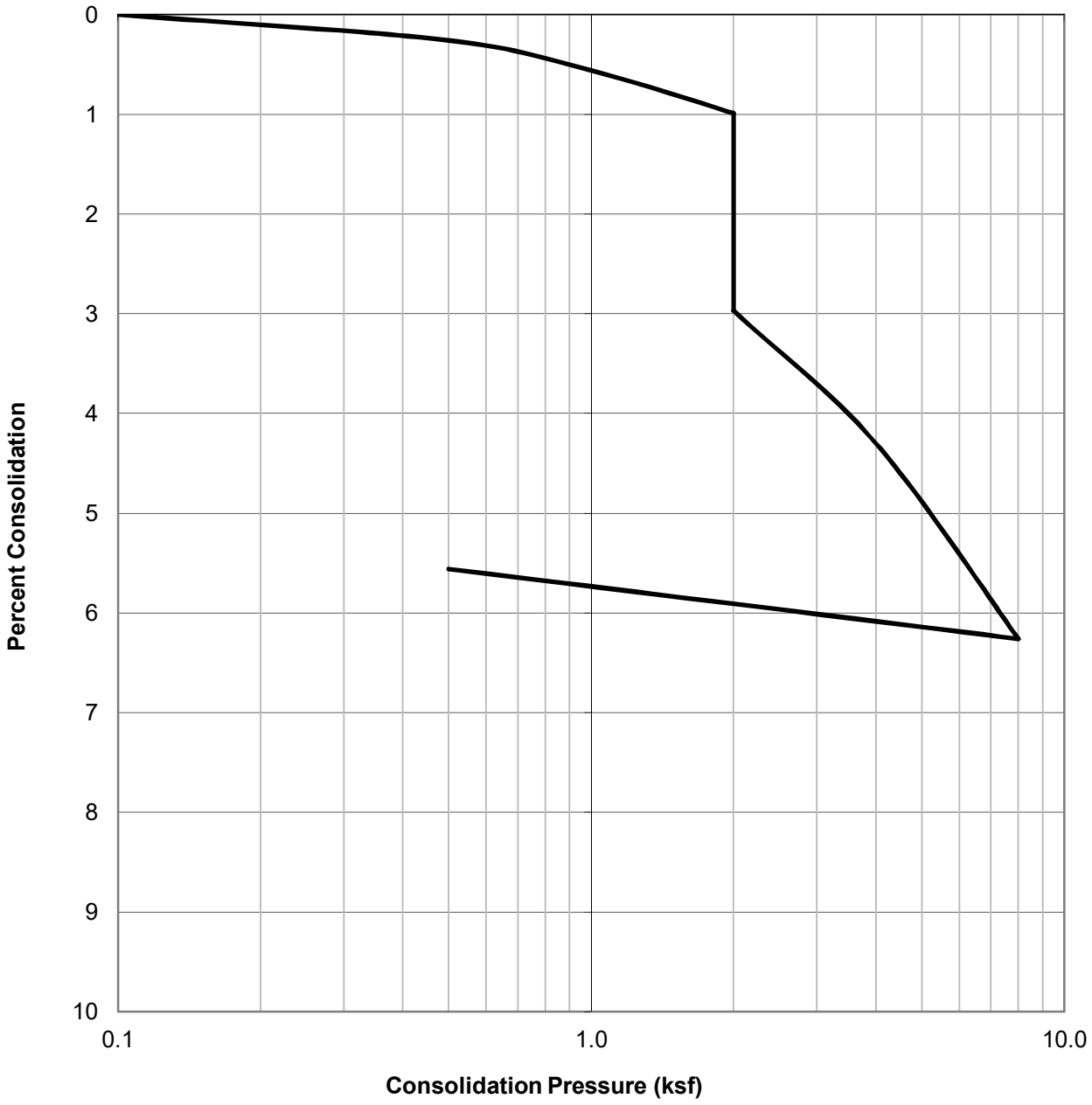
Feb. 2022 Figure B14

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@17.5	Light Brown Silt with Sand (ML)	96.6	7.9	21.1

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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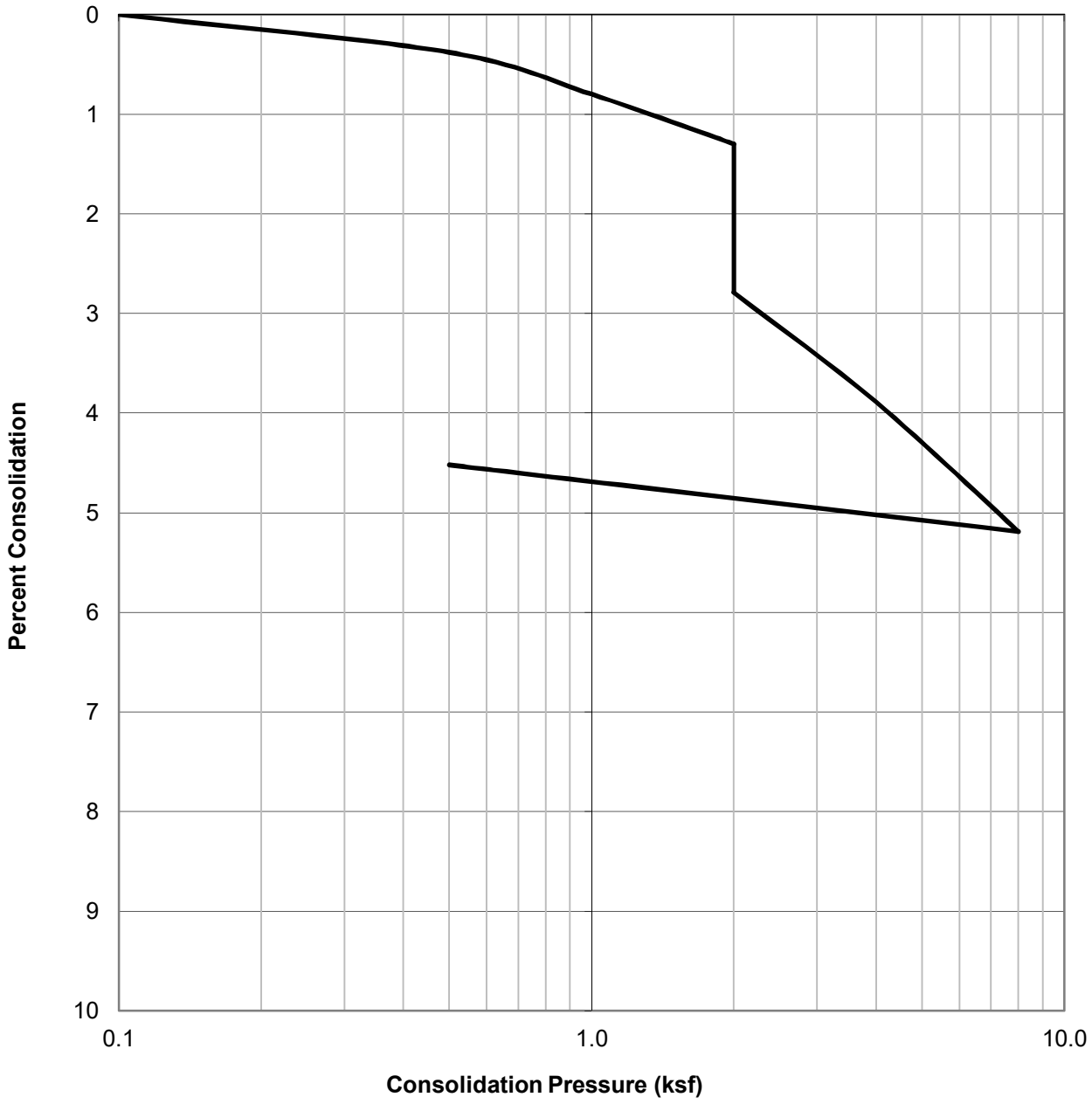
Feb. 2022 Figure B15

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@22.5	Light Yellowish Brown Silty Sand (SM)	94.2	5.4	23.2

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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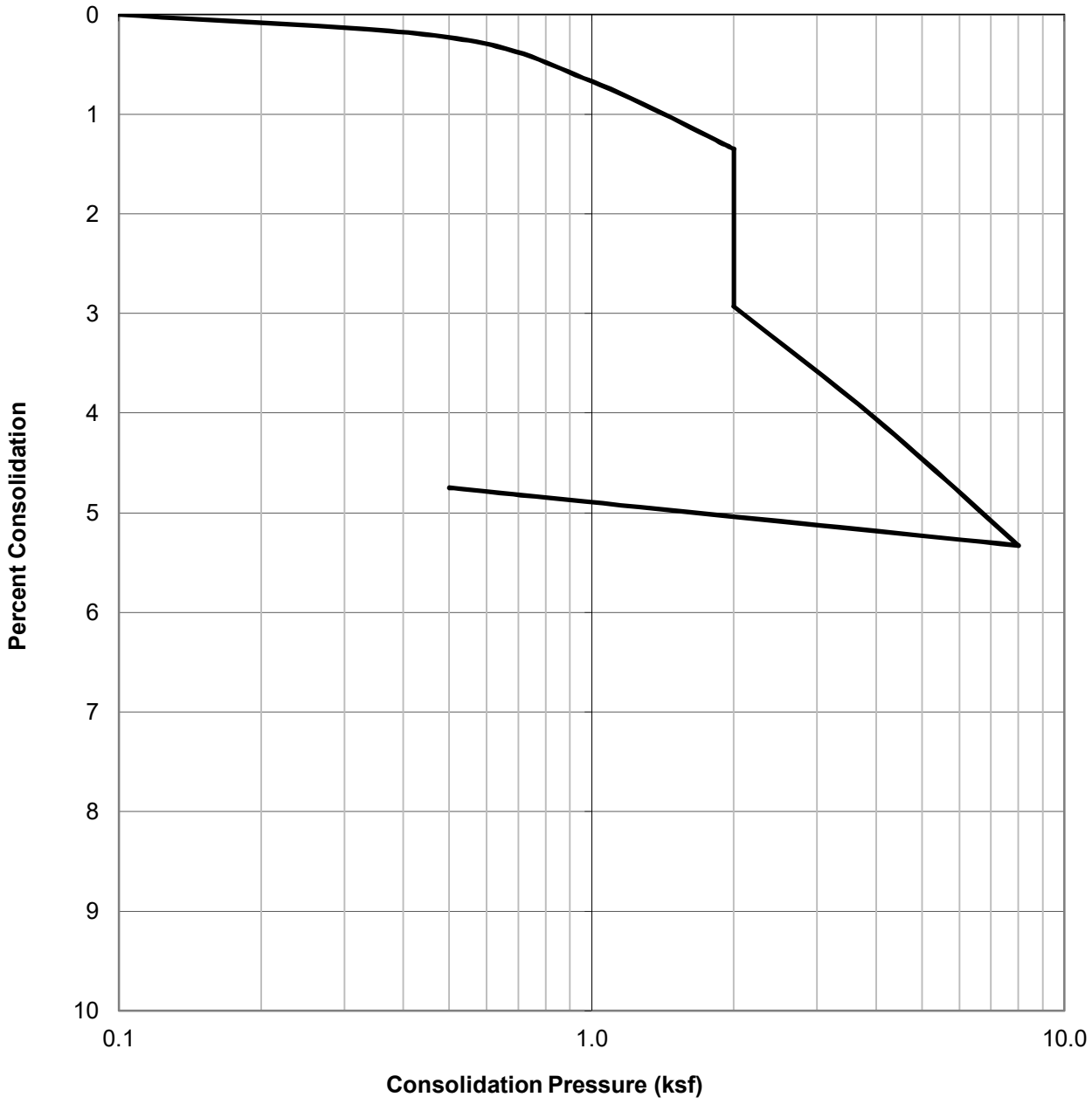
Feb. 2022 Figure B16

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@22.5	Light Yellowish Brown Silty Sand (SM)	97.0	5.0	21.0

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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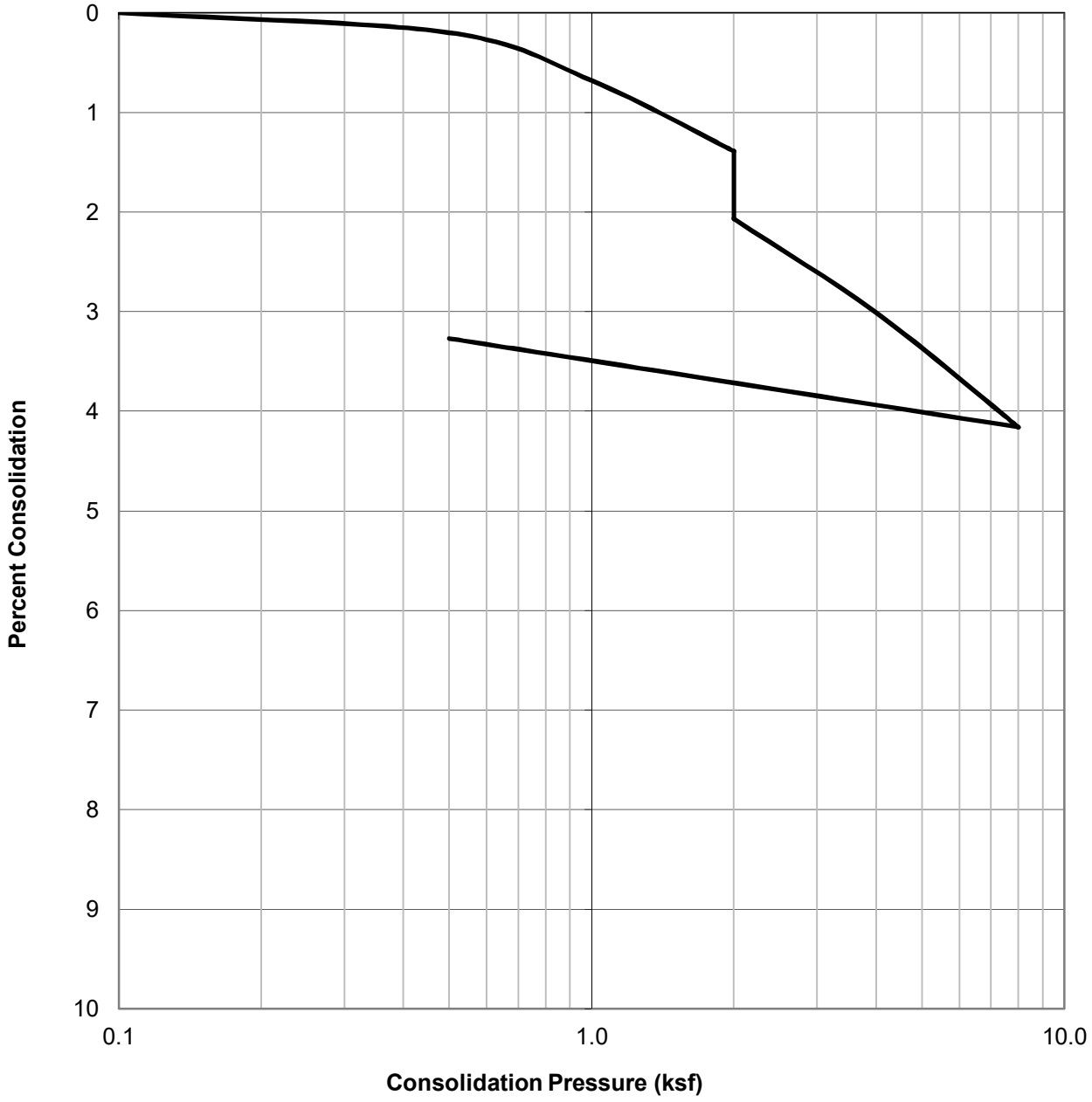
Feb. 2022 Figure B17

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@27.5	Light Yellowish Brown Silty Sand (SM)	91.2	13.6	27.4

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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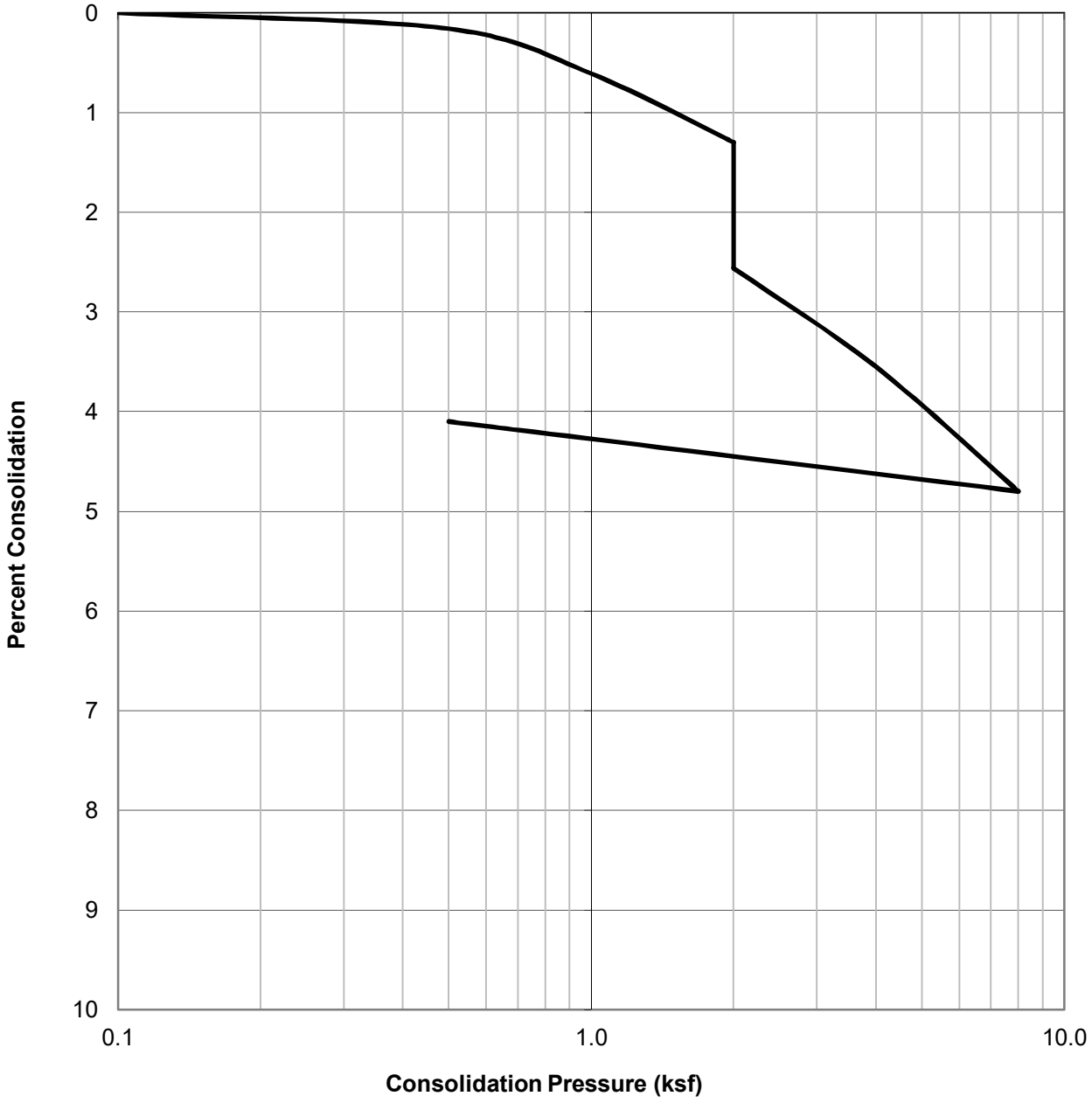
Los Angeles, California

Feb. 2022 Figure B18

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@27.5	Light Yellowish Brown Silty Sand (SM)	88.8	5.7	26.4

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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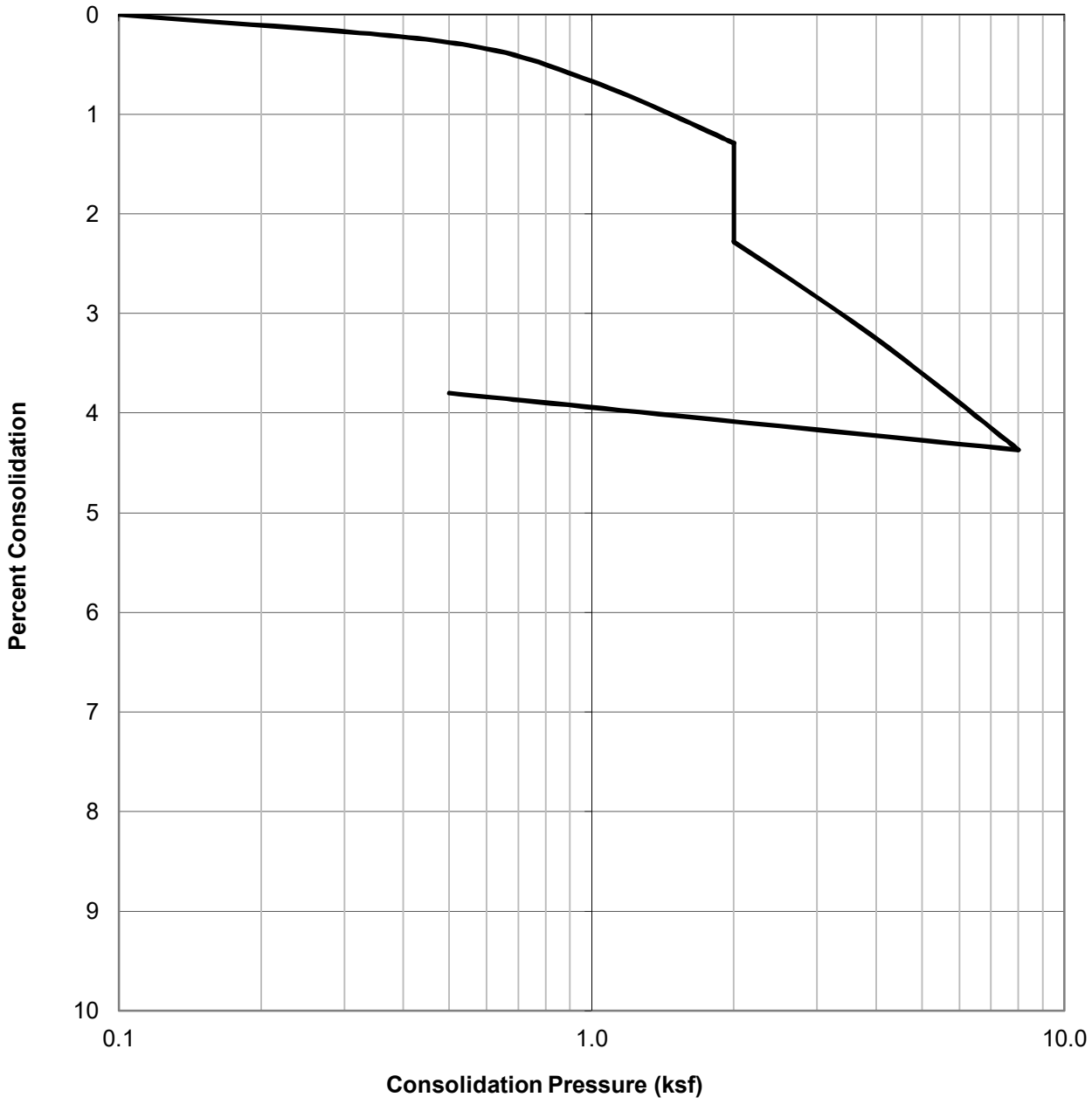
Feb. 2022 Figure B19

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@32.5	Light Yellowish Brown Silty Sand (SM)	89.8	6.7	26.0

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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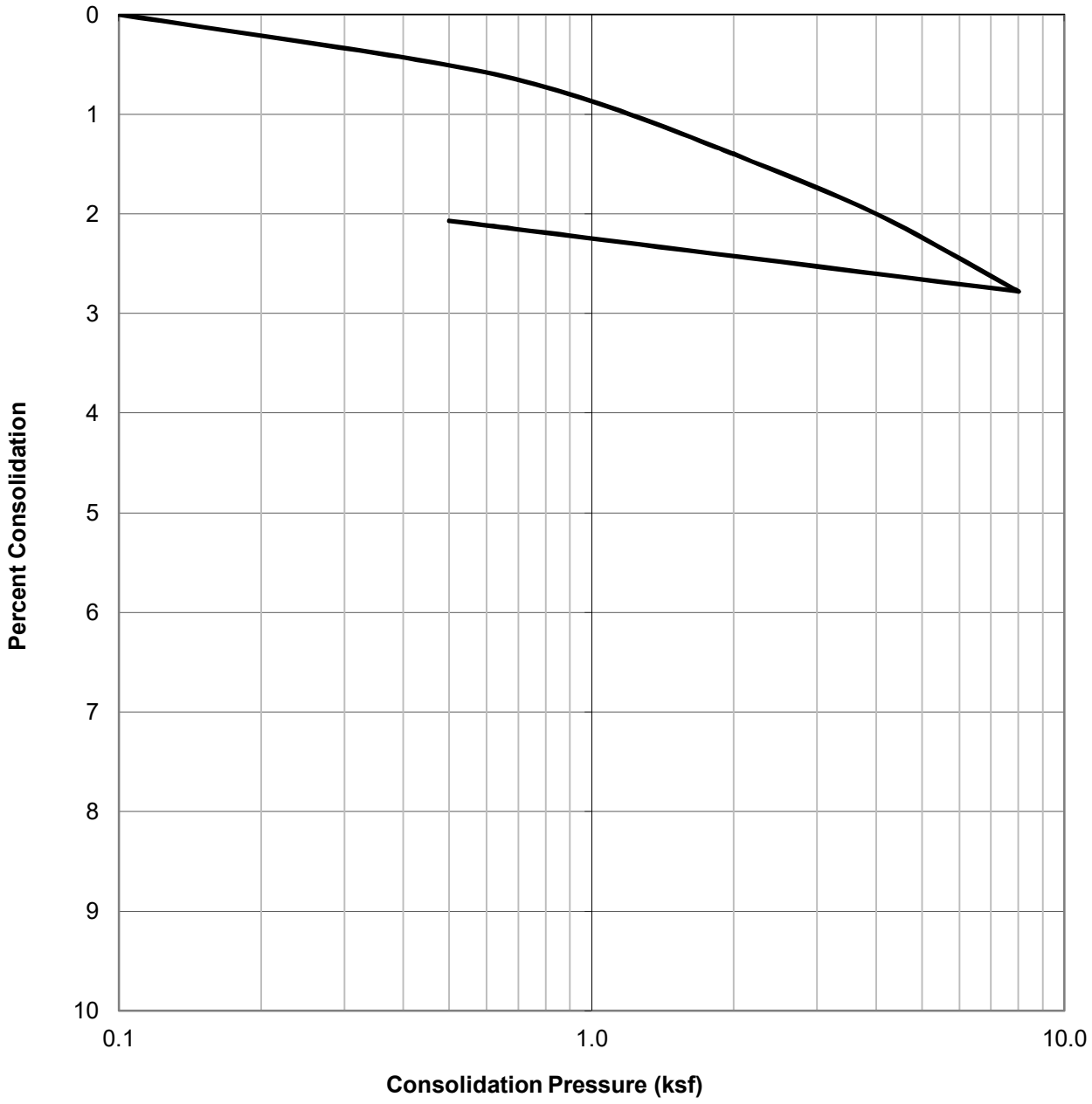
Feb. 2022 Figure B20

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B4@35	Brown Sandy Silt (ML)	122.1	14.6	14.8

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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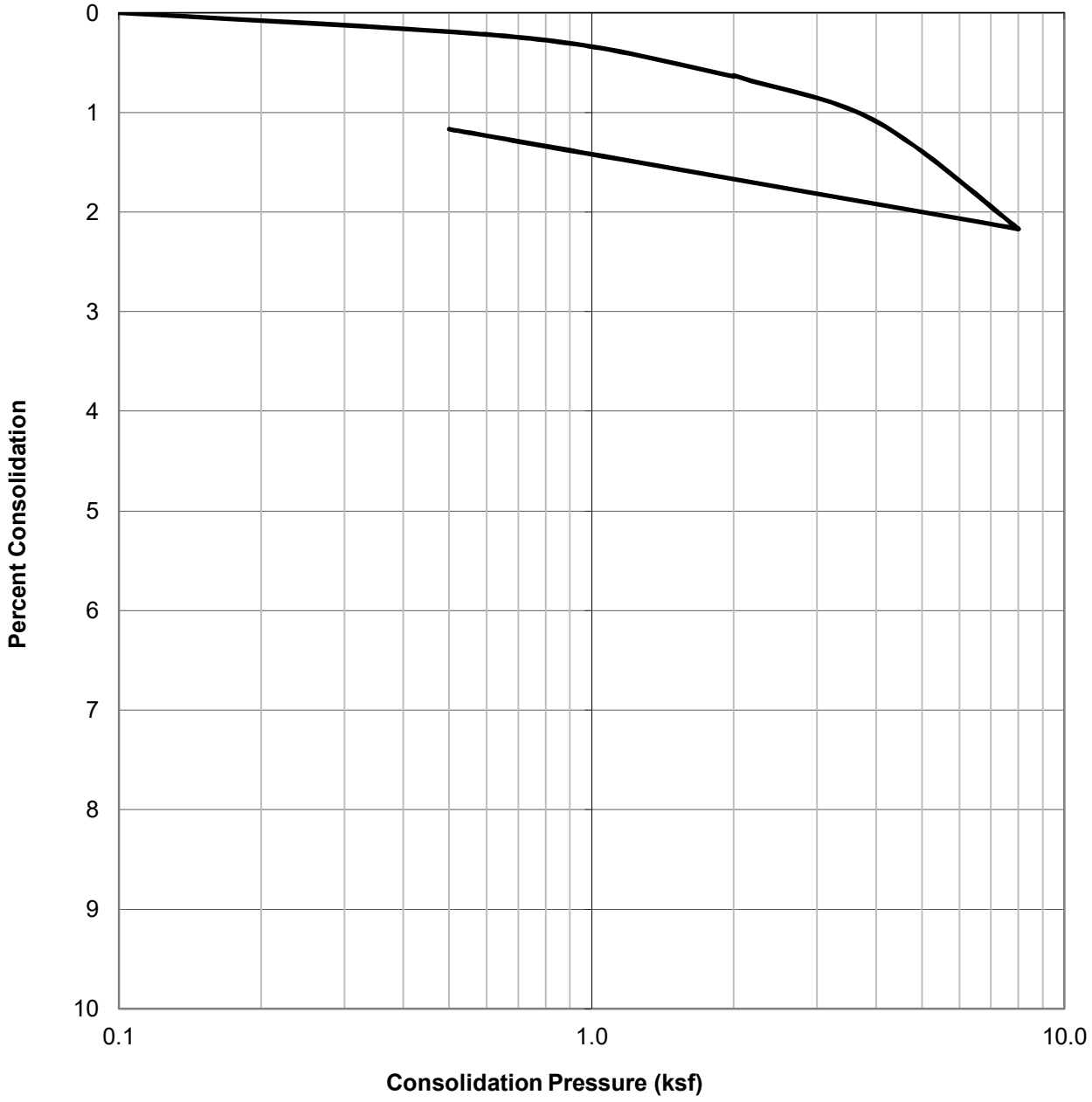
Feb. 2022 Figure B21

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B4@40	Brown Sandy Silt (ML)	110.5	17.2	19.5

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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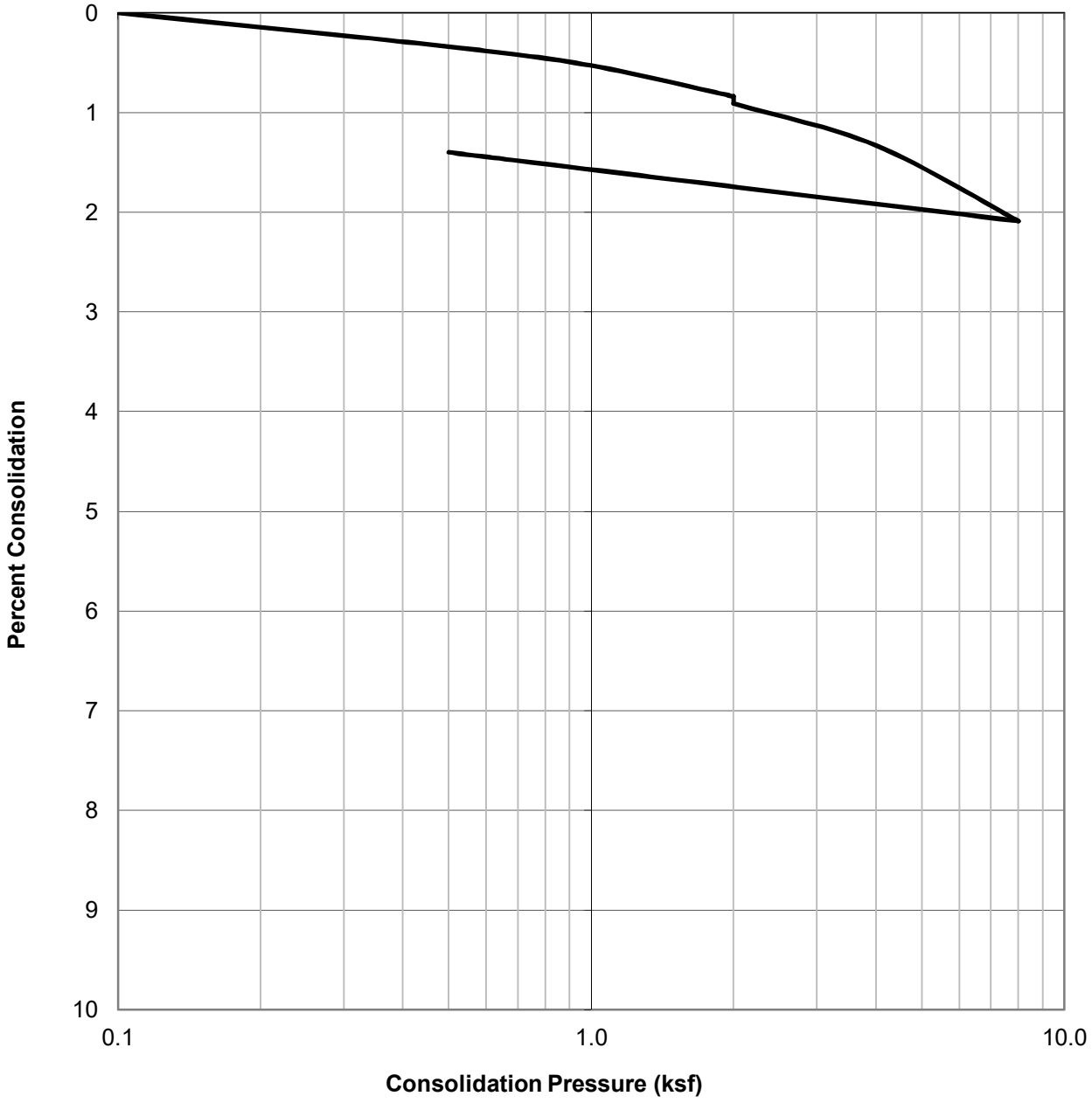
Feb. 2022 Figure B22

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B5@40	Brown Sand (SP)	121.2	13.8	15.2

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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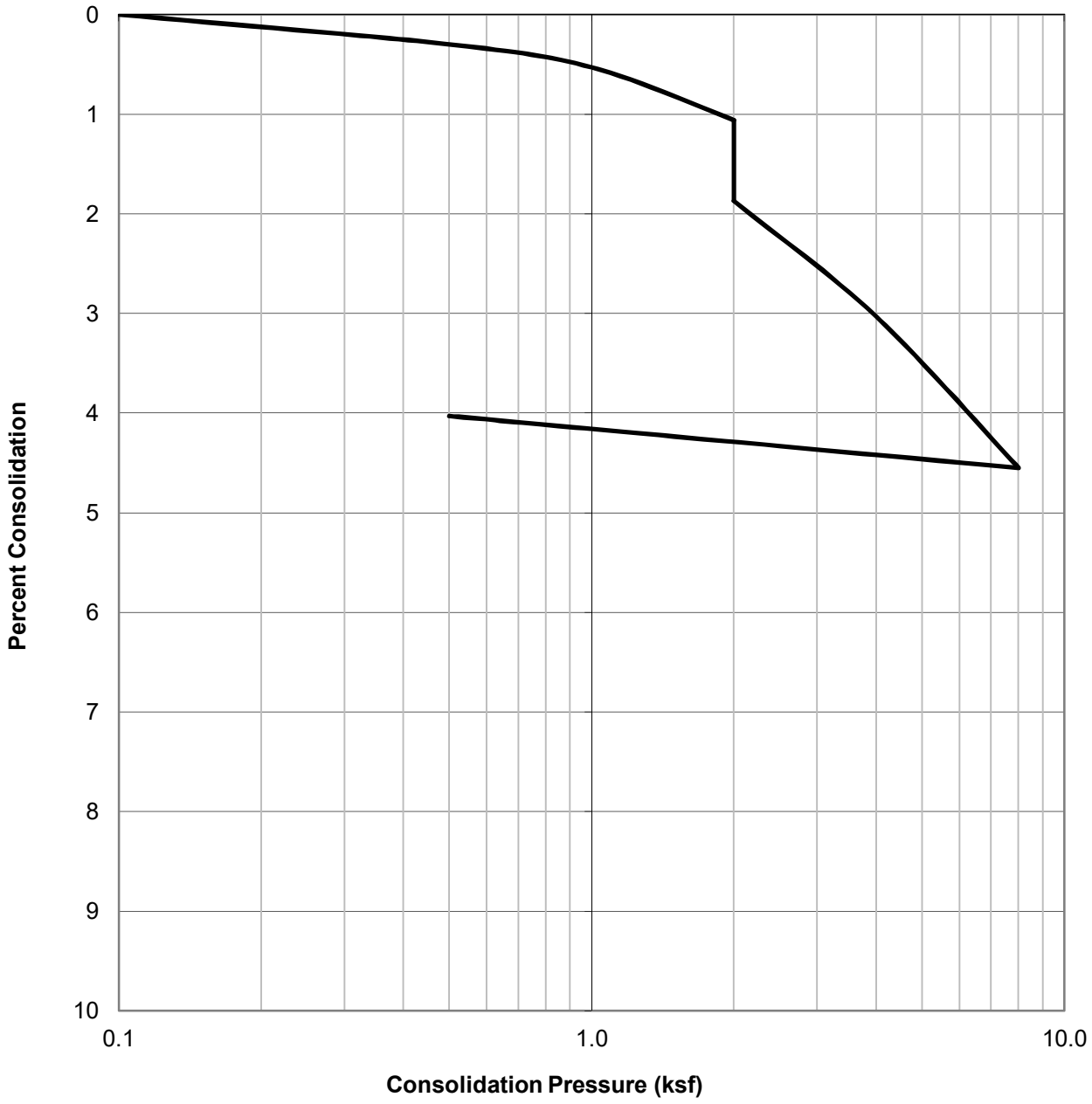
Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B23

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B5@45	Brown Sand (SP)	119.4	9.5	13.4

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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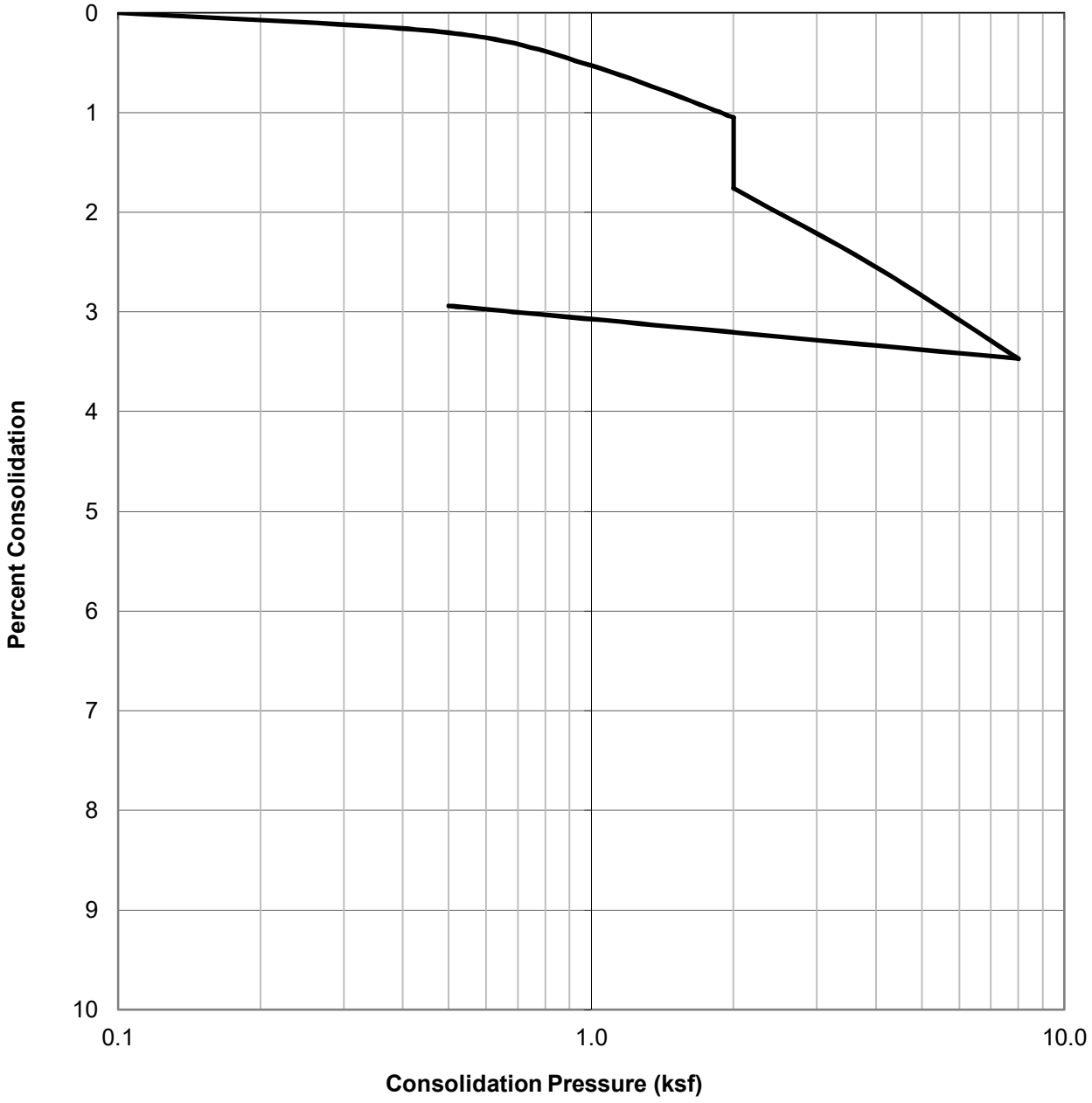
Feb. 2022 Figure B24

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B5@50	Brown Sand (SP)	112.8	8.8	17.1

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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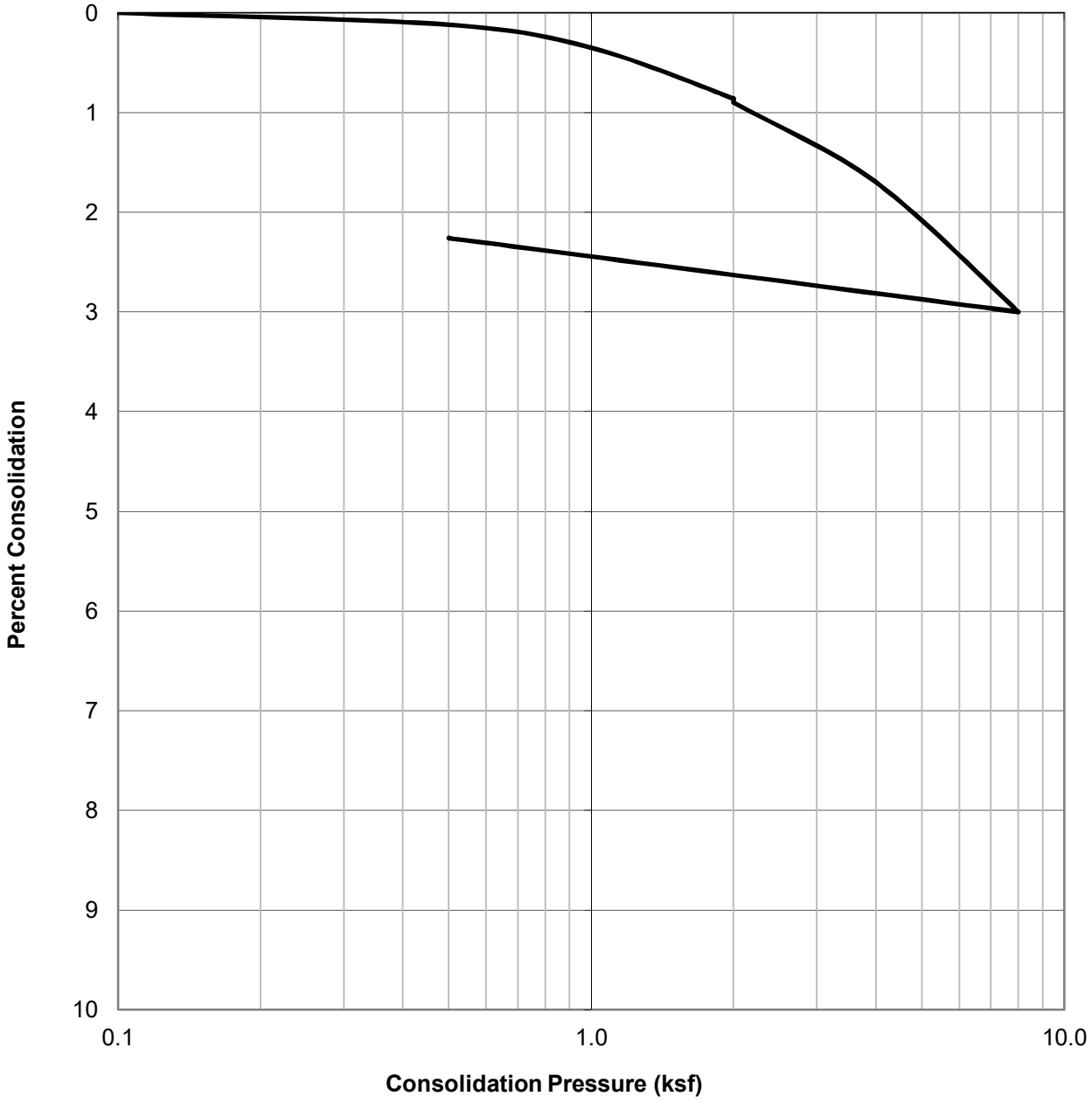
Feb. 2022 Figure B25

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B5@60	Olive Brown Sand (SP)	102.8	9.7	21.9

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

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Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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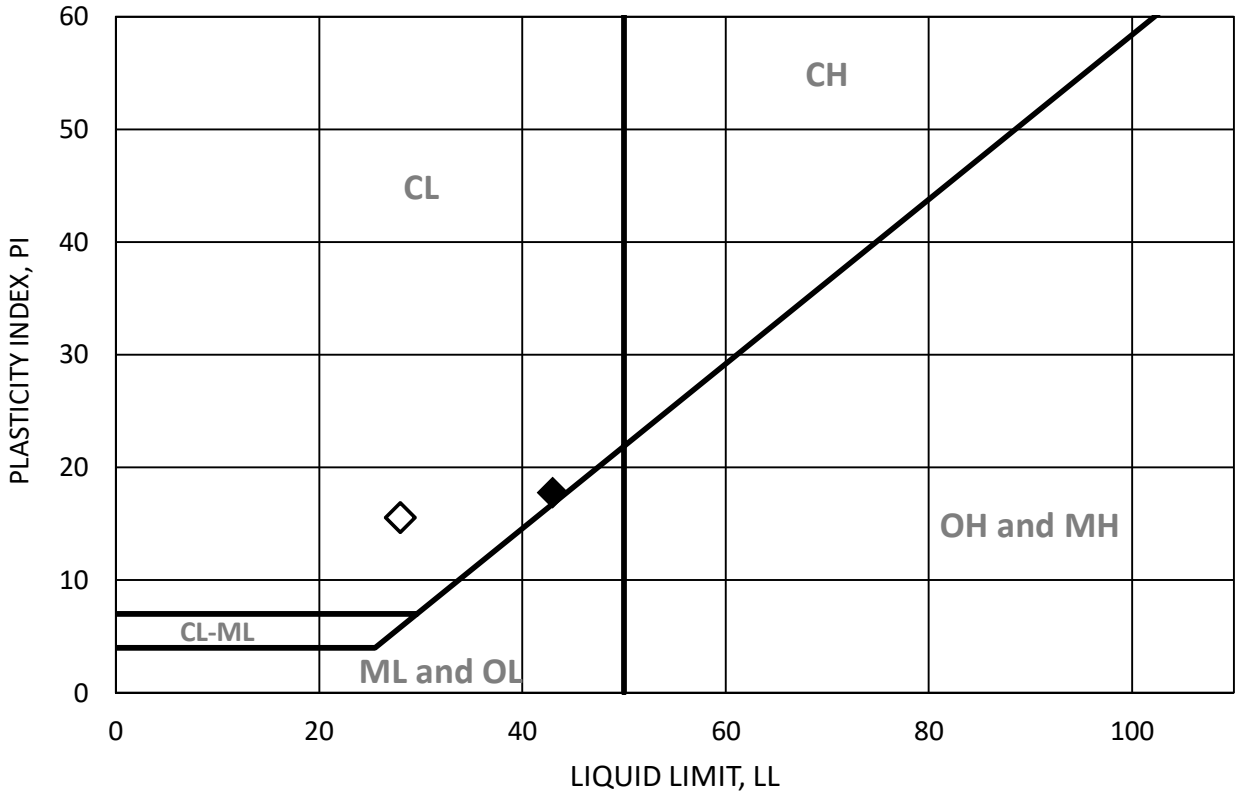
Feb. 2022 Figure B26



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B1	5	N/P	N/P	N/P	--	N/P
◆	B1	10	43	25	18	--	CL
▲	B1	15	N/P	N/P	N/P	--	N/P
●	B1	20	N/P	N/P	N/P	--	N/P
□	B1	25	N/P	N/P	N/P	--	N/P
◇	B1	30	28	12	16	--	CL
△	B1	35	N/P	N/P	N/P	--	N/P
○	B1	40	N/P	N/P	N/P	--	N/P

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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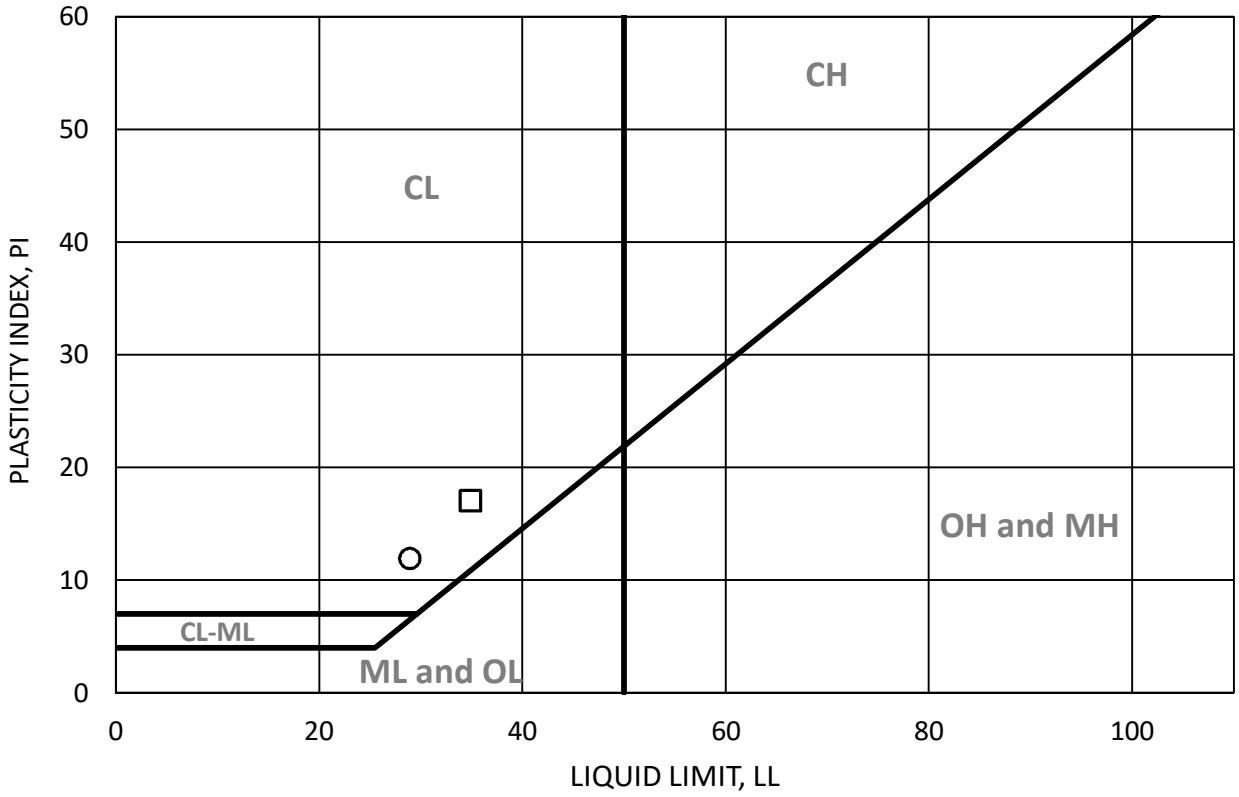
Feb. 2022 Figure B27



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B1	45	N/P	N/P	N/P	--	N/P
◆	B1	50	N/P	N/P	N/P	--	N/P
▲	B2	5	N/P	N/P	N/P	--	N/P
●	B2	10	N/P	N/P	N/P	--	N/P
□	B2	15	35	18	17	--	CL
◇	B2	20	N/P	N/P	N/P	--	N/P
△	B2	25	N/P	N/P	N/P	--	N/P
○	B2	35	29	17	12	--	CL

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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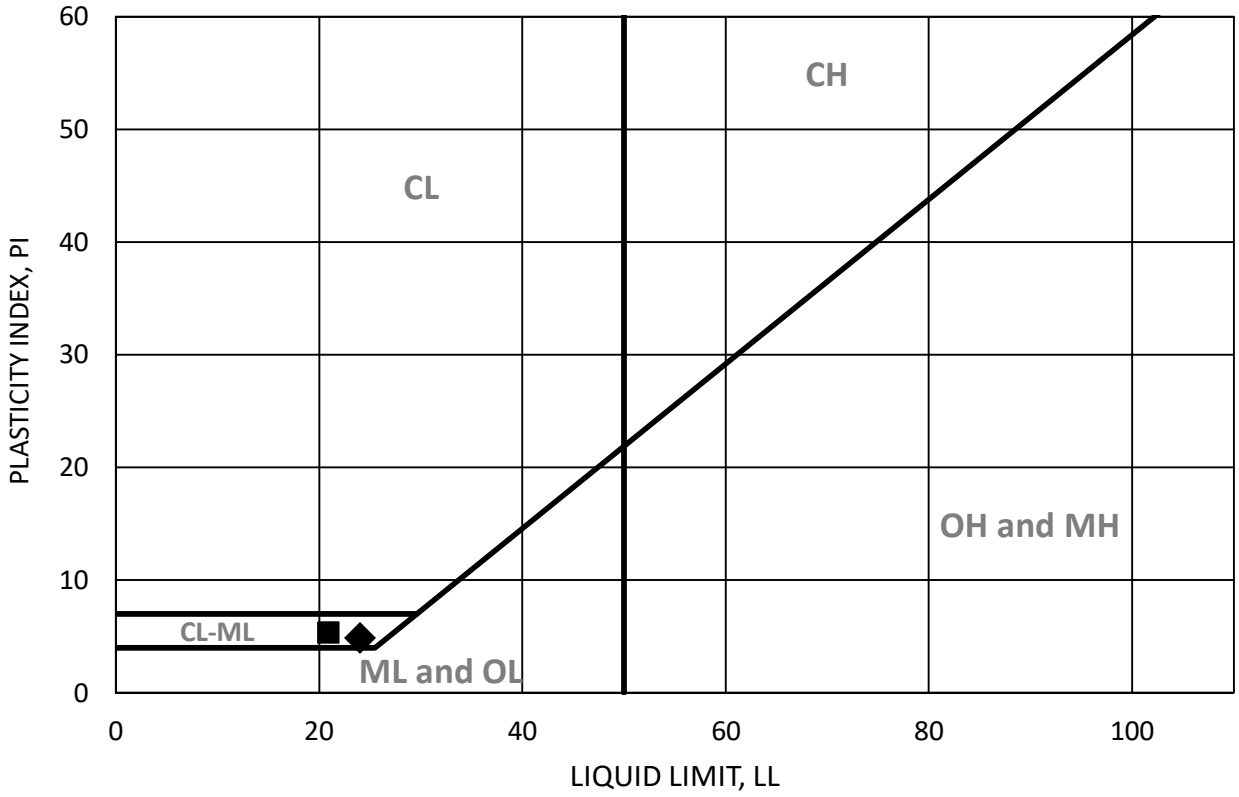
Feb. 2022 Figure B28



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B2	40	21	16	5	--	CL-ML
◆	B2	45	24	19	5	--	CL-ML

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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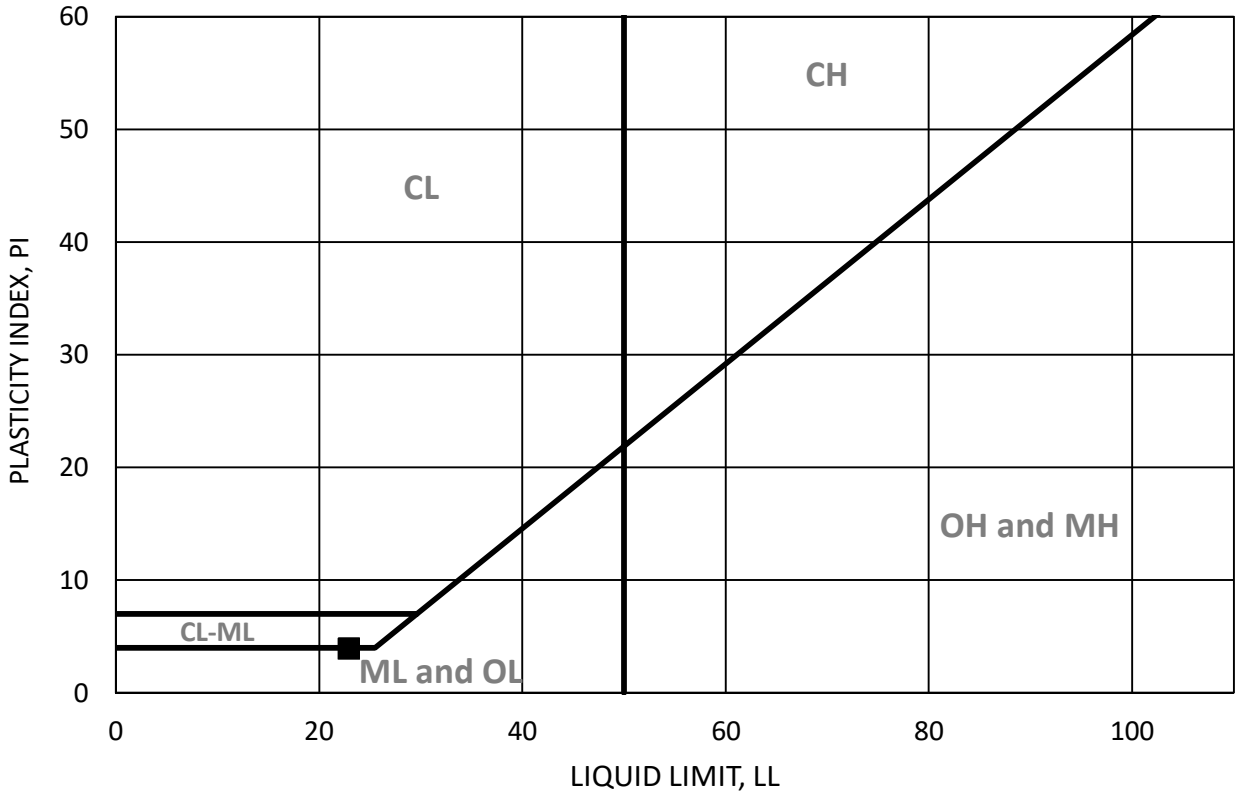
Feb. 2022 Figure B29



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B4	42'	23	19	4	--	ML
◆	B4	67'	N/P	N/P	N/P	--	N/P
▲	B6	42'	N/P	N/P	N/P	--	N/P
●	B6	52'	N/P	N/P	N/P	--	N/P
□	B6	62'	N/P	N/P	N/P	--	N/P
◇	B6	77'	N/P	N/P	N/P	--	N/P
△							
○							

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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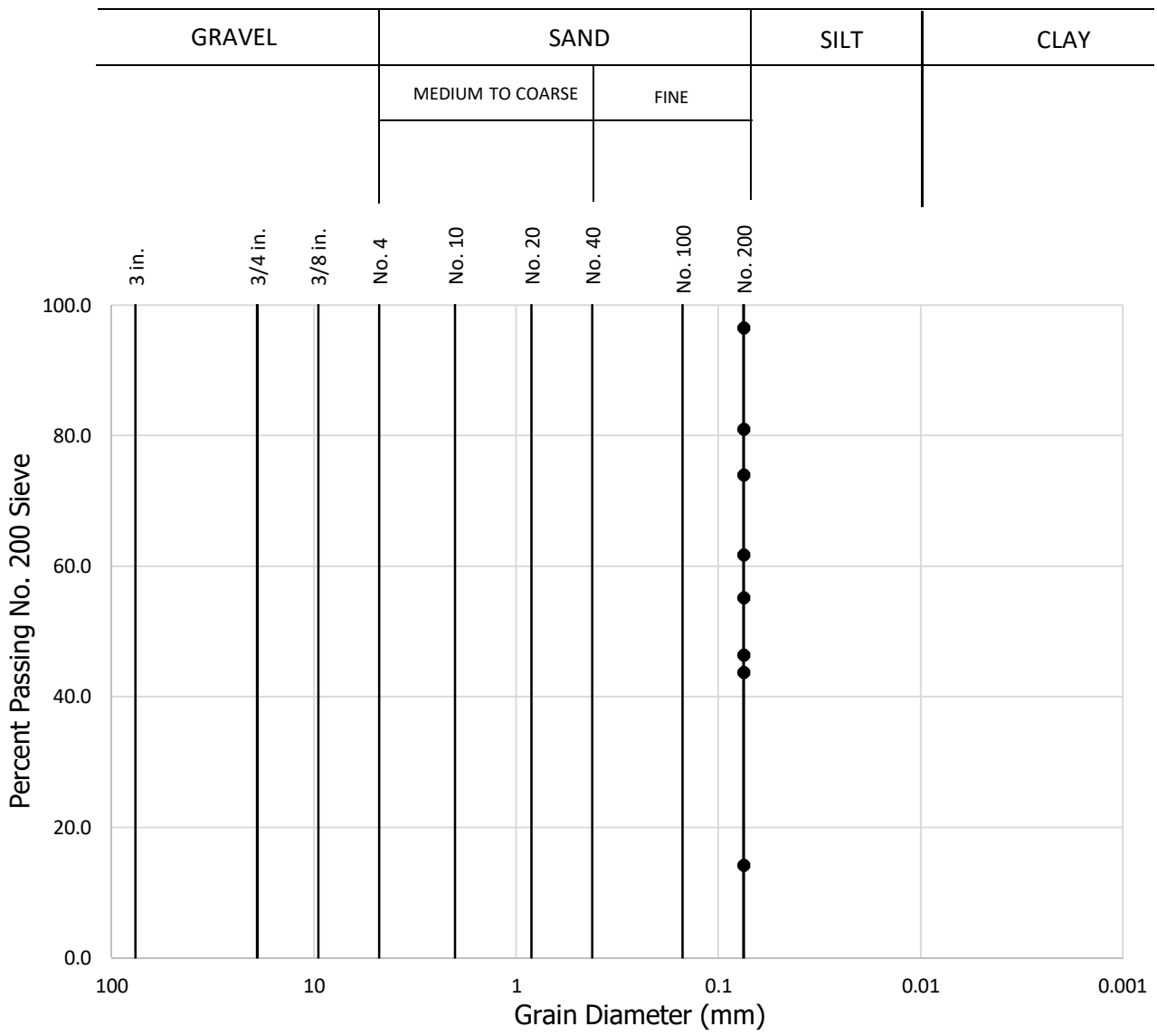
Feb. 2022 Figure B30



Sample No.	Percent Passing No. 200 Sieve
B1 @ 5'	46.4
B1 @ 10'	81.0
B1 @ 15'	74.0
B1 @ 20'	55.1
B1 @ 25'	14.2
B1 @ 30'	96.5
B1 @ 35'	61.7
B1 @ 40'	43.7

GEOCON

GRAIN SIZE ANALYSIS

ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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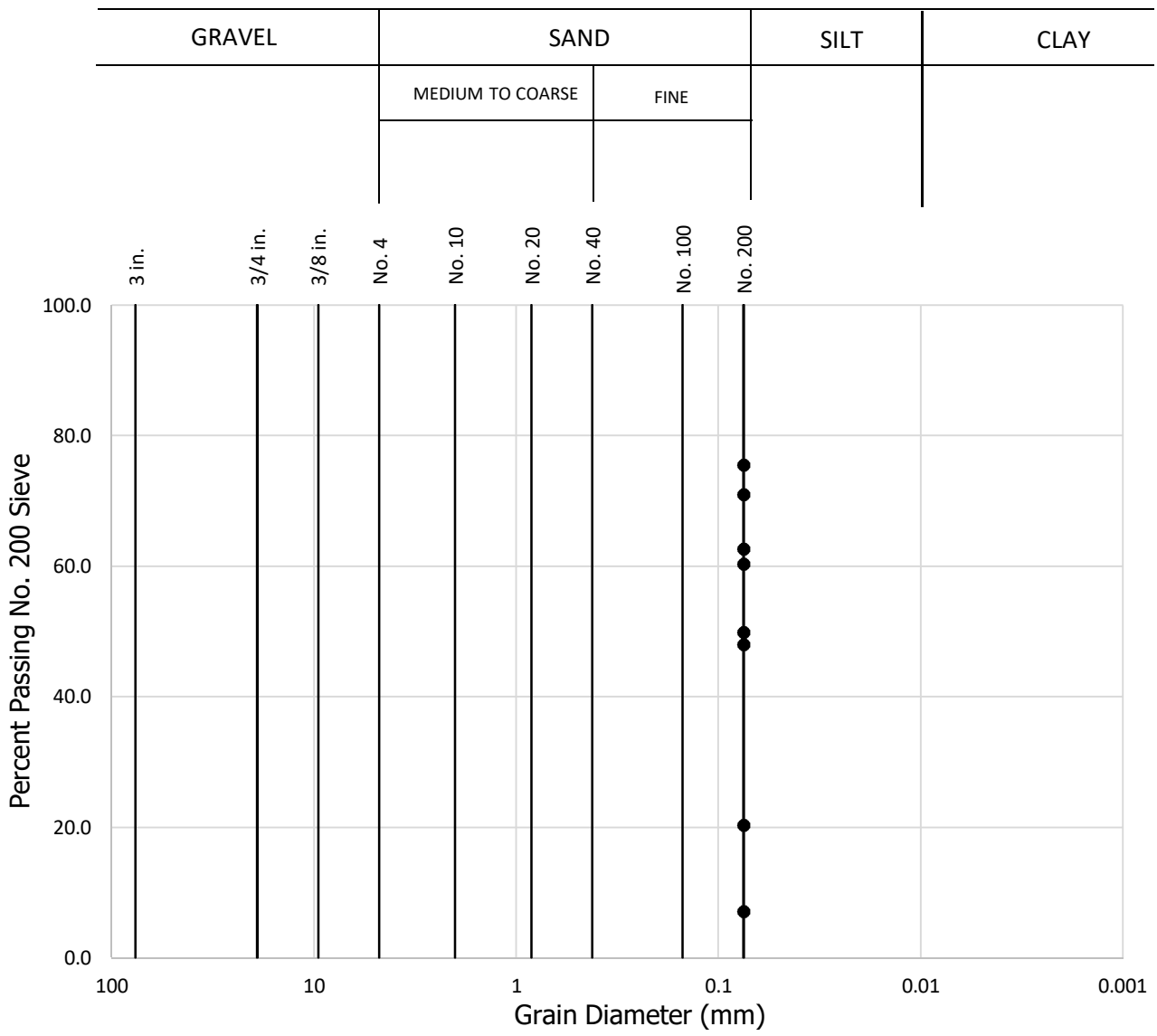
Los Angeles, California

Feb. 2022 Figure B31



Sample No.	Percent Passing No. 200 Sieve
B1 @ 45'	48.0
B1 @ 50'	7.0
B2 @ 5'	62.6
B2 @ 10'	49.9
B2 @ 15'	75.5
B2 @ 20'	60.3
B2 @ 25'	20.3
B2 @ 30'	70.9

GEOCON

GRAIN SIZE ANALYSIS

ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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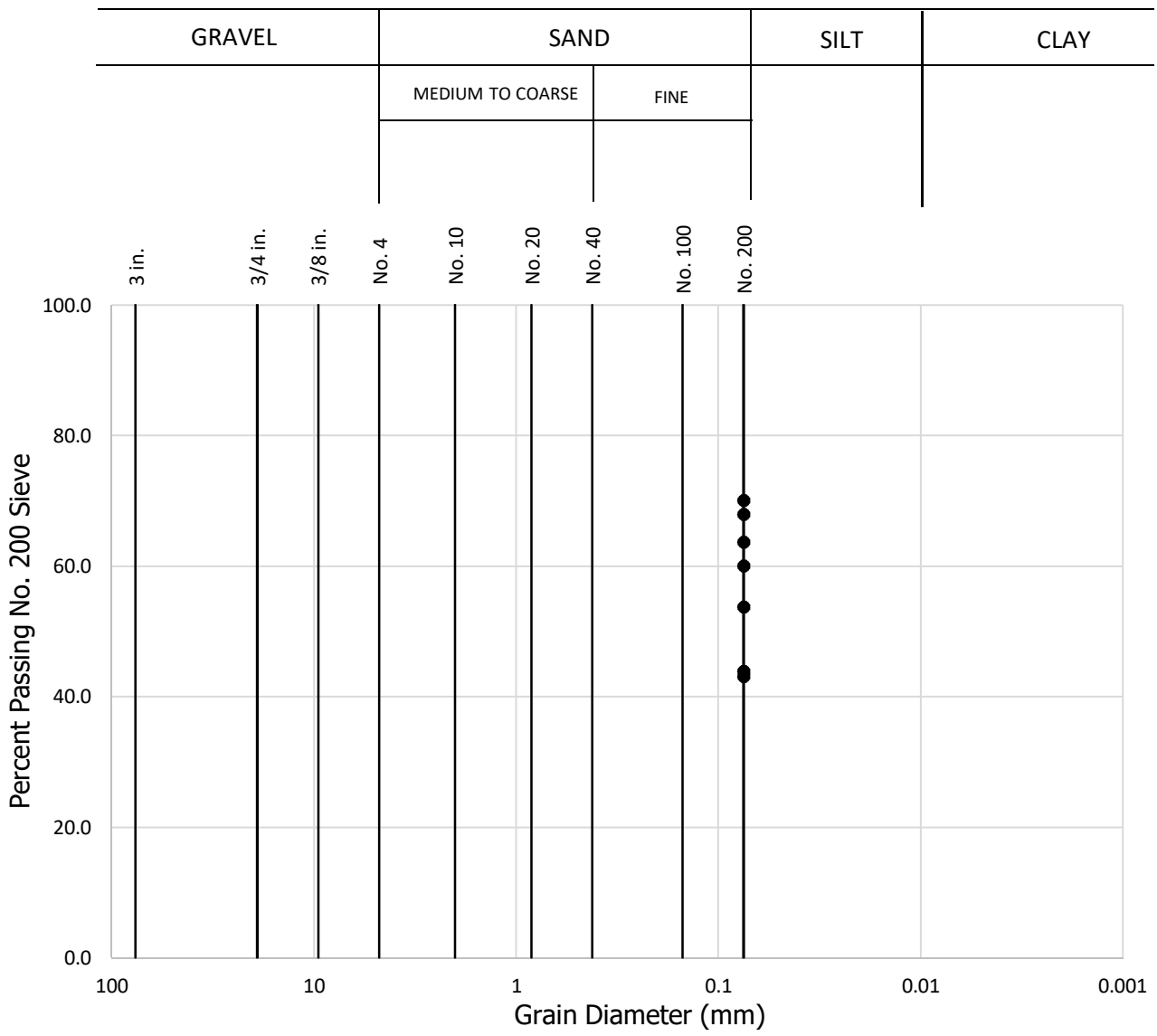
Los Angeles, California

Feb. 2022 Figure B32



Sample No.	Percent Passing No. 200 Sieve
B2 @ 35'	68.0
B2 @ 40'	43.8
B2 @ 45'	63.7
B2 @ 50'	60.0
B2 @ 55'	53.7
B2 @ 60'	70.0
B2 @ 65'	43.1

GEOCON

GRAIN SIZE ANALYSIS

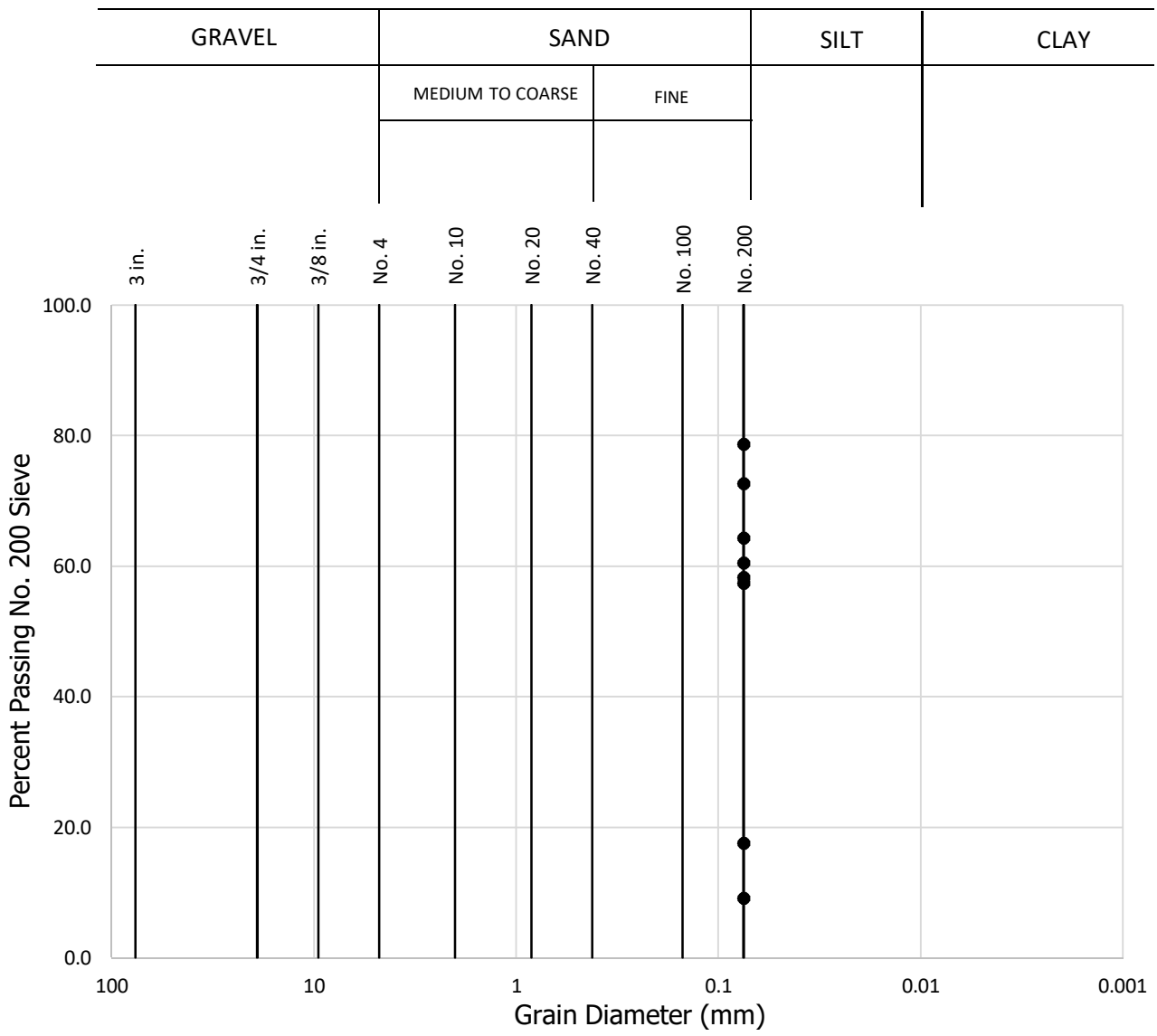
ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B33



Sample No.	Percent Passing No. 200 Sieve
B4 @ 32'	72.6
B4 @ 37'	58.3
B4 @ 42'	57.4
B4 @ 47'	17.5
B4 @ 62'	9.1
B4 @ 67'	64.3
B6 @ 32'	78.6
B6 @ 37'	60.5

GEOCON

GRAIN SIZE ANALYSIS

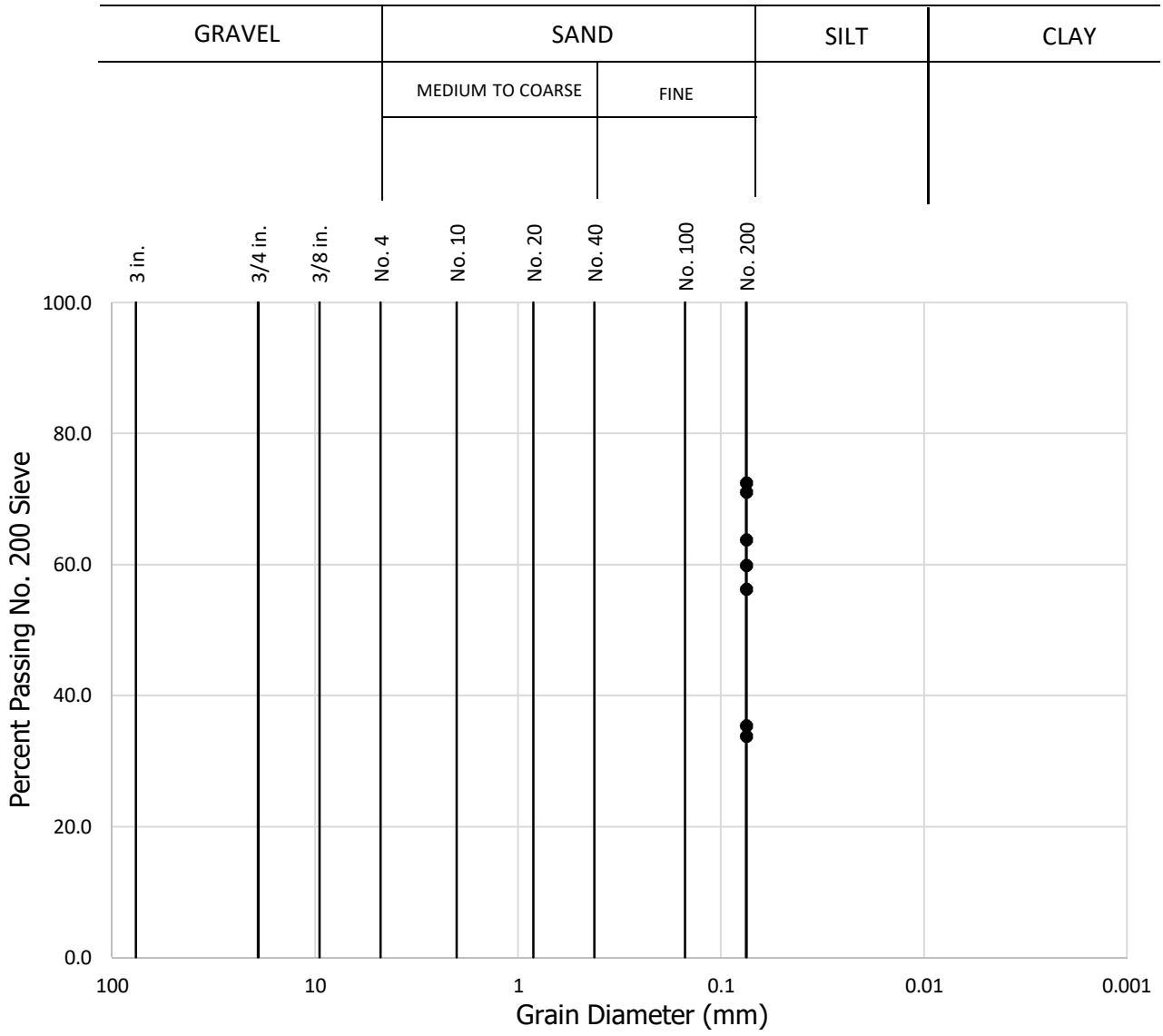
ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B34



Sample No.	Percent Passing No. 200 Sieve
B6 @ 42'	71.0
B6 @ 47'	56.2
B6 @ 52'	59.8
B6 @ 57'	35.3
B6 @ 62'	72.5
B6 @ 67'	33.8
B6 @ 77'	63.7

GEOCON

GRAIN SIZE ANALYSIS

ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B35

B1@0-5'

MOLDED SPECIMEN		BEFORE TEST	AFTER TEST
Specimen Diameter	(in.)	4.0	4.0
Specimen Height	(in.)	1.0	1.0
Wt. Comp. Soil + Mold	(gm)	764.8	797.8
Wt. of Mold	(gm)	368.4	368.4
Specific Gravity	(Assumed)	2.7	2.7
Wet Wt. of Soil + Cont.	(gm)	486.9	797.8
Dry Wt. of Soil + Cont.	(gm)	457.9	358.1
Wt. of Container	(gm)	186.9	368.4
Moisture Content	(%)	10.7	19.9
Wet Density	(pcf)	119.6	129.4
Dry Density	(pcf)	108.0	107.9
Void Ratio		0.6	0.6
Total Porosity		0.4	0.4
Pore Volume	(cc)	74.4	80.5
Degree of Saturation	(%) [S_{meas}]	51.9	88.6

Date	Time	Pressure (psi)	Elapsed Time (min)	Dial Readings (in.)
8/3/2020	10:00	1.0	0	0.235
8/3/2020	10:10	1.0	10	0.235
Add Distilled Water to the Specimen				
8/4/2020	10:00	1.0	1430	0.2645
8/4/2020	11:00	1.0	1490	0.2645

Expansion Index (EI meas) =	29.5
Expansion Index (Report) =	**30**

Expansion Index, EI_{50}	CBC CLASSIFICATION *	UBC CLASSIFICATION **
0-20	Non-Expansive	Very Low
21-50	Expansive	Low
51-90	Expansive	Medium
91-130	Expansive	High
>130	Expansive	Very High

* Reference: 2019 California Building Code, Section 1803.5.3

** Reference: 1997 Uniform Building Code, Table 18-I-B.

GEOCON

EXPANSION INDEX TEST RESULTS

ASTM D-4829

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B36

B2@0-5'

MOLDED SPECIMEN		BEFORE TEST	AFTER TEST
Specimen Diameter	(in.)	4.0	4.0
Specimen Height	(in.)	1.0	1.0
Wt. Comp. Soil + Mold	(gm)	764.6	801.7
Wt. of Mold	(gm)	367.7	367.7
Specific Gravity	(Assumed)	2.7	2.7
Wet Wt. of Soil + Cont.	(gm)	498.4	801.7
Dry Wt. of Soil + Cont.	(gm)	469.7	358.8
Wt. of Container	(gm)	198.4	367.7
Moisture Content	(%)	10.6	20.9
Wet Density	(pcf)	119.7	130.8
Dry Density	(pcf)	108.2	108.1
Void Ratio		0.6	0.6
Total Porosity		0.4	0.4
Pore Volume	(cc)	74.1	80.8
Degree of Saturation	(%) [S_{meas}]	51.7	93.0

Date	Time	Pressure (psi)	Elapsed Time (min)	Dial Readings (in.)
8/3/2020	10:00	1.0	0	0.255
8/3/2020	10:10	1.0	10	0.2545
Add Distilled Water to the Specimen				
8/4/2020	10:00	1.0	1430	0.287
8/4/2020	11:00	1.0	1490	0.287

Expansion Index (EI meas) =	32.5
Expansion Index (Report) =	**33**

Expansion Index, EI_{50}	CBC CLASSIFICATION *	UBC CLASSIFICATION **
0-20	Non-Expansive	Very Low
21-50	Expansive	Low
51-90	Expansive	Medium
91-130	Expansive	High
>130	Expansive	Very High

* Reference: 2019 California Building Code, Section 1803.5.3

** Reference: 1997 Uniform Building Code, Table 18-I-B.

GEOCON

EXPANSION INDEX TEST RESULTS

ASTM D-4829

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

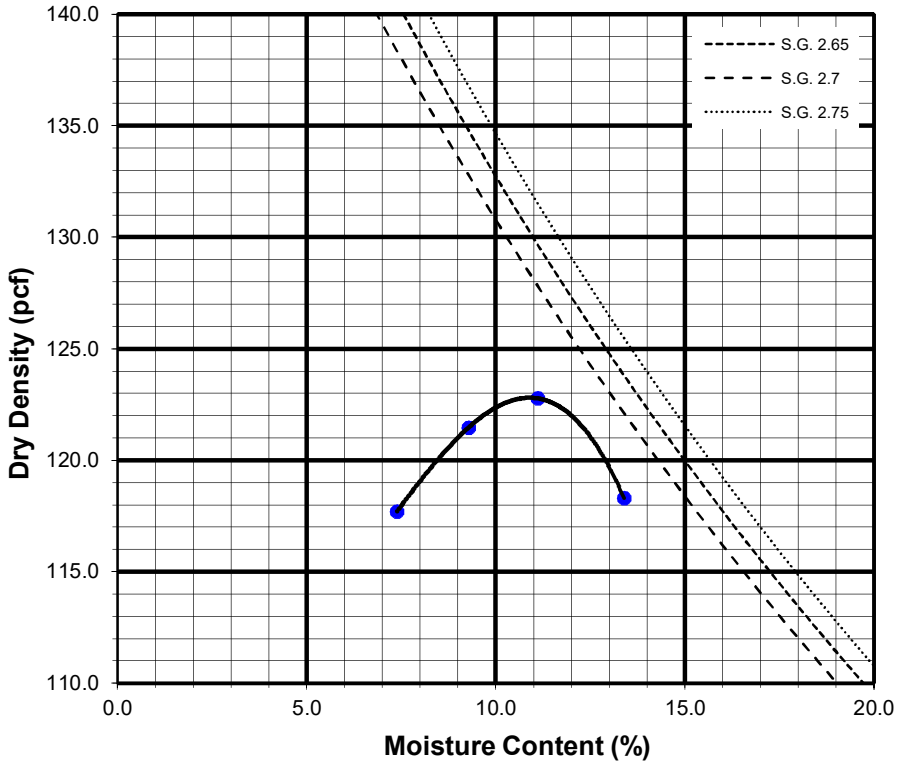
Feb. 2022 Figure B37

Sample No:

B1@0-5'	Brown Sandy Silt (ML)

TEST NO.		1	2	3	4	5	6
Wt. Compacted Soil + Mold	(g)	6049	6145	6201	6166		
Weight of Mold	(g)	4140	4140	4140	4140		
Net Weight of Soil	(g)	1909	2005	2061	2026		
Wet Weight of Soil + Cont.	(g)	623.9	679.4	741.3	669.9		
Dry Weight of Soil + Cont.	(g)	591.2	632.3	680.5	605.7		
Weight of Container	(g)	148.6	124.6	133.5	126.3		
Moisture Content	(%)	7.4	9.3	11.1	13.4		
Wet Density	(pcf)	126.4	132.7	136.4	134.1		
Dry Density	(pcf)	117.7	121.5	122.8	118.3		

Maximum Dry Density (pcf)	**123.0**	**Optimum Moisture Content (%)**	**10.5**



Preparation Method: A

GEOCON

MODIFIED COMPACTION TEST OF SOILS

ASTM D-1557

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

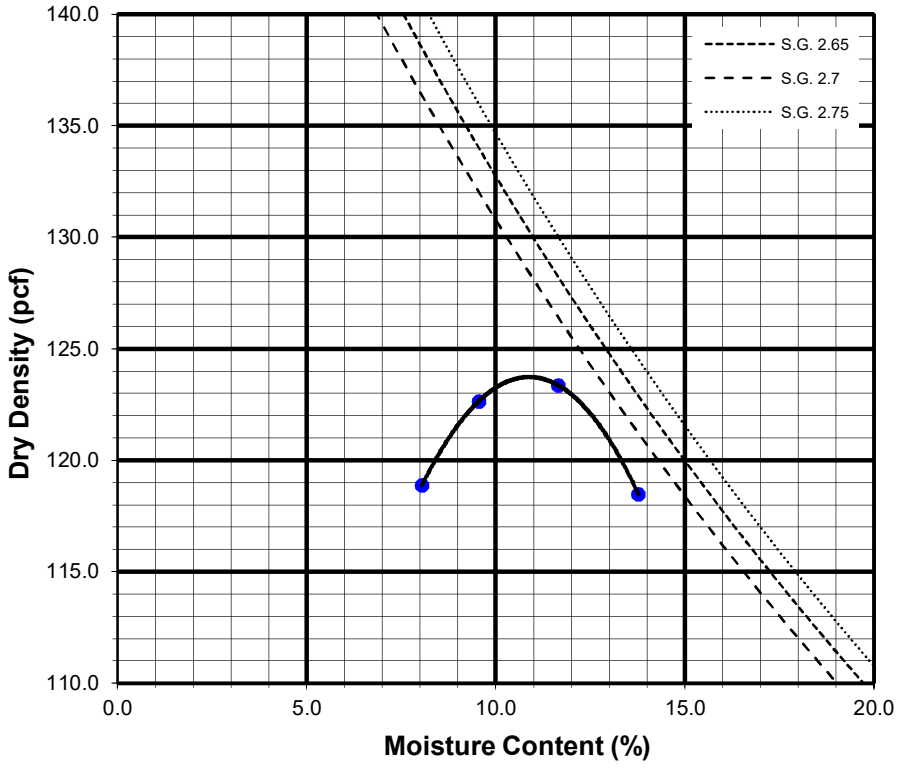
Feb. 2022 Figure B38

Sample No:

B2@0-5'	Brown Sandy Silt (ML)

TEST NO.		1	2	3	4	5	6
Wt. Compacted Soil + Mold	(g)	6080	6169	6221	6176		
Weight of Mold	(g)	4140	4140	4140	4140		
Net Weight of Soil	(g)	1940	2029	2081	2036		
Wet Weight of Soil + Cont.	(g)	610.4	691.3	732.7	723.6		
Dry Weight of Soil + Cont.	(g)	575.0	643.9	671.6	651.1		
Weight of Container	(g)	134.9	147.3	147.4	124.7		
Moisture Content	(%)	8.0	9.5	11.7	13.8		
Wet Density	(pcf)	128.4	134.3	137.7	134.8		
Dry Density	(pcf)	118.9	122.6	123.4	118.5		

Maximum Dry Density (pcf)	**124.0**	**Optimum Moisture Content (%)**	**11.0**



Preparation Method: A

GEOCON

MODIFIED COMPACTION TEST OF SOILS

ASTM D-1557

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B39

SUMMARY OF LABORATORY POTENTIAL
OF HYDROGEN (pH) AND RESISTIVITY TEST RESULTS
CALIFORNIA TEST NO. 643

Sample No.	pH	Resistivity (ohm centimeters)
B1@0-5'	7.8	2000 (Corrosive)
B2@0-5'	7.3	1400 (Corrosive)
B5&B6@30-35'	8.7	2300 (Moderately Corrosive)

SUMMARY OF LABORATORY CHLORIDE CONTENT TEST RESULTS
EPA NO. 325.3

Sample No.	Chloride Ion Content (%)
B1@0-5'	0.009
B2@0-5'	0.010
B5&B6@30-35'	0.008

SUMMARY OF LABORATORY WATER SOLUBLE SULFATE TEST RESULTS
CALIFORNIA TEST NO. 417

Sample No.	Water Soluble Sulfate (% SO_4)	Sulfate Exposure*
B1@0-5'	0.000	S0
B2@0-5'	0.017	S0
B5&B6@30-35'	0.000	S0

GEOCON

CORROSIVITY TEST RESULTS

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Feb. 2022 Figure B40

Appendix G.2

Soils Report Approval Letter

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

JAVIER NUNEZ
PRESIDENT

ELVIN W. MOON
VICE PRESIDENT

JOSELYN GEAGA-ROSENTHAL
LAUREL GILLETTE
GEORGE HOVAGUIMIAN

CITY OF LOS ANGELES
CALIFORNIA

ERIC GARCETTI
MAYOR

DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

OSAMA YOUNAN, P.E.
GENERAL MANAGER
SUPERINTENDENT OF BUILDING

JOHN WEIGHT
EXECUTIVE OFFICER

SOILS REPORT APPROVAL LETTER

October 24, 2022

LOG # 122717-01
SOILS/GEOLOGY FILE - 2
LIQ

Universal Standard Housing, LLC
350 Grand Ave.
Los Angeles, CA 90071

TRACT: TR 24408
LOT(S): 1
LOCATION: 6728 N. Sepulveda Blvd. (aka 6715 N. Columbia Ave.)

CURRENT REFERENCE REPORT/LETTER(S)	REPORT No.	DATE OF DOCUMENT	PREPARED BY
Soils Report	W1207-06-01	09/29/2022	Geocon West, Inc.

PREVIOUS REFERENCE REPORT/LETTER(S)	REPORT No.	DATE OF DOCUMENT	PREPARED BY
Dept. Review Letter	122717	08/17/2022	LADBS
Soils Report	W1207-06-01	07/25/2022	Geocon West, Inc.

The Grading Division of the Department of Building and Safety has reviewed the referenced report that provides recommendations for the proposed 6-story multi-family residential structure over 3 levels of subterranean parking. The earth materials at the subsurface exploration locations consist of up to 5.5 feet of uncertificd fill underlain by native soils. The consultants recommend to support the proposed structure(s) on mat foundations bearing on native undisturbed soils.

Groundwater was not encountered during exploration to a depth of 80 feet below the existing grade and the historically highest groundwater level in the area is approximately 40 feet below the ground surface, according to the consultants.

The site is located in a designated liquefaction hazard zone as shown on the Seismic Hazard Zones map issued by the State of California. The Liquefaction study included as a part of the report/s demonstrates that the site soils are subject to liquefaction. The earthquake induced total and differential settlements are calculated to be 1.87 and 0.9 inches, respectively. To mitigate the earthquake induced settlements it is proposed to usc a mat foundation.

The referenced reports are acceptable, provided the following conditions are complied with during site development:

(Note: Numbers in parenthesis ( ) refer to applicable sections of the 2020 City of LA Building Code. P/BC numbers refer the applicable Information Bulletin. Information Bulletins can be accessed on the internet at LADBS.ORG.)

1. Approval shall be obtained from the Department of Public Works, Bureau of Engineering, Development Services and Permits Program where removal of support and/or retaining of slopes adjoining to a public way is proposed (3307.3.2).

   6262 Van Nuys Blvd. Ste 351, Van Nuys (818) 374-4605

2. Provide a notarized letter from all adjoining property owners allowing temporary tie-back anchors on their property (7006.6).

3. The soils engineer shall review and approve the detailed plans prior to issuance of any permit. This approval shall be by signature on the plans that clearly indicates the soils engineer has reviewed the plans prepared by the design engineer; and, that the plans included the recommendations contained in their reports (7006.1).

4. All recommendations of the report that are in addition to or more restrictive than the conditions contained herein shall be incorporated into the plans.

5. A copy of the subject and appropriate referenced reports and this approval letter shall be attached to the District Office and field set of plans (7006.1). Submit one copy of the above reports to the Building Department Plan Checker prior to issuance of the permit.

6. A grading permit shall be obtained for all structural fill and retaining wall backfill (106.1.2).

7. All man-made fill shall be compacted to a minimum 90 percent of the maximum dry density of the fill material per the latest version of ASTM D 1557. Where cohesionless soil having less than 15 percent finer than 0.005 millimeters is used for fill, it shall be compacted to a minimum of 95 percent relative compaction based on maximum dry density. Placement of gravel in lieu of compacted fill is only allowed if complying with LAMC Section 91.7011.3.

8. Existing uncertified fill shall not be used for support of footings, concrete slabs or new fill (1809.2, 7011.3).

9. Drainage in conformance with the provisions of the Code shall be maintained during and subsequent to construction (7013.12).

10. Grading shall be scheduled for completion prior to the start of the rainy season, or detailed temporary erosion control plans shall be filed in a manner satisfactory to the Grading Division of the Department and the Department of Public Works, Bureau of Engineering, B-Permit Section, for any grading work in excess of 200 cubic yards (7007.1).

    6262 Van Nuys Blvd. Ste 351, Van Nuys (818) 374-4605

11. All loose foundation excavation material shall be removed prior to commencement of framing (7005.3).

12. Controlled Low Strength Material, CLSM (slurry) proposed to be used for backfill shall satisfy the requirements specified in P/BC 2020-121.

13. The applicant is advised that the approval of this report does not waive the requirements for excavations contained in the General Safety Orders of the California Department of Industrial Relations (3301.1).

14. Temporary excavations that remove lateral support to the public way, adjacent property, or adjacent structures shall be supported by shoring, as recommended. Note: Lateral support shall be considered to be removed when the excavation extends below a plane projected downward at an angle of 45 degrees from the bottom of a footing of an existing structure, from the edge of the public way or an adjacent property. (3307.3.1)

15. Where any excavation, not addressed in the approved reports, would remove lateral support (as defined in 3307.3.1) from a public way, adjacent property or structures, a supplemental report shall be submitted to the Grading Division of the Department containing recommendations for shoring, underpinning, and sequence of construction. Shoring recommendations shall include the maximum allowable lateral deflection of shoring system to prevent damage to adjacent structures, properties and/or public ways. Report shall include a plot plan and cross-section(s) showing the construction type, number of stories, and location of adjacent structures, and analysis incorporating all surcharge loads that demonstrate an acceptable factor of safety against failure. (7006.2 & 3307.3.2)

16. Prior to the issuance of any permit that authorizes an excavation where the excavation is to be of a greater depth than are the walls or foundation of any adjoining building or structure and located closer to the property line than the depth of the excavation, the owner of the subject site shall provide the Department with evidence that the adjacent property owner has been given a 30-day written notice of such intent to make an excavation (3307.1).

17. The soils engineer shall review and approve the shoring plans prior to issuance of the permit (3307.3.2).

18. Prior to the issuance of the permits, the soils engineer and the structural designer shall evaluate the surcharge loads used in the report calculations for the design of the retaining walls and shoring. If the surcharge loads used in the calculations do not conform to the actual surcharge loads, the soil engineer shall submit a supplementary report with revised recommendations to the Department for approval.

19. Unsurcharged temporary excavation may be cut vertical up to 5 feet, as recommended.

20. Shoring shall be designed for the lateral earth pressures specified in the section titled "Shoring" starting on page 31 of the 02/25/2022 report; all surcharge loads shall be included into the design.

21. Shoring shall be designed for a maximum lateral deflection of ½ inch where a structure is within a 1:1 plane projected up from the base of the excavation, and for a maximum lateral deflection of 1 inch provided there are no structures within a 1:1 plane projected up from the base of the excavation, as recommended.

22. A shoring monitoring program shall be implemented to the satisfaction of the soils engineer.

23. In the event shoring soldier beams/piles are installed using vibrating/driving equipment in the vicinity of existing structures, the following conditions shall be complied with:

    a. Ground vibrations shall be monitored during pile installation adjacent to the pile driving operation.

    b. Peak particle velocities (PPV) for any single axis shall be limited to ½ inch/second.

    c. Settlement monitoring monuments shall be surveyed as recommended on page 33 of the 02/25/2022 report.

    d. In the event any PPV is measured above the specified threshold (½ inch/second) or any settlement is measured/detected, pile driving shall be stopped and corrective actions shall be submitted to the Department for review before resuming pile driving.

24. In the event predrilling is needed for shoring pile installation:

    a. The diameter of the predrilled holes shall not exceed 75 percent of the depth of the web of the I-beam.

    b. The depth of the predrilled holes shall not exceed the planned excavation depth.

    c. The auger shall be backspun out of the pilot holes, leaving the soils in place.

25. All foundations shall derive entire support from native undisturbed soils, as recommended and approved by the soils engineer by inspection.

26. The building design shall incorporate provisions for total anticipated differential settlements of 1.5 inches, which include 0.5 and 0.9 inches for static and seismic-induced loads, respectively. (1808.2)

27. Slabs placed on approved compacted fill shall be at least 3½ inches thick and shall be reinforced with ½-inch diameter (#4) reinforcing bars spaced a maximum of 16 inches on center each way.

28. Concrete floor slabs placed on expansive soil shall be placed on a 4-inch fill of coarse aggregate or on a moisture barrier membrane. The slabs shall be at least 3½ inches thick and shall be reinforced with ½-inch diameter (#4) reinforcing bars spaced a maximum of 16 inches on center each way.

29. The seismic design shall be based on a Site Class D, as recommended. All other seismic design parameters shall be reviewed by LADBS building plan check. According to ASCE 7-16 Section 11.4.8, the long period coefficient (Fv) may be selected per Table 11.4-2 in ASCE 7-16, provided that the value of the Seismic Response Coefficient (Cs) is determined by Equation 12.8-2 for values of the fundamental period of the building (T) less than or equal to 1.5Ts, and taken as 1.5 times the value computed in accordance with either Equation 12.8-3 for T greater than 1.5Ts and less than or equal to TL or Equation 12.8-4 for T greater than TL. Alternatively, a supplemental report containing a site-specific ground motion hazard analysis in accordance with ASCE 7-16 Section 21.2 shall be submitted for review and approval.

30. Retaining walls shall be designed for the lateral earth pressures specified in the section titled "Retaining Wall Design" starting on page 25 of the 02/25/2022 report. Note: All surcharge loads shall be included into the design.

31. Retaining walls/basement walls higher than 6 feet shall be designed for lateral earth pressure due to earthquake motions as specified on page 28 of the 02/25/2022 report (1803.5.12).

    Note: Lateral earth pressure due to earthquake motions shall be in addition to static lateral earth pressures and other surcharge pressures.

32. Basement walls and other walls in which horizontal movement is restricted at the top shall be designed for at-rest pressures as specified on page 26 of the 02/25/2022 report (1610.1). All surcharge loads shall be included into the design.

33. All retaining walls shall be provided with a standard surface backdrain system and all drainage shall be conducted in a non-erosive device to the street in an acceptable manner (7013.11).

34. With the exception of retaining walls designed for hydrostatic pressure, all retaining walls shall be provided with a subdrain system to prevent possible hydrostatic pressure behind the wall. Prior to issuance of any permit, the retaining wall subdrain system recommended in the soils report shall be incorporated into the foundation plan which shall be reviewed and approved by the soils engineer of record (1805.4).

35. Installation of the subdrain system shall be inspected and approved by the soils engineer of record and the City grading/building inspector (108.9).

36. Basement walls and floors shall be waterproofed/damp-proofed with an LA City approved "Below-grade" waterproofing/damp-proofing material with a research report number (104.2.6).

37. Prefabricated drainage composites (Miradrain, Geotextiles) may be only used in addition to traditionally accepted methods of draining retained earth.

38. Where the ground water table is lowered and maintained at an elevation not less than 6 inches below the bottom of the lowest floor, or where hydrostatic pressures will not occur, the floor and basement walls shall be damp-proofed. Where a hydrostatic pressure condition exists, and the design does not include a ground-water control system, basement walls and floors shall be waterproofed. (1803.5.4, 1805.1.3, 1805.2, 1805.3)

39. The structure shall be connected to the public sewer system per P/BC 2020-027.

40. All roof, pad and deck drainage shall be conducted to the street in an acceptable manner in non-erosive devices or other approved location in a manner that is acceptable to the LADBS and the Department of Public Works (7013.10).

41. An on-site storm water infiltration system at the subject site shall not be implemented, as recommended.

42. All concentrated drainage shall be conducted in an approved device and disposed of in a manner approved by the LADBS (7013.10).

43. The soils engineer shall inspect all excavations to determine that conditions anticipated in the report have been encountered and to provide recommendations for the correction of hazards found during grading (7008, 1705.6 & 1705.8).

44. Prior to pouring concrete, a representative of the consulting soils engineer shall inspect and approve the footing excavations. The representative shall post a notice on the job site for the LADBS Inspector and the Contractor stating that the work inspected meets the conditions of the report. No concrete shall be poured until the LADBS Inspector has also inspected and approved the footing excavations. A written certification to this effect shall be filed with the Grading Division of the Department upon completion of the work. (108.9 & 7008.2)

45. Prior to excavation an initial inspection shall be called with the LADBS Inspector. During the initial inspection, the sequence of construction; shoring; protection fences; and, dust and traffic control will be scheduled (108.9.1).

46. Installation of shoring shall be performed under the inspection and approval of the soils engineer and deputy grading inspector (1705.6, 1705.8).

47. The installation and testing of tie-back anchors shall comply with the recommendations included in the report or the standard sheets titled "Requirement for Tie-back Earth Anchors", whichever is more restrictive. Research Report #23835

48. Prior to the placing of compacted fill, a representative of the soils engineer shall inspect and approve the bottom excavations. The representative shall post a notice on the job site for the LADBS Inspector and the Contractor stating that the soil inspected meets the conditions of the report. No fill shall be placed until the LADBS Inspector has also inspected and approved the bottom excavations. A written certification to this effect shall be included in the final compaction report filed with the Grading Division of the Department. All fill shall be placed under the inspection and approval of the soils engineer. A compaction report together with the approved soil report and Department approval letter shall be submitted to the Grading Division of the Department upon completion of the compaction. In addition, an Engineer's Certificate of Compliance with the legal description as indicated in the grading permit and the permit number shall be included (7011.3).

49. No footing/slab shall be poured until the compaction report is submitted and approved by the Grading Division of the Department.

LEILA ETAAT
Structural Engineering Associate II

LE/le
Log No. 122717-01
213-482-0480

cc: Geocon West, Inc., Project Consultant
VN District Office

CITY OF LOS ANGELES
DEPARTMENT OF BUILDING AND SAFETY
Grading Division

District	Log No. 122717-1

APPLICATION FOR REVIEW OF TECHNICAL REPORTS

INSTRUCTIONS

A. Address all communications to the Grading Division, LADBS, 201 N. Figueroa St., 3rd Fl., Los Angeles, CA 90012 Telephone No. (213)482-0480.
B. Submit two copies (three for subdivisions) of reports, one "pdf" copy of the report on a CD-Rom or flash drive, and one copy of application with items "1" through "10" completed.
C. Check should be made to the City of Los Angeles.

1. LEGAL DESCRIPTION
Tract: TR 24408
Block: _____ Lots: 1
3. OWNER: Universal Standard Housing, LLC
Address: 350 S. Grand Avenue, Suite 3050
City: Los Angeles Zip: 90071
Phone (Daytime): _____

2. PROJECT ADDRESS: 6728 N. Sepulveda Blvd. & 6715 N. Columbus Avenue
4. APPLICANT Geocon West Inc.
Address: 3303 N. San Fernando Blvd.
City: Burbank Zip: 91504
Phone (Daytime): 818-841-8388
E-mail address: berliner@geoconinc.com

5. Report(s) Prepared by: Geocon West, Inc. No. W1207-06-01
6. Report Date(s): February 25, 2022

7. Status of project: ☑ Proposed ☐ Under Construction ☐ Storm Damage
8. Previous site reports? ☐ YES if yes, give date(s) of report(s) and name of company who prepared report(s)
Geocon West, Inc. Project No. W1207-06-01 dated 02/25/2022
9. Previous Department actions? ☑ YES if yes, provide dates and attach a copy to expedite processing.
Dates: Log No. 122717 (08/17/22)
10. Applicant Signature: Kelsey Filban (Kelsey Filban) Position: Admin

(DEPARTMENT USE ONLY)

REVIEW REQUESTED	FEES	REVIEW REQUESTED	FEES
☑ Soils Engineering		No. of Lots	
☐ Geology		No. of Acres	
☐ Combined Soils Engr. & Geol.		☐ Division of Land	
☐ Supplemental		Other	
☐ Combined Supplemental		☒ Expedite	$90.75
☐ Import-Export Route		☒ Response to Correction	$181.50
Cubic Yards:		☐ Expedite ONLY	
		Sub-total	$272.25
		One-Stop Surcharge	$69.91
		TOTAL FEE	$342.16

Fee Due: $342.16
Fee Verified By: GR Date: 10/3/22
(Cashier Use Only)
Receipt # 1435173 GR

ACTION BY:

THE REPORT IS: ☐ NOT APPROVED
☐ APPROVED WITH CONDITIONS ☐ BELOW ☐ ATTACHED

For Geology _____ Date _____

For Soils _____ Date _____

Appendix H

Paleontological Resources Letter

Natural History Museum
of Los Angeles County
900 Exposition Boulevard
Los Angeles, CA 90007

tel 213.763.DINO
www.nhm.org

Research & Collections

e-mail: paleorecords@nhm.org

October 2, 2022

EcoTierra Consulting
Attn: Jennifer Johnson

re: Paleontological resources for the 6728 Sepulveda Boulevard Project

Dear Jennifer:

I have conducted a thorough search of our paleontology collection records for the locality and specimen data for proposed development at the 6728 Sepulveda Boulevard project area as outlined on the portion of the Van Nuys USGS topographic quadrangle map that you sent to me via e-mail on September 22, 2022. We do not have any fossil localities that lie directly within the proposed project area, but we do have fossil localities nearby from the same sedimentary deposits that occur in the proposed project area, either at the surface or at depth.

The following table shows the closest known localities in the collection of the Natural History Museum of Los Angeles County (NHMLA).

Locality Number	Location	Formation	Taxa	Depth
LACM VP 3822	Calvert St, S of Sylvan Park School, Van Nuys	Unnamed lacustrine deposit (Pleistocene)	Bison (*Bison*)	75-100 feet bgs
LACM VP 6208	Burbank Blvd. & Kester Ave. in Van Nuys	Unknown formation (Pleistocene)	Bison (*Bison*)	20 feet bgs
LACM VP 3263	5112 Kester Ave	Unknown (Pleistocene)	Horse family (Equidae)	11-20 feet bgs (sewer excavations)
LACM VP 7152	Lower Van Norman Reservoir	Pleistocene terrace deposit	Mammoth (*Mammuthus*)	Unknown
LACM VP 1146	11670 Wicks St, Sun Valley	Unknown formation (Pleistocene)	Horse (*Equus*)	160-170 feet bgs
LACM VP 6970	Lankershim Blvd & Bloomfield St	Old alluvium (pebble - gravel; sand; silt & clay)	Ground Sloth (*Glossotherium*); Camel (*Camelops*); Bison (*Bison*)	60-80 feet bgs (tunnel for Metrorail Redline)

VP, Vertebrate Paleontology; IP, Invertebrate Paleontology; bgs, below ground surface

This records search covers only the records of the NHMLA. It is not intended as a paleontological assessment of the project area for the purposes of CEQA or NEPA. Potentially fossil-bearing units are present in the project area, either at the surface or in the subsurface. As

such, NHMLA recommends that a full paleontological assessment of the project area be conducted by a paleontologist meeting Bureau of Land Management or Society of Vertebrate Paleontology standards.

Sincerely,

Alyssa Bell, Ph.D.
Natural History Museum of Los Angeles County

enclosure: invoice

Appendix I.1

Phase I ESA

CITADEL EHS
assess resolve strengthen

May 20, 2022

Mila Amparo
UNCOMMON DEVELOPERS
9220 Winnetka Avenue
Los Angeles, California 91311

Re: CITADEL Project No. 0950.1022.0
Phase I Environmental Site Assessment Report
6728 Sepulveda Boulevard
Van Nuys, California 91411

Dear Ms. Amparo:

Enclosed please find Citadel EHS's Phase I Environmental Site Assessment Report for the above-referenced location.

The Phase I Environmental Site Assessment Report was conducted for Uncommon Developers, in accordance with Citadel's Proposal 0950.1022.P, dated May 2, 2022, and a mutually agreed upon scope of work.

If after your review, you have any questions or require additional information, please do not hesitate to telephone me at the Citadel Office in Glendale at (818) 246-2707.

Sincerely,
CITADEL EHS

Mark Drollinger

Digitally signed by Mark Drollinger
DN: O=Citadel EHS, CN=Mark Drollinger, E=mdrollinger@citadelehs.com
Reason: I am approving this document
Location: your signing location here
Date: 2022.05.20 17:24:50-07'00'
Foxit PDF Editor Version: 11.2.0

Mark Drollinger, M.Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

Enclosure

CITADEL EHS
assess resolve strengthen

Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California 91311

Phase I Environmental Site Assessment Report

May 20, 2022

Citadel Project Number 0950.1022.0

6728 Sepulveda Boulevard
Van Nuys, California 91411

www.CitadelEHS.com

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EXECUTIVE SUMMARY

Project Summary

Client Name/User:	Uncommon Developers	**Property Visit Date:**	May 10, 2022
Client Contact:	Mila Amparo	**Construction Date:**	N/A
Phone Number:	(818) 836-2363	**No. Buildings/No. Units:**	None
Email Address:	mila@uncommondevelopers.com	**No. of Stories:**	N/A
Property Name:	None	**Bldg. Square Footage:**	N/A
Property Address:	6728 Sepulveda Boulevard	**Property Acreage:**	2.18 acres
Property City, State, Zip:	Los Angeles, California 91411	**Property Use:**	Vacant
Property Identification:	2235-004-010	**Property History:**	Undeveloped land, orchards, and nursing home
Other Improvements:	Undeveloped land and asphalt-paved surface areas		

SUMMARY OF FINDINGS

Report Section		No Further Action	REC	HREC	CREC	Non-ASTM Scope	Recommended Action
2.2	Site Description	X					
2.3	Adjacent Properties		X				Preparation of Soil Management Plan (SMP) and Human Health Risk Assessment (HHRA)
5.0	Historical Review	X					
5.6	Previous Reports		X				Preparation of SMP and HHRA
6.1	Regulatory Review	X					
6.2	Vapor Encroachment		X				Preparation of SMP and HHRA
4.1	USTs/ASTs	X					
4.1	Chemicals/Hazardous Materials/Raw Materials	X					
4.2	ACMs/ACCMs	X					
4.2	Lead-Based Paint	X					
4.2	PCBs	X					
4.2	Lead in Drinking Water	X					
4.2	Radon	X					
4.2	Methane	X					
4.1	Other	X					

Citadel EHS (Citadel) was contracted by Uncommon Developers (Client) to perform a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

Current Site Conditions

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

Site History

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

Previous Environmental Reports

Citadel reviewed the following environmental reports for the Site:

- Patriot Environmental Laboratory Services, Inc. (Patriot) performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. Patriot's assessment revealed no evidence of recognized environmental conditions (RECs), historical recognized environmental conditions (HRECs), or controlled recognized environmental conditions (CRECs). No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis conditions. No signs or reports of leaking hydraulic fluid was reportedly and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

- Geocon West, Inc. (Geocon) submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet below ground surface (bgs). Groundwater was not encountered during the investigation.

- Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. Soil vapor samples were analyzed for volatile organic compounds (VOCs). Results indicated that the detected concentration of tetrachloroethylene (PCE) in all soil vapor samples exceeded current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied. Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

- Earth Science LLC (Earth Science) conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the dry cleaning operations at the adjacent property north of the Site. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for organochlorine pesticides (OCPs); two soil samples collected from five feet bgs were analyzed for VOCs; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs.

  VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-dichlorodiphenyldichloroethylene (4,4'-DDE), which was detected at a concentration of 0.0058 milligram per kilogram (mg/kg) below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 micrograms per cubic meter (µg/m^3), and above the DTSC residential screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples.

- Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

  PCE was detected in all soil vapor samples with concentrations exceeding the residential environmental screening levels (ESLs) of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected in 10 of the 12 soil vapor samples with concentrations exceeding the residential ESLs of 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels. Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and total petroleum hydrocarbons (TPH) by EPA Method 8015B. None of the detected concentrations were above residential screening levels.

  Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Citadel provided the following recommendations:

  - Preparation of a Human Health Risk Assessment (HHRA) to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.
  - Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

- Citadel performed a Phase I Environmental Site Assessment at the Site in May 2021. At the time of the report, the Site consisted of undeveloped land in the north portion of the

Site and asphalt-paved surface areas in the south portion of the Site. The Site was unoccupied. Citadel identified the former adjoining dry cleaner and former gasoline station as VEC concerns and RECs.

Environmental Databases

The Site was identified on the Facility Index System (FINDS), Enforcement and Compliance History Information (ECHO), Hazardous Waste Tracking System (HWTS) and Resource Conservation and Recovery Act (RCRA) Non-Generator/No Longer Regulated (NONGEN/NLR) databases. FINDS contains facility information and "pointers" to other sources that contain more detail; ECHO provides integrated compliance and enforcement information; HWTS is the Department of Toxic Substances Control's (DTSC) data repository for hazardous waste identification and manifest information; and RCRA NONGEN/NLR is the Environmental Protection Agency's (EPA) comprehensive information system that includes selective information on RCRA facilities that do not generate hazardous waste. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Citadel reviewed information provided by Environmental Data Resources (EDR) regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a leaking underground storage tank (LUST) occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and closed by the Los Angeles Fire Department (LAFD) on September 25, 1996. Based on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.

Three properties were identified as within 0.125-mile and upgradient of the Site on the Historical Gas Station database:

- 6734 Sepulveda Boulevard, approximately 33 feet north of the Site
  - According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 33 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965.
  - This property was also identified on the LAFD's UST and hazardous materials inventory listings with an inactive status. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed.
  - Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a vapor encroachment condition (VEC) concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
- 6759 Sepulveda Boulevard, approximately 225 feet northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed

building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. A grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.

- 6810 Sepulveda Boulevard, approximately 515 feet north-northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

One property was identified as within 0.125-mile and upgradient of the Site on the Historical Dry Cleaners database:

- 6754 Sepulveda Boulevard, approximately 174 feet northwest of the Site (adjoining property north of the Site)
  - According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The rear of the tenant space is located approximately 20 feet north of the Site boundary.
  - Citadel reviewed the South Coast Air Quality Management District's (SCAQMD) FINDS for information regarding the dry cleaning equipment. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site.
  - The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

RECOGNIZED ENVIRONMENTAL CONDITIONS

According to American Society for Testing and Materials (ASTM) Standard of Practice E1527-13, recognized environmental conditions (REC) fall under three specific categories when evaluating a site or properties within the site vicinity. These categories are defined below.

A recognized environmental condition, or REC, means the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. De minimis conditions are not recognized environmental conditions.

A controlled recognized environmental condition, or CREC, is a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

An historical recognized environmental condition, or HREC, is a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

According to ASTM E2600-15, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property (TP) caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Based on a review of historical and present records, and Site reconnaissance, Citadel believes that sufficient information was collected and evaluated for the Site to determine if a REC, HREC, CREC, or a de minimis condition exists. Based on our review, reported release incidents that would represent RECs in connection with the Site or a source of a release that would be likely to contribute to a VEC was identified. Citadel identified the following environmental concerns:

- A former adjoining dry cleaner operated dry cleaning equipment with PCE from 1985 until at least 2014. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.
- A former gasoline station was also located at the adjoining property north of the Site. While USTs associated with the gasoline station are likely to been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

No evidence for designating the Site as a HREC or CREC from reviews of historical documents and present Site conditions was found.

NON-ASTM SCOPE CONSIDERATIONS

The California Bureau of Mines and Geology and California Department of Public Health (CADPH) participated in the United States EPA's State Radon Survey, a Federal survey to measure levels of indoor radon in all states. Based on the results of this survey, CADPH predicted that approximately 0.5% of homes in Region 9 would have radon concentrations over the EPA action level of 4.0 picoCuries per liter (pCi/L).

The Federal EPA Radon Zone for Los Angeles County is Zone 2, which indicates an average indoor concentration greater than or equal to 2.0 pCi/L of air and less than or equal to 4.0 pCi/L. In a survey, 39 tests were performed within the 91405 zip code for the presence of radon. Of

these, none were found to contain radon in excess of 4.0 pCi/L. Site-specific radon values were not available and were not a part of this ASTM Phase I ESA.

A potable well was not observed on-Site and the Site does not lie within a known or potential flood zone or wetlands.

1.0 INTRODUCTION

Citadel EHS (Citadel) was contracted by Uncommon Developers (Client) to perform a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

1.1 PURPOSE

The purpose of the Phase I ESA was to review past and present land use practices and to evaluate the presence, or likely presence, of any hazardous substances or petroleum products that have been discharged into the property's structure, ground, groundwater, or surface water. This qualitative assessment was accomplished by review of current and readily available information regarding past and current land use for indications of the manufacture, generation, use, storage and/or disposal of hazardous substances at the Site. A Site visit was also conducted to observe existing Site conditions. This report provides the results of the Phase I ESA performed.

1.2 INVOLVED PARTIES

The involved party(s) in this study, to the best of our knowledge, is Uncommon Developers.

Citadel understands that this Phase I ESA is being requested in conjunction with due diligence activities by Uncommon Developers. Citadel recognizes that this report is to be used exclusively by Uncommon Developers and its successors, lenders, and assigns. It is a report upon which Uncommon Developers and its successors, lenders, and assigns, can rely.

This assessment and report were prepared on behalf of and for the exclusive use of Uncommon Developers, their lenders and assigns (Client) solely for its use and reliance, subject to the terms and conditions agreed upon between Citadel and the Client.

1.3 SCOPE OF SERVICES

This Phase I ESA was conducted in accordance with the American Society for Testing and Materials (ASTM) Standard of Practice E1527-13 and the standards of care and diligence normally practiced by recognized consulting firms in performing services of a similar nature.

The scope of services for this assessment consisted of the following:

- Performed a Site inspection to verify current Site conditions, and check for visible evidence of previously disposed and/or currently present hazardous waste, surface contamination, underground and above ground storage tanks (USTs/ASTs), suspect polychlorinated biphenyls (PCBs), and other potential environmental hazards.

- Conducted a visual survey of the adjacent properties and the immediate vicinity to determine if any nearby sites posed a significant environmental threat to the Site.

- Reviewed currently and readily available documents, including maps, aerial photographs, governmental databases of known hazardous waste sites and underground tanks, other consultant reports (if any), fire insurance maps, and other accessible records.

- Reviewed results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

- Consulted with appropriate governmental agencies having jurisdiction relative to past history of the property, complaints or incidents in the immediate area, and permits that may have been issued.

- Prepared a Phase I report, inclusive of our findings and recommendations, with applicable illustrations and documentation.

The scope of services outlined above is generally considered sufficient to properly assess the Site based on the data search, reasonably ascertainable documents, and Site inspection.

2.0 GENERAL SITE CHARACTERISTICS

2.1 LOCATION

The rectangular-shaped Site is located approximately 0.46 mile east of the Interstate 405, locally referred to as the San Diego Freeway. The Site is bounded by commercial and retail properties to the north; Columbus Avenue to the east; a nursing home to the south; and Sepulveda Boulevard to the west. The general Site vicinity is occupied by commercial and retail properties, along with nursing homes, an elementary school, and a hospital.

According to the U.S. Geological Survey (USGS) Van Nuys Quadrangle (7.5 Minute Series), dated 2012, the Site is at an elevation of approximately 736 feet above mean sea level (AMSL) and appears to slope to the south-southeast. The Site is located at approximate coordinates of 34° 11' 34.04" North Latitude and 118° 27' 54.23" West Longitude.

A Site Location Map identified as Figure 1 is included in Appendix A.

2.2 SITE DESCRIPTION

According to the County of Los Angeles' Assessor's Parcel Maps, the Site is comprised of one parcel legally identified as Assessor's Parcel Number (APN)2235-004-010. The Site encompasses approximately 2.18 acres of land.

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

A Site Plan is included as Figure 2 in Appendix A. Select photographs of the Site and vicinity is included as Appendix B.

2.3 ADJACENT PROPERTIES

The immediately surrounding properties of the Site consist of the following:

Direction from Site	Address – Tenant/Use
North	Grand Plaza, consisting of the following tenants: ➢ 6734 Sepulveda Boulevard – Wingstop, a restaurant ➢ 6736 Sepulveda Boulevard – Dentistry, a dental office ➢ 6740 Sepulveda Boulevard – Subway, a restaurant ➢ 6742 Sepulveda Boulevard – MetroPCS, a cell phone store ➢ 6748 Sepulveda Boulevard – John's Watch Repair, a watch repair service ➢ 6750 Sepulveda Boulevard – Shears Barber, a hair salon ➢ 6752 Sepulveda Boulevard – Dazzle Hair & Nail Spa, a hair and nail salon ➢ 6754-6756 Sepulveda Boulevard – Van Nuys Coin Laundry ➢ 15232 Vanowen Street – Rose Bakery, a bakery ➢ 15230A Vanowen Street – Dollar King, a retail shop ➢ 15230 Vanowen Street – O'Reilly Auto Parts, an auto retail shop ➢ 15226 Vanowen Street – Oportun, a loan agency ➢ 15224 Vanowen Street – Baskin Robbins, an ice cream shop ➢ 15222 Vanowen Street – Garibay's Flowers, a florist 15220 Vanowen Street – Center for Healthy Living, an adult day health care center 15216 Vanowen Street – Multi-tenant medical building
East	6700 Columbus Avenue – Columbus Avenue Elementary School
South	6700 Sepulveda Boulevard – California Healthcare and Rehabilitation, a skilled nursing home
West	6719 Sepulveda Boulevard – Multi-family residences

2.4 UTILITIES

No electrical or gas service is currently being supplied to the Site

3.0 ENVIRONMENTAL SETTING

3.1 PHYSICAL SITE CHARACTERISTICS

Based upon the North American Datum (NAD) of 1983, the Site is at an elevation of approximately 736 feet AMSL.

The Site is identified on the geologic map of the San Fernando and Van Nuys (north half) quadrangles, Los Angeles County, California (Dibblee and Ehrenspeck, 1991) as being Holocene aged surficial sediments (Qa). The surficial sediments are described as alluvial gravel, sand, and clay of valley areas. The United States Department of Agriculture (USDA) Natural Resources Conservation Service (NRCS) National Cooperative Soil Survey identifies the Site soils as Urban Land-Grommet-Ballona complex. The Urban Land soils are described alluvial fans landform with very high runoff; the Grommet soils are described as well-drained loam with low runoff; and the Ballona soils are described as well-drained loam and clay loam with medium runoff. According to the Limited Phase II Soil Vapor Sampling Services Report, prepared by Citadel and dated March 9, 2021, soil encountered at the Site included silt, clayey silt, and silty clay.

USGS Topographic Map	Van Nuys Quadrangle
Groundwater Basin	San Fernando Valley Groundwater Basin
Nearest Surface Water to Site	Haskell Channel, approximately 0.7 mile southwest of the Site
Gradient Direction (Source)	South-southeast (topographic maps)
Estimated Depth to Groundwater (Source)	Approximately 235 feet below ground surface (bgs), approximately 0.5 mile north of the Site (GeoTracker/Delta Consultants, 2009)
Nearest Wetland to Site (Source)	Haskell Channel, approximately 0.7 mile southwest of the Site (National Wetlands Inventory)

Nearest 100 or 500-year Flood Zone	500-year flood zone, approximately 0.6 mile northwest of the Site (Federal Emergency Management Agency)

4.0 SITE RECONNAISSANCE

Citadel representative Ms. Annie Liu conducted the Phase I ESA reconnaissance on May 10, 2022. Ms. Liu was accompanied by Mr. Idan Perlman, Project Admin for Uncommon Developers. The Site reconnaissance consisted of an inspection of the Site and a perimeter survey of the surrounding properties. Ms. Shirley Lee served as the Project Manager and reviewed this Phase I ESA. Findings from the Site inspection, research and perimeter survey are presented below.

4.1 SITE RECONNAISSANCE FINDINGS

Yes	No	Observation
	X	Aboveground Storage Tanks (ASTs) and Underground Storage Tanks (USTs)
	X	Identified Hazardous Materials
	X	Polychlorinated Biphenyls (PCBs) – Electric or Mechanical Equipment Likely to Contain Fluids
	X	Radioactive Man-Made Materials
	X	Pits, Ponds, and Lagoons
	X	Septic Tanks and Cesspools
	X	Wells, Cisterns, Sumps, and Drains
	X	Wastewater or Grease Interceptors
	X	Interior Stains or Corrosion
	X	Strong, Pungent, or Noxious Odors
	X	Pools of Liquid
	X	Stained Soil or Pavement
	X	Stressed Vegetation
	X	Other

4.2 NON-ASTM SERVICES

ASBESTOS CONTAINING MATERIALS

The EPA issued a final rule under Section 6 of Toxic Substances Control Act (TSCA) banning most asbestos-containing building materials (ACBMs) in 1989. The ban on ACBMs was vacated in 1991 allowing some building materials to continue to contain asbestos. The applicability of the EPA's National Emission Standards for Hazardous Air Pollutants (NESHAP, 40 CFR Chapter 61, Subpart M) apply to the owner or operator of a facility where an inspection for the presence of asbestos-containing materials (ACM), including Category I (asbestos containing packings, gaskets, resilient floor coverings and asphalt roofing products), and Category II (all remaining types of non-friable asbestos containing material not included in Category I that when dry, cannot be crumbled, pulverized or reduced to powder by hand pressure), non-friable ACM must occur prior to the commencement of demolition or renovation activities.

Building materials, coatings, and/or finishes containing asbestos may be present in any structure regardless of the date of construction. In accordance with NESHAPS and local air pollution

control district regulations, all suspect materials, finishes, and coatings that will be impacted by renovation or demolition regardless of the date of construction are required to be surveyed for the presence of asbestos by State-licensed asbestos consultants.

No structures were observed at the Site. A survey for asbestos-containing materials was not requested or conducted as part of this Phase I ESA.

LEAD-BASED/LEAD-CONTAINING PAINTS

Lead-based paint (LBP) is defined as any paint, varnish, stain, or other applied coating that has greater than or equal to one milligram per square centimeter (mg/cm^2) (5,000 microgram per gram (µg/g) or 5,000 parts per million (ppm)) of lead by federal guidelines; state and local definitions may differ from the federal definitions in amounts ranging from 0.5 mg/cm^2 to 2.0 mg/cm^2. In 2009, the US Consumer Product Safety Commission (16 Code of Federal Regulations CFR 1303) banned paint containing more than 0.009% (90 ppm) lead for residential use. Buildings built before 1978 are much more likely to have LBP; however, all commercial structures regardless of the date of construction likely contain lead-based or lead-containing glazings, varnishes, stains, coatings, paints, and primers. Such materials that will be impacted by renovation, repair, or demolition should be tested beforehand and the results disclosed to trades or staff that will be doing such work. All associated waste streams should be accurately characterized for proper disposal requirements.

No structures were observed at the Site. A survey for lead containing materials was not requested or conducted as part of this Phase I ESA.

POLYCHLORINATED BIPHENYLS

Polychlorinated biphenyls (PCBs) were an ingredient added to a variety of building materials during manufacture, most notably, but not limited to, caulking, putty, and glazing, particularly around windows, door frames, and building joints. Building materials containing PCBs were used in many buildings in the 1950s through the 1970s, and potentially before the 1950s. There are significant regulations regarding the removal of these materials during demolition and/or renovation, both from an environmental protection standpoint as well as an occupational health and safety standpoint. In addition, under the Toxic Substances Control Act (TSCA), building materials that contain PCBs at or above 50 ppm are considered an "unauthorized use" of PCBs, and removal can be compelled under TSCA. The presence of PCBs may have the potential to impact a property's future land use. Based on the construction date for the Site building, building materials containing PCBs may have been used in the construction of the Site building.

No structures were observed at the Site. A survey for PCBs is beyond the required scope of ASTM E1527-13 and was not specifically requested or conducted as part of this Phase I ESA.

DRINKING WATER

The Site is supplied with municipal drinking water by the Los Angeles Department of Water and Power. An assessment of lead in drinking water was not requested or conducted as part of this Phase I ESA.

RADON

The California Bureau of Mines and Geology and California Department of Public Health (CADPH) participated in the United States EPA's State Radon Survey, a Federal survey to measure levels of indoor radon in all states. Based on the results of this survey, CADPH predicted that approximately 0.5% of homes in Region 9 would have radon concentrations over the EPA action level of 4.0 picoCuries per liter (pCi/L).

The Federal EPA Radon Zone for Los Angeles County is Zone 2, which indicates an average indoor concentration greater than or equal to 2.0 pCi/L of air and less than or equal to 4.0 pCi/L. In a survey, 39 tests were performed within the 91405 zip code for the presence of radon. Of these, none were found to contain radon in excess of 4.0 pCi/L. Site-specific radon values were not available and were not a part of this ASTM Phase I ESA.

METHANE

In March 2004, Ordinance Number 175790 was adopted into the Los Angeles Municipal Code (Section 91.106.4.1 and Division 71, Chapter IX) to establish citywide methane mitigation requirements, and included updated construction standards to control methane intrusion into buildings. This ordinance established defined geographic areas as Methane Zones and Methane Buffer Zones, which relate to specific assessment and mitigation requirements per area, and set forth a standard of assessment and mitigation in the planning stages of all new construction in these areas.

The Site is not located within the City of Los Angeles Methane or Methane Buffer Zones recognized by the Los Angeles Department of Building and Safety.

5.0 SITE HISTORY

The purpose of the records review is to obtain and review reasonably ascertainable/standard sources that will help identify recognized environmental conditions in connection with the property. Reasonably ascertainable records from standard sources is (1) information that is publicly available, (2) information that is obtainable from its source within reasonable time and cost constraints, and (3) information that is practically reviewable.

Reasonable time and cost means that the information will be provided by the source within 20 calendar days of receiving a written, telephone, or in-person request at no more than a nominal cost intended to cover the source's cost of retrieving and duplicating the information. Information that can only be reviewed by a visit to the source is reasonably ascertainable if the visit is permitted by the source within 20 days of request.

To investigate the history of the Site, Citadel reviewed select historic aerial photographs, building permits, city directories, and Sanborn Fire Insurance Maps provided by Environmental Data Resources Inc. (EDR). In addition, Citadel reviewed client-supplied information, and oil and gas maps, and Citadel interviewed selected individuals regarding historic Site use. Citadel's reviews of these reports and interviews are discussed below.

5.1 HISTORICAL AERIAL PHOTOGRAPHS

Historical aerial photographs of the Site and vicinity were obtained from EDR to ascertain historical land uses and to identify any evidence of hazardous material generation or storage.

Below are brief descriptions of observations made from the aerial photographs of the Site and vicinity.

Dates(s)	Site Description	Surrounding Area Descriptions
1923, 1938	The Site appears developed as an orchard	**North:** Small structures, likely a gasoline station and three dwellings, and orchards **East:** Orchard **South:** Orchard **West:** Sepulveda Boulevard, with orchards beyond
1947	Relatively unchanged	**North:** Relatively unchanged **East:** Undeveloped land **South:** Relatively unchanged **West:** Several small structures, likely residences, appear developed
1952	Undeveloped land (no longer developed as orchard)	**North:** No longer appear developed with orchards; the area along Sepulveda Boulevard appears occupied as a surface parking lot **East:** Undeveloped land **South:** Relatively unchanged **West:** Relatively unchanged
1964	Relatively unchanged	**North:** Two of the residences appear to have been replaced with portions of the current commercial structures **East:** Several small structures, likely associated with the current school, appear developed **South:** Relatively unchanged **West:** The previously identified structures appear to have been replaced with a multi-family residence
1967	Relatively unchanged	**North:** The gasoline station and remaining residence appear to have been replaced with the current retail shopping center **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged
1970	Relatively unchanged	**North:** One of the commercial structures north of the Site appear to have expanded to its current configuration **East:** Columbus Avenue appears developed; several new structures appear to have replaced former structures **South:** The current nursing home facility appears developed **West:** Relatively unchanged
1977, 1983	The Site appears developed with a structure occupied as a nursing home facility with surface parking areas	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged
1989, 1995	The east portion of the Site appears developed with a basketball court	**North:** Relatively unchanged **East:** One of the previously identified structure appears to have been replaced with one of the current structures **South:** Relatively unchanged **West:** Relatively unchanged

Dates(s)	Site Description	Surrounding Area Descriptions
2002, 2005, 2009, 2012, 2016	Relatively unchanged	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged

Copies of the Aerial Photographs provided by EDR can be found in Appendix C.

5.2 HISTORIC BUILDING PERMITS

EDR provides a listing of building permits for the Site and adjoining properties, if available. In addition, Citadel reviewed building permits with the City of Los Angeles Building Department. A nursing home was constructed at the Site in 1972 and demolished by April 2021.

A copy of the EDR Building Permit Report is included as Appendix D.

5.3 HISTORICAL FIRE INSURANCE MAPS

Citadel requested that EDR review its collection of Sanborn Fire Insurance Maps for potential coverage of the Site and vicinity. Sanborn Map coverage was not available for the Site.

A copy of the EDR Sanborn Map Report is included as Appendix E.

5.4 CITY PARCEL PROFILE REPORT

Citadel reviewed the on-line parcel profile report from the City of Los Angeles interactive database, NavigateLA. Alias addresses identified for the Site include:

- 6728 North Sepulveda Boulevard
- 6715 North Columbus Avenue

5.5 HISTORICAL CITY DIRECTORIES

City directories were researched by EDR in order to identify previous Site tenants and/or neighboring properties with a potential for hazardous materials generation and/or storage. EDR researched city directory listings from 1920 through 2014 (non-inclusive) and provided their search results to Citadel for review. The following table summarizes information provided by the city directory search.

Dates(s)	Occupant Listed
6728 SEPULVEDA BOULEVARD	
1975, 1980	California Villa and residential listings
1985, 1991, 1994, 1995, 1999, 2004, 2006, 2009, 2014	California Villa Retirement Hotel and residential listings

A copy of the EDR City Directory Abstract is included as Appendix F.

5.6 CLIENT-SUPPLIED ENVIRONMENTAL INFORMATION

Citadel reviewed the *Phase I Environmental Site Assessment of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Patriot Environmental Laboratory Services, Inc., dated August 31, 2020.

> Patriot Environmental Laboratory Services, Inc. (Patriot) performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. According to Patriot, the Site was used for orchards prior to 1928; the Site building was constructed in 1973. Patriot's assessment revealed no evidence of recognized environmental conditions (RECs), historical recognized environmental conditions (HRECs), or controlled recognized environmental conditions (CRECs). No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis conditions. No signs or reports of leaking hydraulic fluid was reported and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

Citadel reviewed the *Geotechnical Investigation, Proposed Multi-Family Residential Development, 6728 North Sepulveda Boulevard, 6715 North Columbus Avenue, Los Angeles, California,* prepared by Geocon West, Inc., dated September 10, 2020.

> Geocon West, Inc. (Geocon) submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet bgs. Groundwater was not encountered during the investigation.

Citadel reviewed the *Limited Subsurface Investigation Report of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Patriot Environmental Laboratory Services, Inc., dated September 17, 2020.

> Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. Soil vapor samples were collected from each boring and analyzed for volatile organic compounds (VOCs) by EPA Method 8260B. Results indicate that tetrachloroethylene (PCE) was detected between 1.3 and 5.3 micrograms per liter (µg/L); no other VOCs were detected in any of the samples.
>
> The detected concentrations were compared to the Regional Screening Levels (RSLs) modified using attenuation factors of 0.03 (EPA) and 0.001 (Department of Toxic Substances Control [DTSC]), with the most stringent screening level as 0.015 µg/L. Results indicated that the detected concentration of PCE in all soil vapor samples exceeded

current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied.

Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

Citadel reviewed the *Limited Phase II Environmental Site Assessment Report, Former California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Earth Science LLC, dated October 19, 2020.

Earth Science LLC (Earth Science) conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the dry cleaning operations at the adjacent property north of the Site. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for organochlorine pesticides (OCPs) by EPA Method 8081; two soil samples collected from five feet bgs were analyzed for VOCs by EPA Method 8260/5035; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs by EPA Method 8260.

VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-dichlorodiphenyldichloroethylene (4,4'-DDE), which was detected at a concentration of 0.0058 milligram per kilogram (mg/kg) below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 micrograms per cubic meter (µg/m^3), above the DTSC residential screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples.

According to Earth Science, the results of the investigation confirmed that the dry cleaning operations at the adjacent property north of the Site was the likely source of PCE-contaminated soil vapor at the Site.

Citadel reviewed the *Limited Phase II Soil Vapor Sampling Services Report, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Citadel EHS, dated March 9, 2021.

Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

PCE was detected in all soil vapor samples with concentrations exceeding the residential environmental screening levels (ESLs) of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected in 10 of the 12 soil vapor samples with concentrations exceeding the residential ESLs of 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels.

Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and total petroleum hydrocarbons (TPH) by EPA Method 8015B. Acetone was detected at a concentration of 23 micrograms per kilogram (µg/kg) in one of the soil samples; the concentration is below the residential screening level of 61,000,000 µg/kg. TPH concentrations were detected between 14 and 32 mg/kg in the three soil samples, below the residential screening level of 12,000 mg/kg.

Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Citadel provided the following recommendations:

- Preparation of a Human Health Risk Assessment (HHRA) to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.
- Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

Citadel reviewed the *Preliminary Report, 6728 South Sepulveda Boulevard (Van Nuys Area), Los Angeles, California 91411*, prepared by Old Republic Title Company, dated April 15, 2021.

Old Republic Title Company prepared a preliminary report for the Site. The title is vested in Judy A. Shea, Trustee of the Shea Revocable Living Trust dated May 30, 1991. A mechanical lien was listed; however, no environmental lien was identified.

Citadel reviewed the *Phase I Environmental Site Assessment, 6728 South Sepulveda Boulevard (Van Nuys Area), Los Angeles, California 91411*, prepared by Citadel EHS, dated May 6, 2021.

Citadel performed a Phase I ESA at the Site in May 2021. Citadel identified the following environmental concerns:

- A former adjoining dry cleaner operated dry cleaning equipment with PCE from 1985 until at least 2014. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.
- A former gasoline station was also located at the adjoining property north of the Site. While USTs associated with the gasoline station are likely to been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

A copy of the reviewed report can be found in Appendix G.

5.7 HISTORICAL TOPOGRAPHIC MAPS

Historical topographic maps were provided by EDR in order to identify natural features and changes in development over a long period of time. The topographic maps provides the user with a regional view of changes to the Site and vicinity that other historical databases such as aerial photographs may not provide. Below are brief descriptions of observations made from the topographic maps of the Site and vicinity.

Dates(s)	Site Description	Surrounding Area Descriptions
1894, 1896, 1898, 1900, 1902	Undeveloped land	**North:** Undeveloped land **East:** Undeveloped land **South:** Undeveloped land **West:** Undeveloped land
1902, 1921	Relatively unchanged	**North:** Relatively unchanged; Vanowen Street and a small structure appear developed further north **East:** Relatively unchanged **South:** Relatively unchanged **West:** Sepulveda Boulevard, with undeveloped land beyond
1924, 1926	Relatively unchanged	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged; a small structure appears developed further south **West:** Relatively unchanged
1953	Shading indicative of urban development	**North:** Shading indicative of urban development **East:** Shading indicative of urban development; the current street system further east appears developed **South:** Shading indicative of urban development **West:** Shading indicative of urban development; the current street system appears developed
1966	Undeveloped land (no longer shaded)	**North:** A portion of the current commercial structure appears developed; a hospital appears developed further northeast **East:** Relatively unchanged **South:** Relatively unchanged **West:** Undeveloped land (no longer shaded)
1972	Relatively unchanged	**North:** The current retail shopping center appears developed; the previously identified structure appears to have expanded to its current configuration **East:** Relatively unchanged **South:** The current nursing home structure appears developed **West:** Relatively unchanged
2012	Structures not depicted on this map	Structures not depicted on this map

Copies of the historical topographic maps provided by EDR are included as Appendix H.

5.8 HISTORIC OIL AND GAS MAPS

Citadel reviewed information available on-line through the California Department of Conservation's website. The Geological Energy Management Division (CalGEM) Online Mapping System (COMS) shows that there are no oil wells within a one-mile radius of the Site.

5.9 INTERVIEWS

Citadel interviewed Mr. Perlman during the Site reconnaissance. Mr. Perlman was aware of the historic recognized environmental concern of a former adjoining dry cleaner. Citadel also submitted a User Questionnaire to Uncommon Developers. The completed User Questionnaire can be found in Appendix I.

5.10 ENVIRONMENTAL LIEN

Citadel was not provided with any title reports or information regarding environmental lien search. A title search was provided in the previous Phase I ESA and is discussed above in Section 5.6. No environmental lien was identified.

5.11 SUMMARY OF SITE HISTORY

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

6.0 REGULATORY AGENCY REVIEW

6.1 DATABASE REVIEW

As part of the Phase I ESA, Citadel utilized EDR of Milford, Connecticut, as an information source for regulatory agency database records.

The following summary of the database information is divided into five columns. The first column identifies the environmental database researched; the second column indicates the distance from the Site that was used for the research; the third column indicates if the Site was identified in the specified database; the fourth column lists the number of listings identified on the database within the specified distance of the Site; and the fifth column indicates if the sites identified are potential environmental concerns to the Site.

Although locations of the orphan sites are frequently unknown, Citadel attempts to evaluate the potential adverse environmental impact that these facilities may have on the Site. This evaluation consists of reviewing street names in an effort to learn whether the street on which the Site is located lies within the search distance of the subject property, a drive-by view of surrounding properties during the Site visit, and evaluating the Site type and information provided by government agencies. The orphan sites included in the following table are those Citadel identified as potentially located within the identified search distance.

Database	Radius	Site Identified	No. of Listings Identified	Potential Environmental Concern to the Site
National Priorities List	1 mile	No	0	
RCRA Corrective Action Treatment/Storage/Disposal (TSD) Facilities (CORRACTS)	1 mile	No	0	
Delisted National Priorities List	1 mile	No	0	
CERCLIS Sites	½ mile	No	0	
CERCLIS No Further Remedial Action Planned (NFRAP) Sites	½ mile	No	0	
RCRA Non-Corrective Action TSD Facilities	½ mile	No	0	
State/Tribal Voluntary Cleanup Sites	½ mile	No	0	
State/Tribal Leaking Registered Storage Tank Sites	½ mile	No	6	No
State/Tribal Brownfield Sites/CERCLIS Equivalent	1 mile	No	3	No
Historic CORTESE List	½ mile	No	2	No
State/Tribal Solid Waste Landfill Sites/Facilities	½ mile	No	0	
Federal/State/Tribal Engineering Controls Registries	½ mile	No	0	
Federal/State/Tribal Institutional Controls Registries	½ mile	No	0	
RCRA Large Quantity Generators	¼ mile	No	1	No
RCRA Small Quantity Generators	¼ mile	No	5	No
RCRA Non Generators	¼ mile	Yes	29	See discussion below
State/Tribal Registered Storage Tank Sites	¼ mile	No	7	See discussion below
HIST UST	¼ mile	No	7	No
CA FID UST	¼ mile	No	5	No
SWEEPS UST	¼ mile	No	5	No
Facility Index System (FINDS)	Site	Yes	1	No, see discussion below
HAZNET	Site	No	0	
Orphan	N/A	No	2	No

A brief discussion of select facilities and their database listings are included following the table. The full report provided by EDR and reviewed by Citadel can be found in Appendix J.

Site Name	Judy Shea
Database(s)	FINDS, ECHO, HWTS, RCRA NONGEN/NLR

Address	6728 Sepulveda Boulevard
Distance/Direction	Target Property
Comments	The Site was identified on the Facility Index System (FINDS), Enforcement and Compliance History Information (ECHO), Hazardous Waste Tracking System (HWTS) and Resource Conservation and Recovery Act (RCRA) Non-Generator/No Longer Regulated (NONGEN/NLR) databases. FINDS contains facility information and "pointers" to other sources that contain more detail; ECHO provides integrated compliance and enforcement information; HWTS is the Department of Toxic Substances Control's (DTSC) data repository for hazardous waste identification and manifest information; and RCRA NONGEN/NLR is the Environmental Protection Agency's (EPA) comprehensive information system that includes selective information on RCRA facilities that do not generate hazardous waste. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Site Name	Grand Plaza, LLC
Database(s)	UST, HAZMAT
Address	6734 Sepulveda Boulevard
Distance/Direction	33 feet west-northwest of the Site
Comments	This property was identified on the Los Angeles Fire Department's (LAFD) UST and hazardous materials inventory listings with an inactive status. No further information was provided. While EDR identifies this property as 33 feet north-northwest of the Site, the listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with the USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a vapor encroachment condition (VEC) concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

Site Name	Sepulveda Cleaner, AFCO Cleaners and Laundry, Alpha Cleaners
Database(s)	DRYCLEANERS, EDR Hist Cleaner, HAZMAT
Address	6754 Sepulveda Boulevard
Distance/Direction	174 feet northwest of the Site
Comments	This property was identified on the Historical Dry Cleaners and the Drycleaners databases with several listings. According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated

	laundry with dry cleaning services. Citadel reviewed the South Coast Air Quality Management District's (SCAQMD) FINDS for information regarding the dry cleaning equipment. The following information was provided: ➢ Alpha Cleaners, Facility ID No. 46039 o An inactive permit, issued in 1985, to operate dry cleaning equipment using PCE. o A notice of violation (NOV) was issued in April 1985; no further information was provided but the case was closed in September 1985. ➢ Sepulveda Cleaners, Facility ID No. 62032 o An inactive permit, issued in 1988, to operate dry cleaning equipment using PCE. ➢ Sepulveda Cleaners, Facility ID No. 111950 o Inactive permits, issued in 1997 and 2007, to operate dry cleaning equipment using PCE. o A notice to comply (NC) was issued in April 2000 to repair vapor leaks marked on filter still and water separator greater than 300 parts per million (ppm); returned to compliance in August 2000. o A NC was issued in May 2003 to repair leak around the sight glass; returned to compliance in July 2003. o A notice of violation (NOV) was issued in August 2004 due to PCE leak at 1,045 ppm (greater than 300 ppm); the case was closed in December 2004. o A NC was issued in October 2007 to provide weekly inspection, annual mileage, PCE purchases, and hazardous water manifest records; and to provide records that all door gaskets had been replaced and condenser had been serviced; returned to compliance in December 2007. o A NC was issued in March 2011 to apply for a new permit to operate PCE dry cleaning machine and to provide records of PCE purchase orders, clothes cleaned for 2009 and 2010, and CARB certification; the facility was reinspected in July 2011 and the status indicated a change in ownership. ➢ Sepulveda Cleaners, Facility ID No. 167080 o Inactive permits, issued in 2011, to operate dry cleaning equipment using PCE. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

Maps showing the location of these facilities and additional information are provided in the Government Records Report in Appendix K.

6.2 VAPOR ENCROACHMENT CONDITION

According to ASTM E2600-15, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or

likely presence of chemicals of concern vapors in the subsurface of the target property (TP) caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Tier 1 screening begins with the default area of concern (AOC) defined by the approximate minimum search distances adjusted as appropriate for local conditions, and then determining if known or suspected contaminated properties with contaminants of concern (COCs) exist within the established AOC. The default AOC is one third of a mile around the TP for COCs and one-tenth of a mile for petroleum hydrocarbon COCs. The AOC is measured from the TP boundary to a contaminated property with known or suspected COC contamination of soil or groundwater or both. The default AOC may be expanded or reduced by the environmental professional (adjusted AOC) using experience and professional judgment, based on factors like groundwater flow direction, subsurface characteristics, surficial features and man-made features.

If groundwater flow direction is known or can be inferred from the Phase I ESA investigation of the TP, the default AOC in the down-gradient direction may be reduced to the area within the critical distance of 100 feet. The AOC in the cross-gradient direction may also be reduced, depending upon the critical distance and the width of the COC-contaminated plume associated with a known or likely COC-contaminated property located in a cross-gradient direction from the TP. The critical distance is the lineal distance in any direction between the nearest edge of the contaminated plume and the nearest TP boundary, and is equal to 100 feet for COCs or 30 feet for dissolved petroleum hydrocarbon COCs.

For a COC-contaminated property identified in Tier 1 located down-gradient from the TP, it is not necessary to have information on migrating groundwater contaminated plume dimensions as the critical distance is measured from the nearest TP boundary to the source of contamination at the off-site down-gradient property. In this case, the AOC may be reduced to the area within the critical distance.

For a contaminated property identified in Tier 1 located crossgradient from the TP, the AOC will be the area within the critical distance plus one half of a reasonable estimation of the contaminated plume width (at the point nearest the closest TP boundary) that might be associated with the nearby known or suspected COC-contaminated property (that is, the COC-contaminated property where the groundwater contamination originated). The environmental professional's judgment and experience can be used to estimate the width of the COC-contaminated plume that might be associated with the nearby known or suspected COC-contaminated property. If it is not possible to estimate the contaminated plume width, then the AOC cannot be reduced in the cross-gradient direction.

Citadel reviewed information provided by EDR regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a leaking underground storage tank (LUST) occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and closed by the LAFD on September 25, 1996. Based

on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.
EDR also provided the following listings on the Historical Gas Station and Dry Cleaners databases as within 0.125-mile and upgradient, 365 feet and cross-gradient, or 100 feet and downgradient of the Site.

Historical Gas Stations	
Site Name	Patterson
Address	15260 Vanowen Place
Distance/Direction	323 feet north of the Site
Comments	According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 323 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site and discussed above in Section 6.1. While the USTs have likely been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
Site Name	Shaman Service Center
Address	6759 Sepulveda Boulevard
Distance/Direction	225 feet northwest of the Site
Comments	According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. A grading permit to backfill a tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.
Site Name	Brett's Incorporated
Address	6810 Sepulveda Boulevard
Distance/Direction	515 feet north-northwest of the Site
Comments	According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

Historical Dry Cleaners	
Site Name	AFCO Cleaners and Laundry Inc.
Address	6754 Sepulveda Boulevard
Distance/Direction	174 feet northwest of the Site
Comments	According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning

Historical Dry Cleaners	
	services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site and discussed above in Section 6.1. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

A copy of the vapor encroachment screen provided by EDR is included as Appendix K.

6.3 REGULATORY AGENCIES

Local and state agencies, such as environmental health departments, fire prevention bureaus, and building and planning departments are contacted to identify any current or previous reports of hazardous materials use, storage, and/or unauthorized releases that may have impacted the Site.

BUILDING DEPARTMENT

Citadel contacted the City of Los Angeles Building Department for information regarding the Site in order to identify historical tenants and property use. Please see Section 5.2 for further discussion.

FIRE DEPARTMENT

The City of Los Angeles Fire Department (LAFD) has recently issued lists of active and inactive ASTs, USTs, and hazardous materials inventories (HMI) as of January 13, 2022. The Site was not identified on these lists.

CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY

The California EPA (CalEPA) Regulated Site Portal combines data of environmentally regulated sites and facilities in California into a single, searchable database. The portal provides an overview of regulated activities across the spectrum of environmental programs for any given location in California. These activities include hazardous materials and waste, state and federal cleanups, impacted ground and surface waters, and toxic materials. Citadel reviewed the Site Portal Profile for the Site address 6728 Sepulveda Boulevard. The Site was not identified in the database.

AIR QUALITY MANAGEMENT DISTRICT

Citadel reviewed information available on-line through the South Coast Air Quality Management District's Facility Information Detail (FIND) database. The Site was not identified on the database.

REGIONAL WATER QUALITY CONTROL BOARD

The GeoTracker Database is the California State Water Resources Control Board's (SWRCB) Internet-accessible database system used by the SWRCB, regional boards, and local agencies to track and archive compliance data from authorized or unauthorized discharges of waste to land, or unauthorized releases of hazardous substances from underground storage

tanks. According to GeoTracker, the former Chevron Station, located at 6810 Sepulveda Boulevard, approximately 380 feet north of the Site, is listed as a LUST Cleanup Site. According to information provided by GeoTracker, a gasoline leak was reported in January 1996. The case was completed and closed by the LAFD on September 25, 1996. Based on the distance and closure status, this property is not a significant environmental concern.

7.0 DATA GAPS

A data gap is a lack of or inability to obtain information despite good faith efforts to gather such information. A data failure is a failure to achieve the historical research objectives even after reviewing the standard historical sources that are reasonably ascertainable and likely to be useful.

The following data gaps have been identified during the course of this investigation:

- Additional governmental agencies that are not included in the Government Records report may maintain information regarding environmental conditions at the Site and nearby facilities.

With regard to these data gaps, Citadel believes that the most significant potential sources for on-site contamination have been identified during the current investigation and the Phase I ESA was performed in compliance with all appropriate inquiry, published in 40 CFR 312.

8.0 FINDINGS

Citadel EHS (Citadel) was contracted by Uncommon Developers (Client) to perform a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

Current Site Conditions

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

Site History

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

Previous Environmental Reports

Citadel reviewed the following environmental reports for the Site:

- Patriot performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. Patriot's assessment revealed no evidence of RECs, HRECs, or CRECs. No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis conditions. No signs or reports of leaking hydraulic fluid was reportedly and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

- Geocon submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet bgs. Groundwater was not encountered during the investigation.

- Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. Soil vapor samples were analyzed for VOCs. Results indicated that the detected concentration of PCE in all soil vapor samples exceeded current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied. Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

- Earth Science conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the dry cleaning operations at the adjacent property north of the Site. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for OCPs; two soil samples collected from five feet bgs were analyzed for VOCs; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs.

  VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-DDE, which was detected at a concentration of 0.0058 mg/kg below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 µg/m^3, and above the DTSC residential screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples.

- Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were

installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

PCE was detected in all soil vapor samples with concentrations exceeding the residential ESLs of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected in 10 of the 12 soil vapor samples with concentrations exceeding the residential ESLs of 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels. Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and TPH by EPA Method 8015B. None of the detected concentrations were above residential screening levels.

Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Citadel provided the following recommendations:

- Preparation of a HHRA to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.
- Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

- Citadel performed a Phase I Environmental Site Assessment at the Site in May 2021. At the time of the report, the Site consisted of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. The Site was unoccupied. Citadel identified the former adjoining dry cleaner and former gasoline station as VEC concerns and RECs.

Environmental Databases

The Site was identified on the FINDS, ECHO, HWTS and RCRA NONGEN/NLR databases. FINDS contains facility information and "pointers" to other sources that contain more detail; ECHO provides integrated compliance and enforcement information; HWTS is the DTSC's data repository for hazardous waste identification and manifest information; and RCRA NONGEN/NLR is the EPA's comprehensive information system that includes selective information on RCRA facilities that do not generate hazardous waste. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Citadel reviewed information provided by EDR regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a LUST occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and

closed by the LAFD on September 25, 1996. Based on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.

Three properties were identified as within 0.125-mile and upgradient of the Site on the Historical Gas Station database:

- 6734 Sepulveda Boulevard, approximately 33 feet north of the Site
  - According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 33 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965.
  - This property was also identified on the LAFD's UST and hazardous materials inventory listings with an inactive status. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed.
  - Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
- 6759 Sepulveda Boulevard, approximately 225 feet northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. A grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.
- 6810 Sepulveda Boulevard, approximately 515 feet north-northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

One property was identified as within 0.125-mile and upgradient of the Site on the Historical Dry Cleaners database:

- 6754 Sepulveda Boulevard, approximately 174 feet northwest of the Site (adjoining property north of the Site)
  - According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The rear of the tenant space is located approximately 20 feet north of the Site boundary.

- Citadel reviewed the SCAQMD FIND for information regarding the dry cleaning equipment. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site.
- The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

9.0 CONCLUSIONS AND RECOMMENDATIONS

According to ASTM Standard of Practice E1527-13, recognized environmental conditions (REC) fall under three specific categories when evaluating a site or properties within the site vicinity. These categories are defined below.

A REC means the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. De minimis conditions are not recognized environmental conditions.

A CREC, is a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

An HREC, is a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

According to ASTM E2600-10, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Based on a review of historical and present records, and Site reconnaissance, Citadel believes that sufficient information was collected and evaluated for the Site to determine if a REC, HREC, CREC, or a de minimis condition exists. Based on our review, reported release incidents that would represent RECs in connection with the Site or a source of a release that would be likely to contribute to a VEC was identified. Citadel identified the following environmental concerns:

- A former adjoining dry cleaner operated dry cleaning equipment with PCE from 1985 until at least 2014. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.
- A former gasoline station was also located at the adjoining property north of the Site. While USTs associated with the gasoline station are likely to been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

No evidence for designating the Site as a HREC or CREC from reviews of historical documents and present Site conditions was found. Based on the previous subsurface investigations, the Site has been impacted by PCE and benzene in the soil vapor. Citadel recommends the preparation of a HHRA to determine whether the VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future tenants and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.

Citadel also recommends the preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

10.0 LIMITATIONS

The information and opinions rendered in this report are exclusively for use by the Client. Citadel will not distribute this report without the Client's written consent, except as may be required by law or court order. The recommendations expressed in this report took into consideration the purpose and scope of this limited assignment. We accept responsibility for the competent performance of our duties in executing the assignment and preparing this report in accordance with the normal standards of our profession but disclaim any responsibility for consequential damages resulting from inaccuracies in information provided by the Client, federal, state, county, or local regulatory agencies.

11.0 DISCLAIMER

The services performed by Citadel Environmental Services, Inc. ("Citadel"), d.b.a. Citadel EHS, in connection with this Report were performed in accordance with generally and currently accepted engineering practices and principles; provided, however, Citadel completed such services as directed by the Client and the recommendations described in this Report are therefore limited in purpose and scope. The procedures and methodologies used by Citadel in its performance of services, and the recommendations contained herein, are not intended to meet the requirements under any specific laws or regulatory guidelines unless expressly set forth in the Proposal.

The recommendations and conclusions set forth in this Report are based on information and data available to Citadel during the course of its performance of the services. Citadel relied on the information and data provided by or on behalf of Client, including, if applicable, historical and present operations, conditions and test data, and Citadel assumed all such information and

data was correct and complete. Citadel shall not be liable for any damages or losses resulting from inaccuracies of, or omissions from, information or data provided by or on behalf of the Client, any interested third-parties, or any federal, state, county, or local governmental authority, or otherwise available in the public domain.

The information contained in this Report and conclusions resulting therefrom are based solely on information available to Citadel at the time of its performance of services, and from observations and perceived conditions and materials existing on the date of Citadel's limited survey of the site, if applicable. Citadel disclaims any inaccuracy in the Report as a result of any part or parcel of property to which Citadel was not provided access, or which was concealed, including, but not limited to, wall cavities/chases, ceiling plenums, below floor finishes, crawlspaces, below grade, beneath existing structures, or behind electrical panels.

The findings and recommendations presented in this Report are based upon observations of present conditions and may not necessarily indicate future conditions. No conclusions should be construed or inferred other than those expressly stated in this Report. EXCEPT FOR ANY WARRANTIES EXPRESSLY SET FORTH IN THE PROPOSAL OR OTHER WRITTEN AGREEMENT BETWEEN CITADEL AND CLIENT, CITADEL MAKES NO WARRANTIES HEREUNDER WITH RESPECT TO ANY INFORMATION CONTAINED IN THIS REPORT, EXPRESS OR IMPLIED, AND CITADEL HEREBY DISCLAIMS ALL OTHER WARRANTIES.

All testing and remediation methods have reliability limitations and no method nor number of sampling locations can guarantee that a hazard will be discovered if contamination or other evidence of the hazard is not encountered within the performance of the services as authorized. Reliability of testing or remediation varies according to the sampling frequency and other service variables that were selected by Client. Citadel shall not be at fault or liable for any such limitations.

The information and opinions rendered in this report are exclusively for use and reliance by the Client. The information contained herein may not be used, disclosed, or copied without written permission of the Client and may not be relied upon without the written permission of Citadel.

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Patriot Environmental Laboratory Services, Inc., Phase I Environmental Site Assessment of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411, August 31, 2020.

Patriot Environmental Laboratory Services, Inc., Limited Subsurface Investigation Report of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411, September 17, 2020.

South Coast Air Quality Management District, on-line FINDs database. (http://www.aqmd.gov/webappl/fim/default.htm).

United States Department of Agriculture, National Resources Conservation Service, Web Soil Survey (http://websoilsurvey.sc.egov.usda.gov/App/WebSoilSurvey.aspx).

United States Fish & Wildlife Service, National Wetlands Inventory. (http://www.fws.gov/wetlands/Data/Mapper.html).

13.0 PROFESSIONAL CERTIFICATION

Citadel has completed a Phase I ESA of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California. The Phase I ESA was performed at the Clients request in accordance with the American Society for Testing and Materials (ASTM) Standard of Practice E1527-2013 and the standards of care and diligence normally practiced by recognized consulting firms in performing services of a similar nature.

The independent conclusions represent our professional judgment based on information and data available to Citadel during the course of this project. Information regarding historical and present operations, conditions and test data provided by the Client or their representative, is assumed to be correct and complete. The conclusions presented by this Phase I ESA are based on information provided to Citadel and from observations and perceived conditions existing on the date of the site reconnaissance.

In expressing the opinions stated in this report, Citadel has exercised the degree of skill and care ordinarily exercised by a reasonable prudent environmental professional. Documentation provided by the Client, Client-designated representatives, interested third-parties, or from the public domain, and referenced in preparation of the Phase I ESA report, have been assimilated with the understanding that Citadel assumes no responsibility or liability for their accuracy.

Report Prepared by:

Annie Liu

Digitally signed by Annie Liu
DN: O=Citadel EHS, CN=Annie Liu, E=aliu@citadelehs.com
Reason: I am the author of this document
Location: your signing location here
Date: 2022.05.20 17:23:00-07'00'
Foxit PDF Editor Version: 11.2.0

Annie Liu
Project Assistant

Report Reviewed by:

Shirley Lee

Digitally signed by Shirley Lee
DN: O=Citadel EHS, CN=Shirley Lee, E=slee@citadelehs.com
Reason: I have reviewed this document
Location: your signing location here
Date: 2022.05.20 17:23:28-07'00'
Foxit PDF Editor Version: 11.2.0

Shirley Lee
Senior Staff Environmental Specialist

I declare that to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined by the final All Appropriate Inquiry (AAI) Rule published in 40 CFR Part 312.10 (November 1, 2013). I have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting described in this Phase I ESA. I have developed and performed the AAI in conformance with the standard and care of this Rule.

Mark Drollinger

Digitally signed by Mark Drollinger
DN: O=Citadel EHS, CN=Mark Drollinger, E=mdrollinger@citadelehs.com
Reason: I am approving this document
Location: your signing location here
Date: 2022.05.20 17:23:54-07'00'
Foxit PDF Editor Version: 11.2.0

Mark Drollinger, M. Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

Citadel Employee Since:
2011

Entered the Industry:
1985

Education
University of Alabama
Tuscaloosa, Alabama
Bachelor of Science,
Applied and Natural Sciences
1995

University of Alabama
Birmingham, Alabama
Masters Degree,
Advanced Safety Engineering and Management
2013

Professional Certifications & Affiliations

Certified Asbestos Consultant (CAC) No. 08-4459

Certified Environmental Manager, Nevada EM-1573

Certified Hazardous Material Manager, No. 14793

Certified Microbial Consultant, No. 0612024

Certified Professional in Erosion and Sediment Control No. 6349

Certified Safety Professional No. 21635

California Department of Public Health (CDPH), Lead Related Construction No. 19805

Engineer-In-Training, No. XEO93314

OSHA 8-Hour Supervisor Hazardous Waste Operations (HAZWOPER)

OSHA 30-Hour Safety for Construction

OSHA 40-Hour Hazardous Waste Operations (HAZWOPER)

Qualified Storm Water Developer, No. 682

Radon Measurement Specialist, No. 11SS027

USACE/NavFac Construction Quality Management for Contractors

Mark Drollinger, MEng, CSP, CHMM, EiT

Director of Environmental Geology & Engineering

EXPERIENCE

With over **35 years** of experience in environmental engineering, compliance, permitting and management projects, Mr. Drollinger has a strong working knowledge of EPA, DTSC, AQMD/APCD, OSHA and DOT regulations; and with local agencies, fire departments and public works. Mr. Drollinger has provided environmental engineering, assessment and compliance, safety management, and engineering construction management services on numerous projects for the US Navy, Veterans Administration, US Department of Agriculture, Cal Trans, EPA and numerous private projects throughout the western United States. In addition, Mr. Drollinger has developed and implemented programs to train managers and staff in storm water and NPDES compliance, soil and groundwater sample collection and data interpretation, Hazcomm, IIPP, and safe-work practices such as identifying and handling hazardous materials, fall protection, confined space, traffic control, LO/TO and ergonomics; and has conducted environmental and permitting audits of facilities including health and safety assessments.

ROLE

As Director of Environmental Geology & Engineering, Mr. Drollinger's primary responsibility includes developing and implementing health and safety protocols; safety training of management, staff and subcontractor personnel; establishing and managing budgets and personnel; negotiating with local, regional, state, and federal agencies; litigation support; and coordinating tasks with multi-discipline project teams.

Mr. Drollinger works closely with, and often develops protocols for conducting assessments related to Environmentally Regulated Materials Management (ERM), Industrial Hygiene (IH), and Occupational Safety and Training (OST) departments.

EDUCATION

Mr. Drollinger has a B.S. in Applied and Natural Sciences from the University of Alabama, and a M.Eng. in Advanced Safety Engineering and Management, University of Alabama, Birmingham.

Mr. Drollinger is also a certifying board member of the American Council of Accredited Certifications (formerly known as the American Indoor Air Quality Council), and is a member of the American Society of Safety Engineers, Board of Certified Safety Professionals, Institute of Hazardous Materials Management, Institute of Industrial Engineers and International Facilities Management Association.

Citadel Employee Since:
2007

Entered the Industry:
2007

Education
University of California, Irvine
Irvine, California
Bachelor of Arts, Environmental Analysis and Design, 2006

Professional Certifications & Affiliations

40-hour HAZWOPER General Site Worker

EMS Safety CRP and First Aid

EPA / AHERA Accredited Asbestos Contractor Supervisor / Building Inspector

University of California, Irvine, Environmental Management Certifcation

Shirley Lee

Environmental Specialist, Environmental Geology and Engineering

EXPERIENCE

Ms. Lee has **12 years** of experience as an Environmental Specialist. Her responsibilities includes performing Phase I and Phase II Environmental Site Assessments, NPDES monitoring and permitting, groundwater monitoring, indoor air quality inspections, hazardous materials inventory, and preparation of health and safety plans and hazardous materials business and contingency plans.

ROLE

As an Environmental Specialist, Ms. Lee provides on-site organization, direction, control, and coordination necessary for the successful implementation, execution, and completion of environmental geology and environmental compliance-related projects awarded to Citadel. She also assists the Director of Environmental Geology and Engineering in the completion of all assigned projects so that the client is satisfied with the finished work product and the working relationship. Her assignments include a combination of field-based activities in a number of varying environments and office-based activities.

EDUCATION

Ms. Lee holds a Bachelor of Arts in Environmental Analysis and Design from the University of California, Irvine; with a minor in Urban and Regional Planning. Ms. Lee also holds a 40-hour HAZWOPER General Site Worker Certification. She has recently received her Environmental Management Certification from the University of California, Irvine.

Annie Liu

Project Assistant, Engineering and Environmental Science

Citadel Employee Since:
2021

Entered the Industry:
2018

Education
University of California, Irvine
Irvine, California
Bachelor of Arts
Environmental Science, 2019

Professional Certifications & Affiliations

40-Hour HAZWOPER General Site Worker

American Red Cross CPR and First Aid

California UST System Operator (Designated) No. 9767704

EXPERIENCE

Ms. Liu has over **three years** of in the environmental consulting services industry. Her responsibilities include performing Phase I and Phase II Environmental Site Assessments, preparing health and safety plans, preparing NPDES reports, conducting Designated UST Operator Visual Inspections, conducting soil and air monitoring, and collecting soil and wastewater samples for various environmental compliance projects.

ROLE

As a Project Assistant for the Engineering and Environmental Sciences Department, Ms. Liu provides direct support to the Project Managers and Principals. She assists with the completion of all assigned proposals and projects so that the client is satisfied with the finished work product and the working relation. Her assignments include a combination of field-based activities in a number of varying environments and office-based activities.

EDUCATION

Ms. Liu graduated with a Bachelor of Arts in Environmental Science from the University of California, Irvine (UCI). Ms. Liu also holds a 40-hour HAZWOPER General Site Worker Certification.

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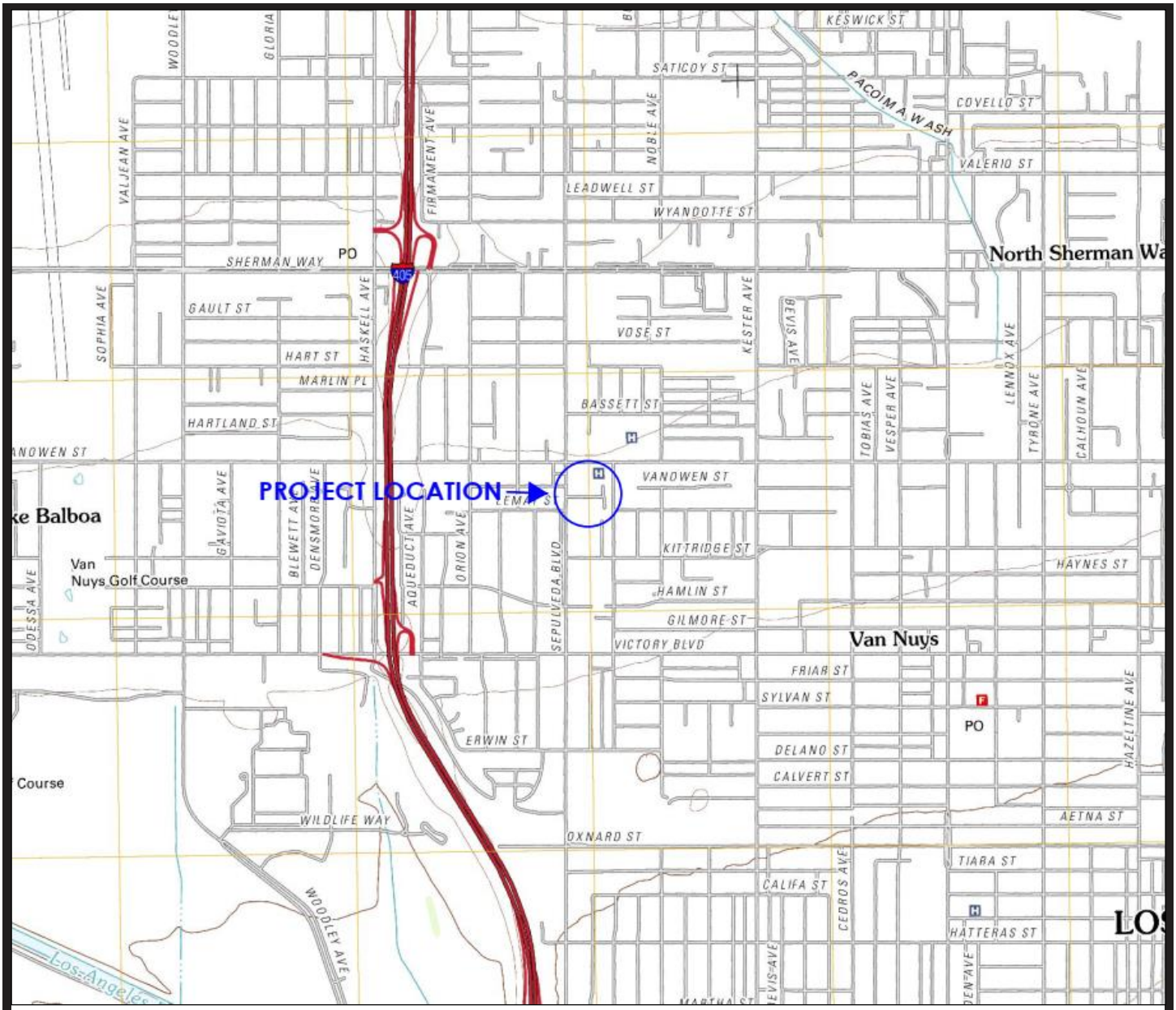
Appendix A
Figures



Source: EDR, Van Nuys Quadrangle, 2012, 7.5 Minute Series

N

Not to Scale

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UNCOMMON DEVELOPERS

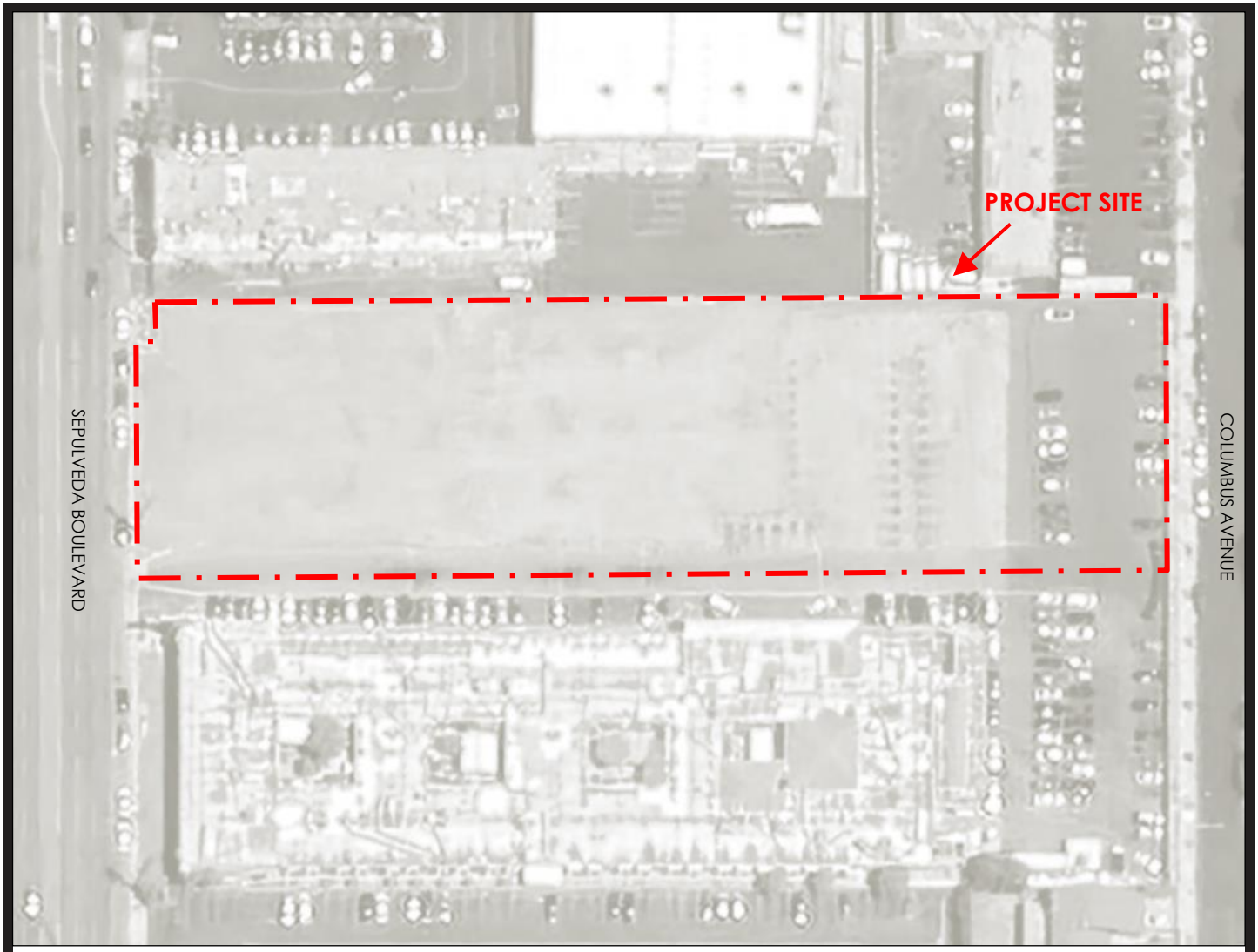
6728 Sepulveda Boulevard
Van Nuys, California

Figure 1

PROJECT NO.: 0950.1022.0

DATE: MAY 2022

Topographic Map



Source: Google Earth (2021)

N

Not to Scale

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UNCOMMON DEVELOPERS

6728 Sepulveda Boulevard
Van Nuys, California

Figure 2

PROJECT NO.: 0950.1022.0

DATE: MAY 2022

Site Map

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Appendix B
Photographs

PHOTO LOG

PHOTO 1: Partial view of the Site, looking west towards Sepulveda Boulevard.

PHOTO 2: Partial view of the northwestern boundary of the Site, looking north.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1022.0

PHOTO LOG

PHOTO 3: Partial view of the Site, looking east.

PHOTO 4: Partial view of the Site, looking west.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1022.0

PHOTO LOG

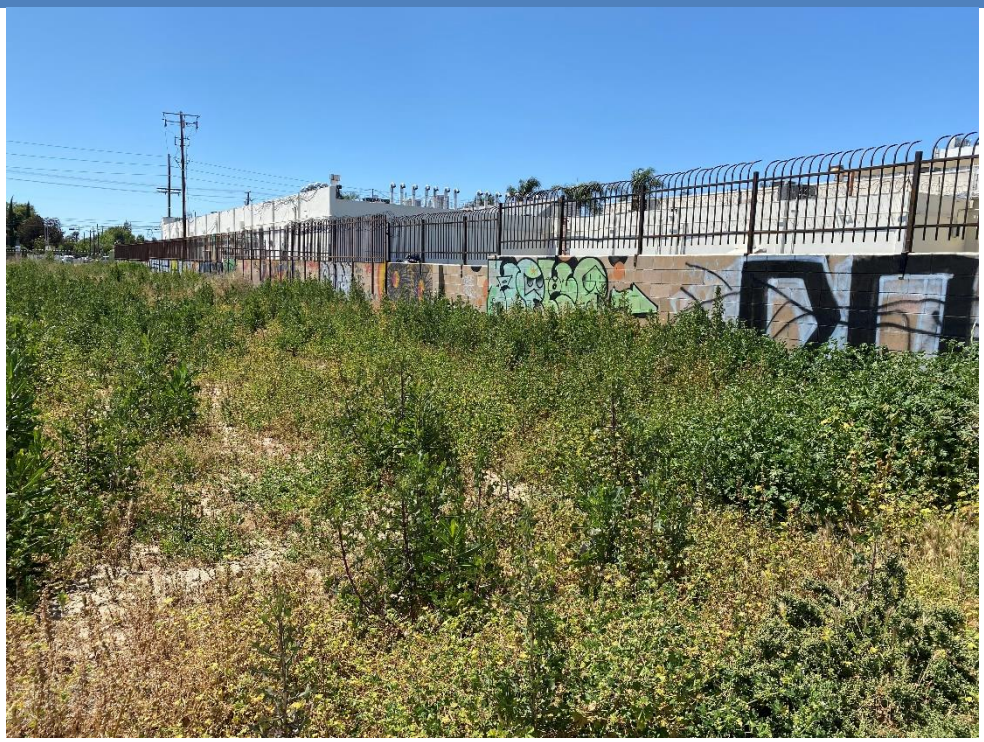

PHOTO 5: Partial view of the Site, looking northwest.

PHOTO 6: Partial view of the Site, looking southwest.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1022.0

PHOTO LOG

PHOTO 7: View of debris at the Site.

PHOTO 8: Partial view of the Site, looking northwest.

PHOTO LOG

PHOTO 9: Partial view of the Site, looking east.

PHOTO 10: Partial view of the Site, looking southwest.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1022.0

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Appendix C
EDR Aerial Photographs

6728 SEPULVEDA BLVD

6728 SEPULVEDA BLVD

VAN NUYS, CA 91405

Inquiry Number: 6460860.8

April 21, 2021

The EDR Aerial Photo Decade Package

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

EDR Aerial Photo Decade Package

04/21/21

Site Name:

6728 SEPULVEDA BLVD
6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
EDR Inquiry # 6460860.8

Client Name:

Citadel Environmental Services
1725 Victory Boulevard
Glendale, CA 91201
Contact: Shirley Lee

Environmental Data Resources, Inc. (EDR) Aerial Photo Decade Package is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's professional researchers provide digitally reproduced historical aerial photographs, and when available, provide one photo per decade.

Search Results:

Year	Scale	Details	Source
2016	1"=500'	Flight Year: 2016	USDA/NAIP
2012	1"=500'	Flight Year: 2012	USDA/NAIP
2009	1"=500'	Flight Year: 2009	USDA/NAIP
2005	1"=500'	Flight Year: 2005	USDA/NAIP
2002	1"=500'	Flight Date: June 05, 2002	USDA
1995	1"=500'	Acquisition Date: January 01, 1995	USGS/DOQQ
1989	1"=500'	Acquisition Date: January 01, 1989	USGS/DOQQ
1983	1"=500'	Flight Date: November 19, 1983	EDR Proprietary Brewster Pacific
1977	1"=500'	Flight Date: April 25, 1977	EDR Proprietary Brewster Pacific
1970	1"=500'	Flight Date: February 02, 1970	EDR Proprietary Brewster Pacific
1967	1"=500'	Flight Date: August 13, 1967	USGS
1964	1"=500'	Flight Date: July 28, 1964	USGS
1952	1"=500'	Flight Date: July 09, 1952	USGS
1947	1"=500'	Flight Date: August 15, 1947	USGS
1938	1"=500'	Flight Date: May 13, 1938	USDA
1928	1"=500'	Flight Date: January 01, 1928	FAIR

When delivered electronically by EDR, the aerial photo images included with this report are for ONE TIME USE ONLY. Further reproduction of these aerial photo images is prohibited without permission from EDR. For more information contact your EDR Account Executive.

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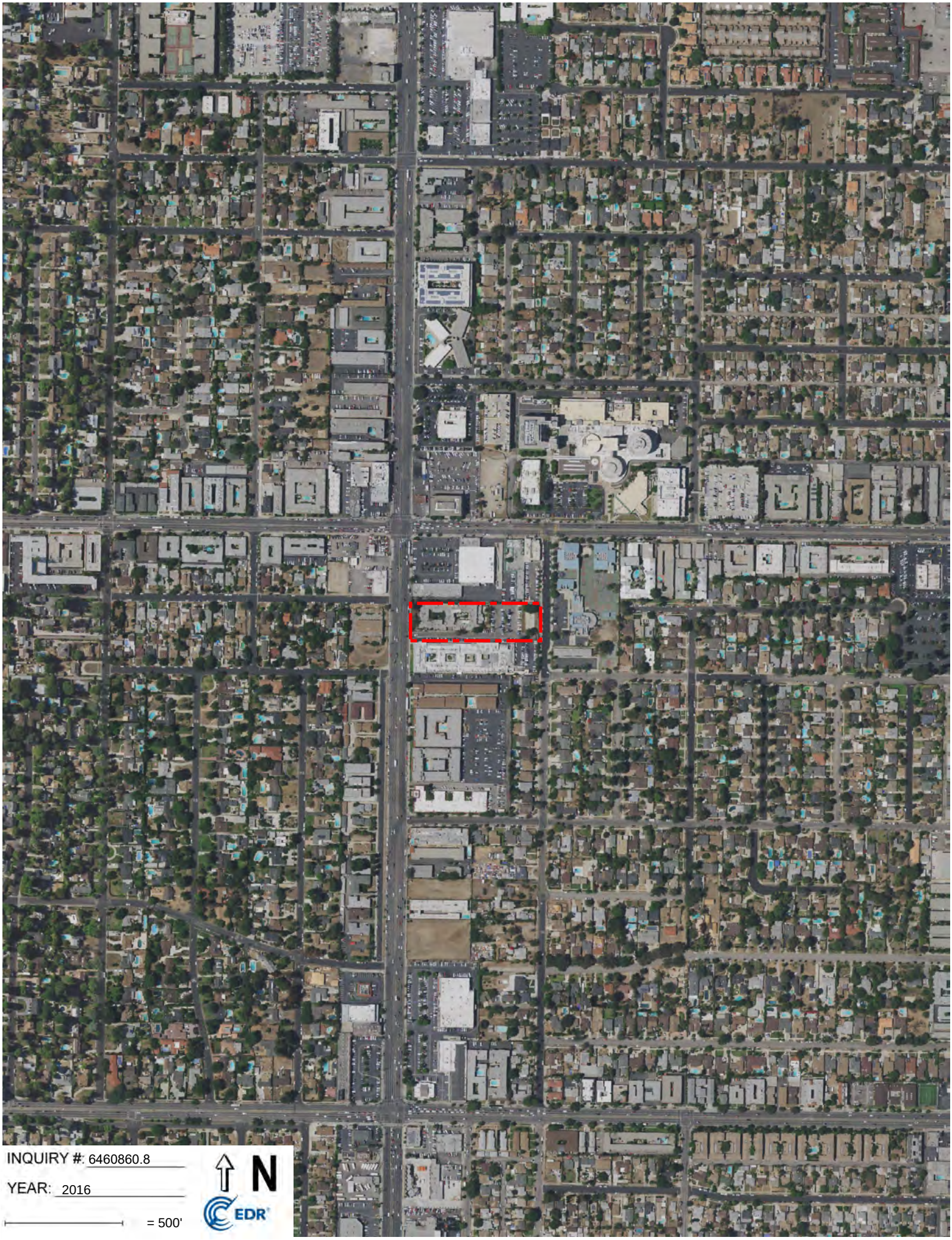
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EDR

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EDR

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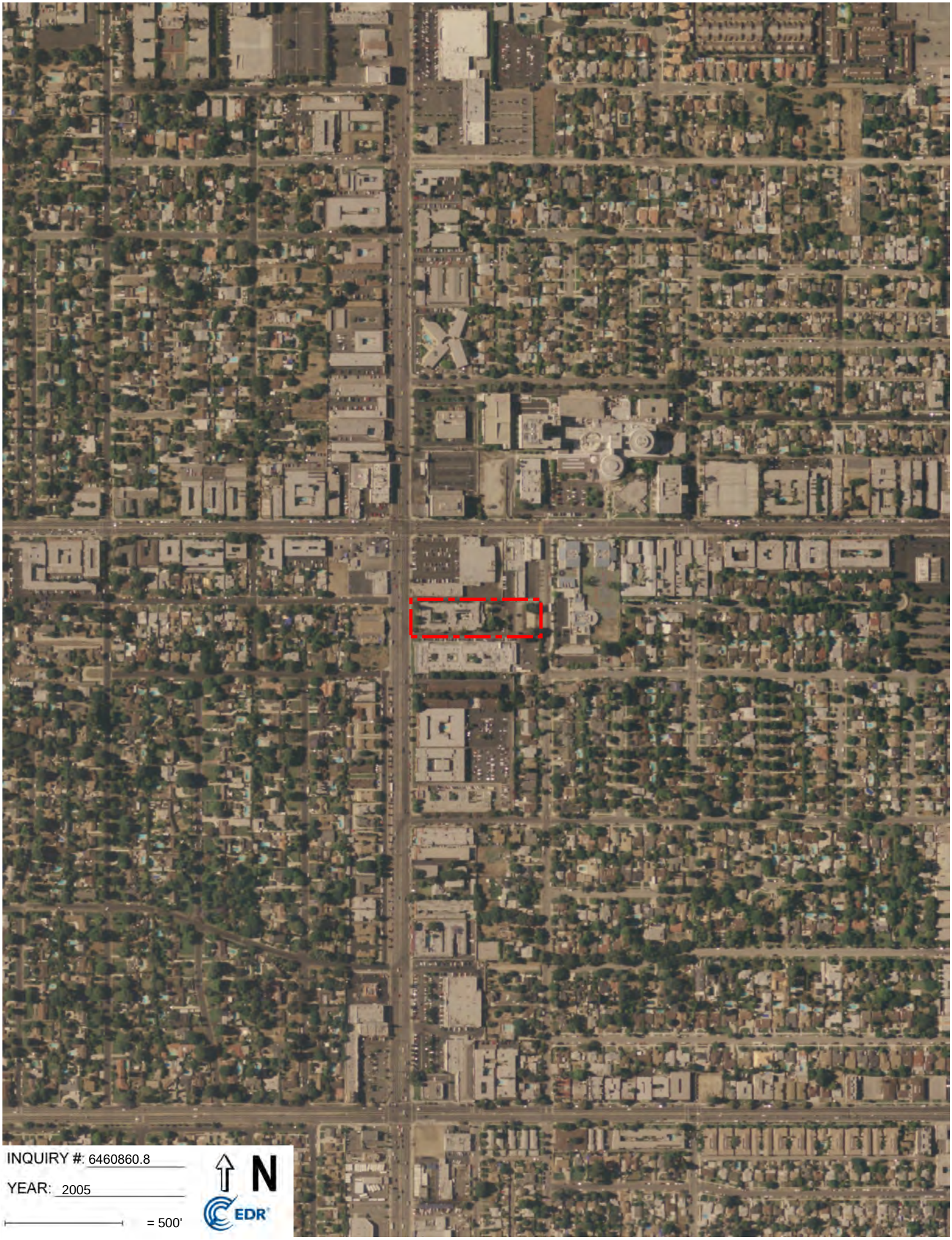
EDR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EDR

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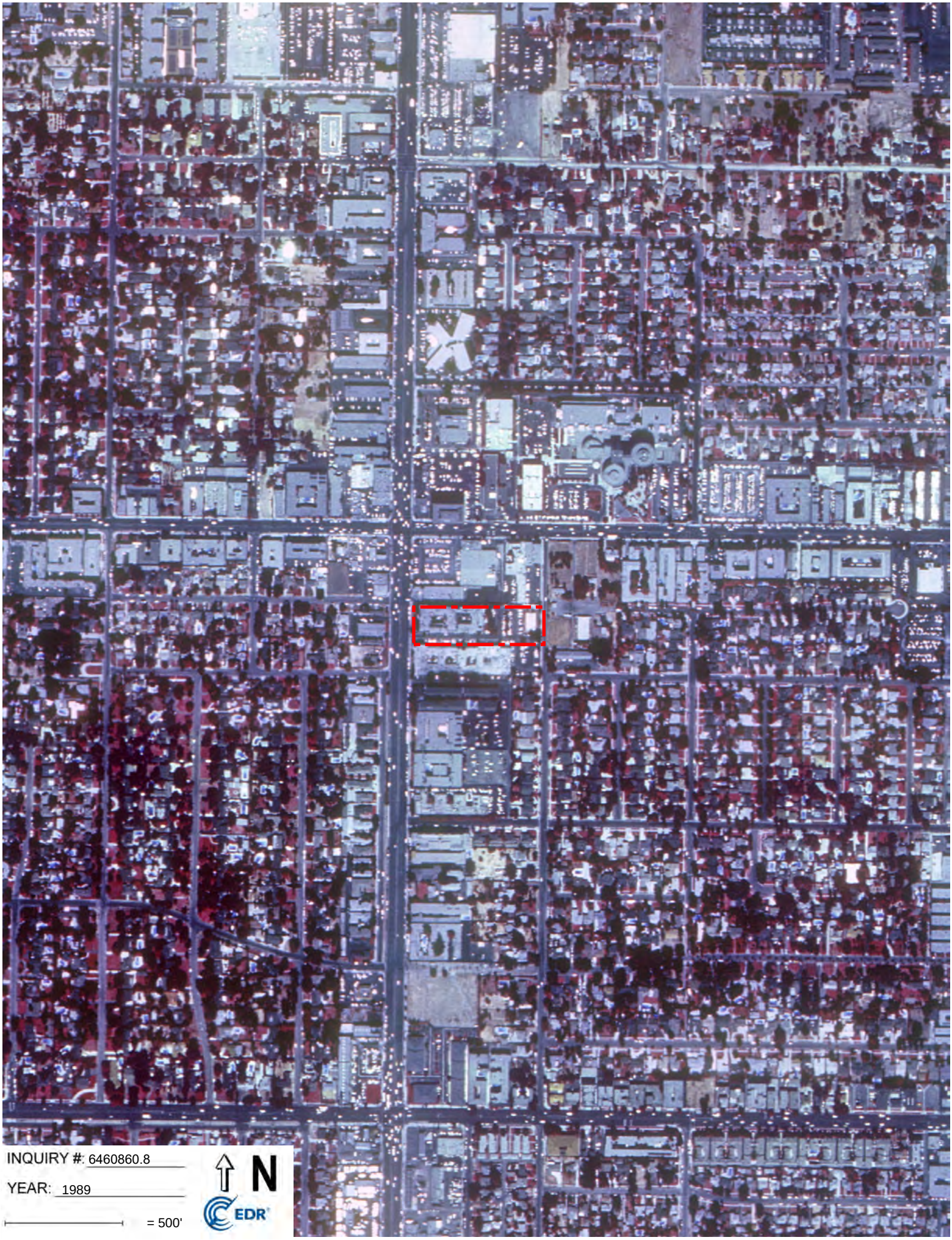
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EDR

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YEAR: 1983
= 500'
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EDR

INQUIRY #: 6460860.8
YEAR: 1977
= 500'
N
EDR

INQUIRY #: 6460860.8
YEAR: 1970
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N
EDR

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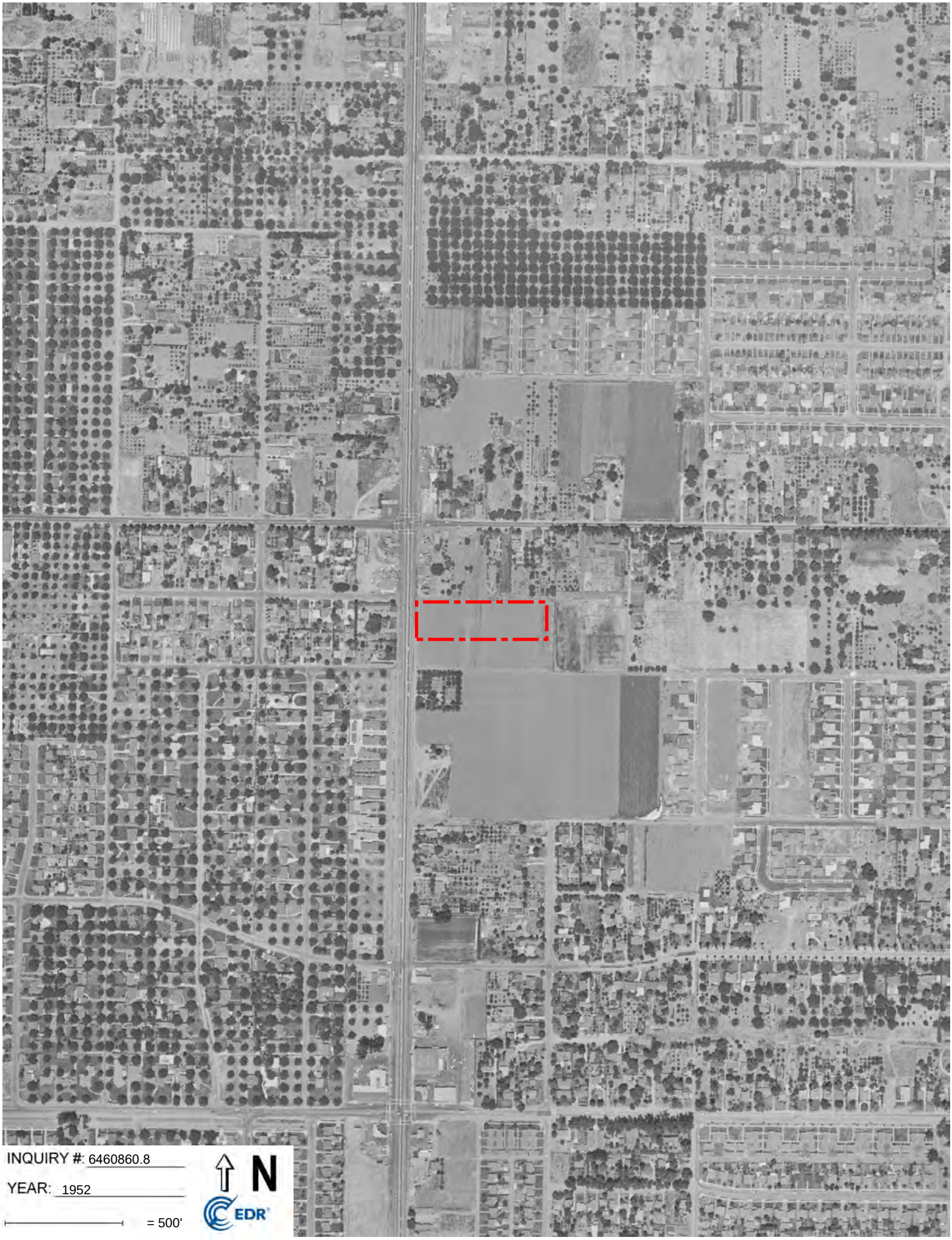
EDR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EDR

INQUIRY #: 6460860.8
YEAR: 1947
= 500'
N
EDR

INQUIRY #: 6460860.8

YEAR: 1938

= 500'

N

EDR

INQUIRY #: 6460860.8
YEAR: 1928
= 500'
N
EDR

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Appendix D
Select Building Permits

6728 N Sepulveda Blvd

Permit #: **20019 - 10000 - 04645**
Plan Check #: B20LA22508 Printed: 01/22/21 10:13 AM
Event Code:

Bldg-Demolition
Commercial
Plan Check at Counter
Plan Check

City of Los Angeles - Department of Building and Safety

APPLICATION FOR INSPECTION TO DEMOLISH BUILDING OR STRUCTURE

Issued on: 01/22/2021
Last Status: Issued
Status Date: 01/22/2021

1. TRACT	BLOCK	LOT(s)	ARB	COUNTY MAP REF #	PARCEL ID # (PIN #)	2. ASSESSOR PARCEL #
TR 24408		1		M B 777-51/52	180B145 89	2235 - 004 - 010

3. PARCEL INFORMATION

Airport Hazard Area - Horizontal Surface Area
Area Planning Commission - South Valley
LADBS Branch Office - VN
Council District - 6
Cmpt. Fill Grd. - CFG-1500
Certified Neighborhood Council - Van Nuys
Community Plan Area - Van Nuys - North Sherman Oaks
Census Tract - 1278.05
District Map - 180B145
Energy Zone - 9
Earthquake-Induced Liquefaction Area - Yes
Near Source Zone Distance - 8.1
School Within 500 Foot Radius - YES
Thomas Brothers Map Grid - 531-H6

ZONES(S): [Q]R4-1-RIO

4. DOCUMENTS

ZI - ZI-2358 River Implementation Over	ORD - ORD-137142	ORD - ORD-183145	CPC - CPC-2008-3125
ZA - ZA-10358-CU	ORD - ORD-143733	CPC - CPC-1970-23090	CPC - CPC-2018-3723-GPA-ZC-CDO-I
ZA - ZA-14622	ORD - ORD-170031-AREA4-SA189	CPC - CPC-1993-116-GPC	CPC - CPC-9069-ZBA
ZA - ZA-2005-7969-ZV	ORD - ORD-183144	CPC - CPC-2007-3036-RIO	AFF - AFF-35814

5. CHECKLIST ITEMS

Sewer Cap - Permit Required

6. PROPERTY OWNER, TENANT, APPLICANT INFORMATION

Owner(s):
SHEA, JUDY A TR SHEA TRUST 4461 SHADOW HILLS BLVD S SANTA BARBARA CA 93105

Tenant:

Applicant: (Relationship: Agent for Owner)
ERIC - (626) 222-4954

7. EXISTING USE	PROPOSED USE
(10) Home for the Aged with sp	(23) Demolition

8. DESCRIPTION OF WORK

DEMOLISH HOUSING FOR AGED BUILDING. SEWER CAP AND PEDESTRIAN PROTECTION FENCE REQUIRED.

9. # Bldgs on Site & Use:

10. APPLICATION PROCESSING INFORMATION

BLDG. PC By: Samuel Gonzalez DAS PC By:
OK for Cashier: Stella Sargsyan Coord. OK:
Signature: Date: 1/22/2021

For inspection requests, call toll-free **(888) LA4BUILD (524-2845)**, or request inspections via **www.ladbs.org.** To speak to a Call Center agent, call **311**. Outside LA County, call (213) 473-3231.

For Cashier's Use Only **W/O #: 01904645**

11. PROJECT VALUATION & FEE INFORMATION Final Fee Period

Permit Valuation: $150,000 PC Valuation:

FINAL TOTAL Bldg-Demolition	1,184.18
Permit Fee Subtotal Bldg-Demolit	920.00
Plan Check Subtotal Bldg-Demolit	0.00
E.Q. Instrumentation	42.00
D.S.C. Surcharge	28.86
Sys. Surcharge	57.72
Planning Surcharge	55.20
Planning Surcharge Misc Fee	10.00
Planning Gen Plan Maint Surcharg	64.40
CA Bldg Std Commission Surchar	6.00
Permit Issuing Fee	0.00

Sewer Cap ID: Total Bond(s) Due:

Payment Date: 01/22/21
Receipt No: 926534
Amount: $1,184.18
Method: CC

2021ON 27284

12. ATTACHMENTS

CEQA Bldg Demolition Notice Plot Plan
Demo Affirmation Posting

* 0 8 0 0 1 2 0 0 1 9 1 0 0 0 0 0 4 6 4 5 F N *

B20LA22508 01/22/2021 09:04:06

13. STRUCTURE INVENTORY (Note: Numeric measurement data in the format "number / number" implies "change in numeric value / total resulting numeric value") **20019 - 10000 - 04645**

(P) Floor Area (ZC): -53368 Sqft / 0 Sqft
(P) Guest Room: -100 Rooms / 0 Rooms
(P) R2.1 Occ. Group: -53368 Sqft / 0 Sqft
(P) Type V-B Construction

14. APPLICATION COMMENTS:

1] Housing for the aged under 1972VN89327 2] DPI under 20019-10000-04641 3]Notices mailed 12/15/20

In the event that any box (i.e. 1-16) is filled to capacity , it is possible that additional information has been captured electronically and could not be printed due to space restrictions. Nevertheless the information printed exceeds that required by section 19825 of the Health and Safety Code of the State of California.

15. BUILDING RELOCATED FROM:

16. CONTRACTOR, ARCHITECT & ENGINEER NAME	ADDRESS		CLASS	LICENSE #	PHONE #
(C) UNITED EXCAVATION GROUP INC	6520 PLATT AVENUE PMB 502,	WEST HILLS, CA 91307	A	906175	

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAMC). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inpection within 60 days of receiving a request for final inspection (HS 17951).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: A License No.: 906175 Contractor: UNITED EXCAVATION GROUP INC

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

(_) I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

(_) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: STATE COMP. INS. FUND Policy Number: 1977879

(_) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS ($100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQMD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.aqmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

21. FINAL DECLARATION

I certify that I have read this application **INCLUDING THE ABOVE DECLARATIONS** and state that the above information **INCLUDING THE ABOVE DECLARATIONS** is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not auhorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration/ Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and

(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: _____ Sign: _____ Date: _____ ☐ Contractor ☐ Authorized Agent

Job Address: 6728 Sepulveda Boulevard Application #: 20019-10000-04645

City of Los Angeles – Department of Building and Safety

Signature Declaration Attachment Form

Instructions

Applicant (contractor, owner, or agent): Complete and sign the appropriate statements below only **after** completely reviewing the entire permit application for accuracy. Also, indicate the job address on the top of the form. This attachment will become part of the permit application.
Building and Safety Staff Member: Complete the "APPLICATION#:" and make sure the job address is shown above. Give a copy of the permit application to the applicant.

"Signature Declaration"

PERMIT EXPIRATION/REFUNDS: This permit expires two years after the date of the permit issuance. This permit will also expire if no construction work is performed for a continuous period of 180 days (Sec. 98.0602 LAM C). Claims for refund of fees paid must be filed within one year from the date of expiration for permits granted by LADBS (Sec. 22.12 & 22.13 LAMC). The permittee may be entitled to reimbursement of permit fees if the Department fails to conduct an inspection within 60 days of receiving a request for final inspection (HS 17951).

17. LICENSED CONTRACTOR'S DECLARATION

I hereby affirm under penalty of perjury that I am licensed under the provisions of Chapter 9 (commencing with Section 7000) of Division 3 of the Business and Professions Code, and my license is in full force and effect. The following applies to B contractors only: I understand the limitations of Section 7057 of the Business and Professional Code related to my ability to take prime contracts or subcontracts involving specialty trades.

License Class: A License No.: 906175 Contractor: United Excavation Group Inc

18. WORKERS' COMPENSATION DECLARATION

I hereby affirm, under penalty of perjury, one of the following declarations:

( ) I have and will maintain a certificate of consent to self insure for workers' compensation, as provided for by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued.

(•) I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier: State Fund Policy Number: 1977879-2020

( ) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California, and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

WARNING: FAILURE TO SECURE WORKERS' COMPENSATION COVERAGE IS UNLAWFUL, AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS ($100,000), IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST, AND ATTORNEY'S FEES.

19. ASBESTOS REMOVAL DECLARATION / LEAD HAZARD WARNING

I certify that notification of asbestos removal is either not applicable or has been submitted to the AQ.MD or EPA as per section 19827.5 of the Health and Safety Code. Information is available at (909) 396-2336 and the notification form at www.agmd.gov. Lead safe construction practices are required when doing repairs that disturb paint in pre-1978 buildings due to the presence of lead per section 6716 and 6717 of the Labor Code. Information is available at Health Services for LA County at (800) 524-5323 or the State of California at (800) 597-5323 or www.dhs.ca.gov/childlead.

20. CONSTRUCTION LENDING AGENCY DECLARATION

I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civil Code).

Lender's Name (If Any): _____ Lender's Address: _____

21. FINAL DECLARATION

I certify that I have read this application INCLUDING THE ABOVE DECLARATIONS and state that the above information INCLUDING THE ABOVE DECLARATIONS is correct. I agree to comply with all city and county ordinances and state laws relating to building construction, and hereby authorize representatives of this city to enter upon the above-mentioned property for inspection purposes. I realize that this permit is an application for inspection and that it does not approve or authorize the work specified herein, and it does not authorize or permit any violation or failure to comply with any applicable law. Furthermore, neither the City of Los Angeles nor any board, department officer, or employee thereof, make any warranty, nor shall be responsible for the performance or results of any work described herein, nor the condition of the property nor the soil upon which such work is performed. I further affirm under penalty of perjury, that the proposed work will not destroy or unreasonably interfere with any access or utility easement belonging to others and located on my property, but in the event such work does destroy or unreasonably interfere with such easement, a substitute easement(s) satisfactory to the holder(s) of the easement will be provided (Sec. 91.0106.4.3.4 LAMC).

By signing below, I certify that:

(1) I accept all the declarations above namely the Licensed Contractor's Declaration, Workers' Compensation Declaration, Asbestos Removal Declaration / Lead Hazard Warning, Construction Lending Agency Declaration, and Final Declaration; and
(2) This permit is being obtained with the consent of the legal owner of the property.

Print Name: Janine Braonstein Sign: _____ Date: 1/8/21 ( ) Owner (•) Contractor ( ) Authorized Agent

0190211806 01-06-21

6728 N Sepulveda Blvd Permit Application # : **20019 - 10000 - 04645**

Bldg-Demolition
Commercial
Plan Check

City of Los Angeles - Department of Building and Safety

Plan Check #: B20LA22508
Initiating Office: METRO
Printed on: 12/16/20 16:28:02

PLOT PLAN ATTACHMENT

6728 N. Sepulveda Blvd.
2 story building to be demolished by handwork

SEPULVEDA BOULEVARD (105' WIDE)

TRACT NO. 24408
M.B. 777-51/53
LOT 1
APN 2235-004-010
6728 SEPULVEDA BOULEVARD

TRACT NO. 22754
M.B. 745-7/13
LOT 2
APN 2235-004-038
M.B. 777-51/53

55'
NO SCALE
27 sq ft
29'
8' chain link fence on the property line
Dust control around perimeter

READY TO ISSUE
BY RICARDO RAMIREZ
JAN 13 2021
Signature

N

COLUMBUS AVENUE (60' WIDE)

30'
30'

PLOT PLAN

PREPARED BY:
Chris Nelson & Associates, inc.
PROFESSIONAL LAND SURVEYORS
31238 Via Colinas Suite H, Westlake Village, CA 91362
Voice: 818.991.1040 Fax: 818.991.0614

DATED: 09-23-2019

PLANIMETRIC SURVEY MAP
LOT 1, TRACT NO. 24408
M.B. 777-51/52
6728 SEPULVEDA BOULEVARD
CITY OF LOS ANGELES, COUNTY OF LOS ANGELES

PREPARED FOR:
JUDY SHEA
6728 SEPULVEDA BOULEVARD,
LOS ANGELES, CA.

JUDY Shea Trust
GPN 1 form is part of this plan.
4401 Sheridan Hills Blvd
Santa Barbara CA 93105

REVISION NOTES
DATE | DESCRIPTION | BY

JOB NO: 19-5069
SCALE: 1" = 20'
DATE: SEP. 17, 2019
DRAFTED: SDN

SHEET NO.
1
OF 1 SHEET

GRAPHIC SCALE
SCALE: 1" = 20'

(DO NOT DRAW, WRITE, OR PASTE ATTACHMENTS OUTSIDE BORDER)

COUNCIL DISTRIC

10602182021106420

CITY LA DBS DEPARTMENT OF BUILDING AND SAFETY

AFFIRMATION OF POSTING FOR DEMOLITION OF EXISTING BUILDINGS OR STRUCTURES

LAMC Section 91.106.4.5.1

Project Address: 6728 Sepulveda Blvd Demolition Permit #: 20019-10000-04645

Affirmation of Posting

The Los Angeles Municipal Code (LAMC) Section 91.106.4.51 requires posting of a notice prior to the issuance of a permit for demolition of an existing building or structure for which the original building permit was issued more than 45 years prior to the date of submittal of the application for demolition preinspection, or where information submitted with the application indicates that the building or structure is more than 45 years old based on the date the application is submitted, the property shall be posted in a conspicuous place near the entrance of the property where demolition will occur, with public notice of the application for demolition preinspection.

I hereby affirm that the property located at 6728 Sepulveda Blvd was posted on 12/6/20 (mm/dd/yyyy) in accordance with LAMC 91.106.4.5.1 at least 30 days prior to the issuance of this permit for demolition of the existing building(s) or structure(s).

Print Name: ERIC CABRERA

Signature: [signature] Date: 12/10/20

Please check one: ( ) Owner, ( ) Contractor, (X) Authorized Agent for Owner

---

FOR DEPARTMENT USE ONLY

DPI Application #: 20019-10000-04641 Date notification letters mailed: 12/15/20

Note: Verify notification and posting were completed at least 30 days prior to demolition permit issuance.

Reviewed by (print name): SAMUEL GONZALEZ Signature: [signature]

T6021820211206420

6728 N Sepulveda Blvd

Application #: 20019 - 10000 - 04645

Printed: 12/07/20 11:56 AM

City of Los Angeles - Department of Building and Safety

Attachment to Application for Demolition Permit: Notice and Owner's Declaration Related to CEQA and Project Scope

I. Notice to Owner

If you are applying for a demolition permit to facilitate the construction or development of the project site, you may be referred to the Planning Department for further assistance.

The California Environmental Quality Act (CEQA) directs public agencies to assess and disclose the environmental effects of the projects it approves. In determining whether a proposed project is subject to CEQA, the City is required to consider all of the parts and phases of the project and may not limit its review to the specific permits or approvals sought. (Public Resources Code Section 21065) Failure by a project applicant to disclose future construction or development activities on the project site may result in a violation of CEQA. If the City determines that an application or approval is part of a larger undisclosed project, the City may revoke and/or stay any approvals until a full and complete CEQA analysis of the whole project is reviewed and an appropriate CEQA clearance is adopted or certified.

Please contact the Planning Department if you have additional questions after reviewing this notice.

II. Owner's Project Information

Based upon the above-stated rule, is the proposed demolition part of a larger development project at the demolition site, and if so, will the larger project require any discretionary approvals from the City? (Select "Yes" or "No," and follow the related instructions)

Yes ___ A CEQA clearance from the Planning Department will be required prior to the issuance of the demolition permit for the proposed project. Return this form to a Department of Building and Safety Plan Check Engineer at the time of plan check.

No X Sign and notarize the signature at the bottom of the form and return the notarized form to a Department of Building and Safety Plan Check Engineer at the time of plan check.

III. Owner's Declaration

I own the property located at 6728 N. Sepulveda Bl. I have read the above "Notice to Owner." I understand that a "project," as defined by CEQA, is the whole of the proposed activity and is not limited to the demolition subject to this application. I further understand that CEQA prohibits treatment of each separate approval as a separate project for purposes of evaluating environmental impacts. I acknowledge and understand that should the City determine that the demolition proposed is part of a larger project requiring any discretionary permits, the City may revoke and/or stay any approvals (including certificates of occupancy) until a full and complete CEQA analysis is prepared and clearance is adopted or certified.

I certify that (i) the demolition authorized by this permit is not to facilitate the construction or development of a larger project at the project site, or (ii) the demolition is part of a larger project and, after using all reasonable efforts, including consulting with the City Planning Department, I have determined there are no discretionary permits required for the project, including but not limited to haul route permits, permits to remove protected trees, historic resource review, or any discretionary zoning or map approvals.

Date 12/9/20 Name of the Owner (Print) Judy Shea

Signature Judy Shea

(See page 2 of 2 For Notary Acknowledgment)

6728 N Sepulveda Blvd

Application #: 20019 - 10000 - 04641

Printed: 12/07/20 11:56 AM

City of Los Angeles - Department of Building and Safety

Attachment to Application for Demolition Permit:
Notice and Owner's Declaration Related to CEQA
and Project Scope

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of ~~Los Angeles~~ Santa Barbara

On December 9, 2020 before me, Angelica Cortez-Jimenez, Notary Public
(insert name and title of the officer)

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

I certify under PENALITY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature _____ (Seal)

ANGELICA CORTEZ JIMENEZ
COMM. # 2227142
NOTARY PUBLIC - CALIFORNIA
VENTURA COUNTY
COMM. EXPIRES DEC. 31, 2021

MGC1 MGC1

10602183202110904200

Owner's Declaration Related to CEQA

CITADEL EHS
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Appendix E
EDR Sanborn Map Report

6728 SEPULVEDA BLVD

6728 SEPULVEDA BLVD

VAN NUYS, CA 91405

Inquiry Number: 6460860.3

April 21, 2021

Certified Sanborn® Map Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

Certified Sanborn® Map Report

04/21/21

Site Name:

6728 SEPULVEDA BLVD
6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
EDR Inquiry # 6460860.3

Client Name:

Citadel Environmental Services
1725 Victory Boulevard
Glendale, CA 91201
Contact: Shirley Lee

The Sanborn Library has been searched by EDR and maps covering the target property location as provided by Citadel Environmental Services were identified for the years listed below. The Sanborn Library is the largest, most complete collection of fire insurance maps. The collection includes maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow, and others. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection. Results can be authenticated by visiting www.edrnet.com/sanborn.

The Sanborn Library is continually enhanced with newly identified map archives. This report accesses all maps in the collection as of the day this report was generated.

Certified Sanborn Results:

Certification # 97DF-4B70-814C

PO # NA

Project 0950.1017.0

UNMAPPED PROPERTY

This report certifies that the complete holdings of the Sanborn Library, LLC collection have been searched based on client supplied target property information, and fire insurance maps covering the target property were not found.

Sanborn® Library search results

Certification #: 97DF-4B70-814C

The Sanborn Library includes more than 1.2 million fire insurance maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow and others which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- ☑ Library of Congress
- ☑ University Publications of America
- ☑ EDR Private Collection

The Sanborn Library LLC Since 1866™

Limited Permission To Make Copies

Citadel Environmental Services (the client) is permitted to make up to FIVE photocopies of this Sanborn Map transmittal and each fire insurance map accompanying this report solely for the limited use of its customer. No one other than the client is authorized to make copies. Upon request made directly to an EDR Account Executive, the client may be permitted to make a limited number of additional photocopies. This permission is conditioned upon compliance by the client, its customer and their agents with EDR's copyright policy; a copy of which is available upon request.

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Appendix F
EDR City Directory Abstract

6728 SEPULVEDA BLVD
6728 SEPULVEDA BLVD
VAN NUYS, CA 91405

Inquiry Number: 6460860.5
April 26, 2021

The EDR-City Directory Abstract

Environmental Data Resources Inc

6 Armstrong Road
Shelton, CT 06484
800.352.0050
www.edrnet.com

TABLE OF CONTENTS

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Executive Summary

Findings

City Directory Images

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

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This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OR DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction orforecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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EXECUTIVE SUMMARY

DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Abstract is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Abstract includes a search and abstract of available city directory data. For each address, the directory lists the name of the corresponding occupant at five year intervals.

Business directories including city, cross reference and telephone directories were reviewed, if available, at approximately five year intervals for the years spanning 1920 through 2014. This report compiles information gathered in this review by geocoding the latitude and longitude of properties identified and gathering information about properties within 660 feet of the target property.

A summary of the information obtained is provided in the text of this report.

RECORD SOURCES

EDR's Digital Archive combines historical directory listings from sources such as Cole Information and Dun & Bradstreet. These standard sources of property information complement and enhance each other to provide a more comprehensive report.

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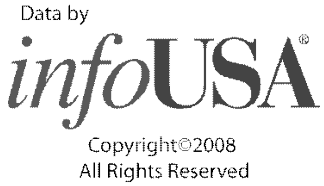

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RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. An "X" indicates where information was identified in the source and provided in this report.

Year	Source	TP	Adjoining	Text Abstract	Source Image
2014	Cole Information Services	X	X	X	-
2009	Cole Information Services	X	X	X	-
2006	Haines Company, Inc.	-	X	X	-
	Haines Company, Inc.	X	X	X	-
2004	Cole Information Services	-	X	X	-
	Cole Information Services	X	X	X	-
	Haines Company	-	X	X	-
	Haines Company	X	X	X	-
2003	Haines & Company	-	-	-	-
2001	Haines & Company, Inc.	-	X	X	-
2000	Pacific Bell Telephone	-	-	-	-
1999	Cole Information Services	-	X	X	-

EXECUTIVE SUMMARY

Year	Source	TP	Adjoining	Text Abstract	Source Image
1999	Cole Information Services	X	X	X	-
	Haines Company	-	-	-	-
	Haines Company	X	-	X	-
1996	GTE	-	-	-	-
1995	Pacific Bell	-	X	X	-
	Pacific Bell	X	X	X	-
1994	Cole Information Services	X	X	X	-
1992	PACIFIC BELL WHITE PAGES	-	-	-	-
1991	Pacific Bell	-	X	X	-
	Pacific Bell	X	X	X	-
1990	Pacific Bell	-	X	X	-
1986	Pacific Bell	-	X	X	-
1985	Pacific Bell	-	X	X	-
	Pacific Bell	X	X	X	-
1981	Pacific Telephone	-	X	X	-
1980	Pacific Telephone	-	X	X	-
	Pacific Telephone	X	X	X	-
1976	Pacific Telephone	-	X	X	-
1975	Pacific Telephone	-	X	X	-
	Pacific Telephone	X	X	X	-
1972	R. L. Polk & Co.	-	-	-	-
1971	Pacific Telephone	-	X	X	-
1970	Pacific Telephone	-	X	X	-
1969	Pacific Telephone	-	-	-	-
1967	Pacific Telephone	-	X	X	-
1966	Pacific Telephone	-	-	-	-
1965	Pacific Telephone	-	X	X	-
	The Pacific Telephone and Telegraph Co	-	X	X	-
1964	Pacific Telephone	-	-	-	-
1963	Pacific Telephone	-	-	-	-
1962	Pacific Telephone	-	X	X	-
1961	R. L. Polk & Co.	-	-	-	-
1960	Pacific Telephone and Telegraph Company	-	X	X	-
1958	Pacific Telephone	-	-	-	-
1957	Pacific Telephone	-	-	-	-
1956	Pacific Telephone	-	X	X	-
1955	R. L. Polk & Co.	-	-	-	-
1954	R. L. Polk & Co.	-	-	-	-
1952	Los Angeles Directory Co.	-	-	-	-
1951	Los Angeles Directory Co Publishers	-	-	-	-
1950	Pacific Telephone	-	X	X	-
1949	Los Angeles Directory Co.	-	-	-	-

EXECUTIVE SUMMARY

Year	Source	TP	Adjoining	Text Abstract	Source Image
1948	Los Angeles Directory Co.	-	-	-	-
1947	Pacific Directory Co.	-	-	-	-
1946	Southern California Telephone Co	-	-	-	-
1945	The Glendale Directory Co.	-	-	-	-
1944	R. L. Polk & Co.	-	-	-	-
1942	Los Angeles Directory Co.	-	-	-	-
1940	Los Angeles Directory Co.	-	X	X	-
1939	Los Angeles Directory Co.	-	-	-	-
1938	Los Angeles Directory Company Publishers	-	-	-	-
1937	Los Angeles Directory Co.	-	-	-	-
1936	Los Angeles Directory Co.	-	-	-	-
1935	Los Angeles Directory Co.	-	X	X	-
1934	Los Angeles Directory Co.	-	-	-	-
1933	Los Angeles Directory Co.	-	-	-	-
1932	Los Angeles Directory Co.	-	-	-	-
1931	Los Angeles Directory Company Publishers	-	-	-	-
1930	Los Angeles Directory Co.	-	X	X	-
1929	Los Angeles Directory Co.	-	-	-	-
1928	Los Angeles Directory Co.	-	-	-	-
1927	Los Angeles Directory Co.	-	-	-	-
1926	Los Angeles Directory Co.	-	X	X	-
1925	Los Angeles Directory Co.	-	-	-	-
1924	Los Angeles Directory Co.	-	-	-	-
1923	Los Angeles Directory Co.	-	-	-	-
1921	Los Angeles Directory Co.	-	-	-	-
1920	Los Angeles Directory Co.	-	-	-	-

EXECUTIVE SUMMARY

SELECTED ADDRESSES

The following addresses were selected by the client, for EDR to research. An "X" indicates where information was identified.

Address	***Type***	***Findings***
6715 North Columbus Avenue	Client Entered	
6700 Sepulveda Boulevard	Client Entered	X
6725 Sepulveda Boulevard	Client Entered	X
6719 Sepulveda Boulevard	Client Entered	X
6756 Sepulveda Boulevard	Client Entered	X
15220 Vanowen Street	Client Entered	X
15216 Vanowen Street	Client Entered	X
6700 North Columbus Avenue	Client Entered	X

FINDINGS

TARGET PROPERTY INFORMATION

ADDRESS

6728 SEPULVEDA BLVD
VAN NUYS, CA 91405

FINDINGS DETAIL

Target Property research detail.

N SEPULVEDA BLVD

6728 N SEPULVEDA BLVD

Year	*Uses*	*Source*
1995	Bennett Agnes	Pacific Bell
	Heric Austin	Pacific Bell
	Maxwell David	Pacific Bell
	Morse D	Pacific Bell
	Peets Imogene	Pacific Bell
	Rabitz Leo & Ruth	Pacific Bell
	Smith Bernard J	Pacific Bell
	Vrbancic Stanley B	Pacific Bell
1991	Aruta Ora	Pacific Bell
	California Villa Retirement Hotel	Pacific Bell
	Crider Dorthy A	Pacific Bell
	Doomanis M	Pacific Bell
	Doomanis Peter	Pacific Bell
	Gale Edith M	Pacific Bell
	Harth Larry	Pacific Bell
	Loe Frances J	Pacific Bell
	Loe Gilbert	Pacific Bell
	Loe Kelly C	Pacific Bell
	Smith Bernard J	Pacific Bell
	White Gerri	Pacific Bell
	White Gerry	Pacific Bell
1985	Arond Bernard	Pacific Bell
	Blackmer L	Pacific Bell
	CALIFORN IA VILLA RE TIRE ME N T HOTE L	Pacific Bell
	Cooper O M	Pacific Bell
	Cooper Ora	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Derpic Rosa	Pacific Bell
	Dibble Bl	Pacific Bell
	Dugdale Betty	Pacific Bell
	Echols Marion	Pacific Bell
	Farhood N S Mrs	Pacific Bell
	Gauss Erich W	Pacific Bell
	Granberg N O	Pacific Bell
	Jacobsmeyer Grace	Pacific Bell
	Jacobsmeyer J	Pacific Bell
	Kaiser E	Pacific Bell
	Kaufman F	Pacific Bell
	Kaufman F R	Pacific Bell
	Marcoux Ernest	Pacific Bell
	Mears Effie	Pacific Bell
	Quinn Hazel	Pacific Bell
	Rosen Mollie	Pacific Bell
	Rosen Morris	Pacific Bell
	Rosenberg Leona	Pacific Bell
	Smith Bernard J	Pacific Bell
	Stager Paul Bl Sr	Pacific Bell
	Stager Thos H	Pacific Bell
	Stagg Bl & E	Pacific Bell
	Stagg Chas	Pacific Bell
	Stagg D S	Pacific Bell
	Stein Edith	Pacific Bell
	Thurman Robt	Pacific Bell
	Underberger Ruth	Pacific Bell
	Unterreiner Anna	Pacific Bell
	Volk Mandel	Pacific Bell
	Volk Mark & Kelly	Pacific Bell
	Volk N A	Pacific Bell
	Walls Rachel R	Pacific Bell
	Weightman Ella Mae	Pacific Bell
1980	ABELMAN FLORENCE MRS	Pacific Telephone
	ABRAHAMSON T	Pacific Telephone
	ANDERSON IRENE MRS	Pacific Telephone
	BALL ROSE	Pacific Telephone
	BENNETT N	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	BLUMENSTOR K TILLIE	Pacific Telephone
	BOULTON JOHN R	Pacific Telephone
	BOUTET ELSIE	Pacific Telephone
	CALIFORNIA VILLA	Pacific Telephone
	CHASE CARRIE R	Pacific Telephone
	COLEMAN RUTH V	Pacific Telephone
	COX GERTRUDE M	Pacific Telephone
	FERREL BEULAH	Pacific Telephone
	FURST EUGENE S	Pacific Telephone
	GREENE J BARRY MRS	Pacific Telephone
	GREGG H L	Pacific Telephone
	HAFT ETHEL	Pacific Telephone
	HARRIS S	Pacific Telephone
	HOLMES M B	Pacific Telephone
	JORGENSEN HENRY	Pacific Telephone
	KAISER E	Pacific Telephone
	KLAVEN B	Pacific Telephone
	LUNDIN M P	Pacific Telephone
	MEGROZ MARY	Pacific Telephone
	METZ JOHN	Pacific Telephone
	PETERS TILLIE	Pacific Telephone
	PHELPS H B	Pacific Telephone
	POLLAK MALVINA	Pacific Telephone
	ROBINSON FRANCES M	Pacific Telephone
	ROEDER L B	Pacific Telephone
	ROSEN MOLLIE	Pacific Telephone
	ROSENZWEIG EDW I	Pacific Telephone
	SCOTT HILDEGARDE	Pacific Telephone
	STEIN HARRY	Pacific Telephone
	STEVENS JEANNETTE T	Pacific Telephone
	UNTERREINER ANNA	Pacific Telephone
	WALLS RACHEL R	Pacific Telephone
	WILNER ROSE MRS	Pacific Telephone
1975	Bates Francis	Pacific Telephone
	Burdman Dora	Pacific Telephone
	California Villa	Pacific Telephone
	CALIFORNIA WATER BED	Pacific Telephone
	Deitz Laura	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Dragani Bee	Pacific Telephone
	Hinckley Wm B	Pacific Telephone
	Jacoby Bl D	Pacific Telephone
	Laikin Anna	Pacific Telephone
	Larsen Robt E	Pacific Telephone
	Levine Ida	Pacific Telephone
	Lopez Al	Pacific Telephone
	Martin Geo Bl Mrs	Pacific Telephone
	Nafie Clifford Sr	Pacific Telephone
	Porter Delia	Pacific Telephone
	Rickert V	Pacific Telephone
	Roeder L B	Pacific Telephone
	Schnitzer Esther	Pacific Telephone
	Schumann Rose	Pacific Telephone
	Sipes Shirley	Pacific Telephone
	Steffen Frank A Mrs	Pacific Telephone
	Steinberg Sarah	Pacific Telephone
	Stevens Jeannette L	Pacific Telephone
	Young Marie	Pacific Telephone

North Columbus Avenue

6715 North Columbus Avenue

Year	Uses	Source

SEPULVEDA BLVD

6728 SEPULVEDA BLVD

Year	Uses	Source
2014	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
	LOUISE PRESTON	Cole Information Services
2009	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
	LONGWOOD MANAGEMENT CORP	Cole Information Services
2006	CALIFORNIA VILLAS BENNETTJ SMITH	Haines Company, Inc.
	CALIFORNIAVILLA	Haines Company, Inc.
	HAASF	Haines Company, Inc.
	HARVANCHIKJohn	Haines Company, Inc.
	HOLQUIN Mary	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	HORTON Cada	Haines Company, Inc.
	HOTEL EDMISTON Dorothy	Haines Company, Inc.
	JONES Jacob	Haines Company, Inc.
	LUX Sally	Haines Company, Inc.
	MAITEN Jud Ith	Haines Company, Inc.
	SINS Jos F	Haines Company, Inc.
	SIVESTRI Ruth	Haines Company, Inc.
	WILLITS Shirley	Haines Company, Inc.
2004	CALIFORNIA VILLA OF VAN NUYS	Cole Information Services
	CALIFORNIA VILLA RTRMNT HOTEL	Cole Information Services
1999	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
1994	CALIFORNIA VILLA RETIREMENT	Cole Information Services

FINDINGS

ADJOINING PROPERTY DETAIL

The following Adjoining Property addresses were researched for this report. Detailed findings are provided for each address.

ARCHWOOD PL

15330 ARCHWOOD PL

Year	*Uses*	*Source*
1970	HODGSON CHAS	Pacific Telephone
	HODGSON CHAS	Pacific Telephone
1956	HODGSON CHAS R	Pacific Telephone
1950	HODGSON CHAS R	Pacific Telephone
	HODGSON CHAS R	Pacific Telephone

15332 ARCHWOOD PL

Year	*Uses*	*Source*
1970	BOODY R H	Pacific Telephone
	BOODY R H	Pacific Telephone
1962	BOODY R H	Pacific Telephone
1956	BOODY R H R	Pacific Telephone
1950	BOODY R H R	Pacific Telephone
	BOODY R H R	Pacific Telephone

15333 ARCHWOOD PL

Year	*Uses*	*Source*
1962	TESSARO VICTOR	Pacific Telephone
1956	CHAPMAN ALVA L	Pacific Telephone

15336 ARCHWOOD PL

Year	*Uses*	*Source*
1956	HOGUE A E	Pacific Telephone
1950	BETTS SONJA MRS R	Pacific Telephone
	BETTS SONJA MRS R	Pacific Telephone

15337 ARCHWOOD PL

Year	*Uses*	*Source*
1970	VALENTINE ANNA ROSE MRS	Pacific Telephone
	VALENTINE ANNA ROSE MRS	Pacific Telephone
1962	VALENTINE ANNA ROSE MRS	Pacific Telephone

FINDINGS

15340 ARCHWOOD PL

Year	Uses	Source
1970	DE VEAU GEO W SR	Pacific Telephone
	DE VEAU GEO W SR	Pacific Telephone
1962	MITCHELL THOS O	Pacific Telephone
1956	FRITZEL HENRY J	Pacific Telephone
1950	BACON W T R	Pacific Telephone
	BACON W T R	Pacific Telephone

15343 ARCHWOOD PL

Year	Uses	Source
1970	SCHNURSTEIN E L	Pacific Telephone
	SCHNURSTEIN E L	Pacific Telephone
1962	LITTLE JASON L	Pacific Telephone
1956	LITTLE JASON L VAN NUYS	Pacific Telephone
1950	AYERS DALE L R	Pacific Telephone
	AYERS DALE L R	Pacific Telephone

15346 ARCHWOOD PL

Year	Uses	Source
1970	VALLE BENITO PONCE	Pacific Telephone
	VALLE BENITO PONCE	Pacific Telephone
1962	SHORT WM J	Pacific Telephone
1956	CLEMENT GUY D	Pacific Telephone

15347 ARCHWOOD PL

Year	Uses	Source
1970	RASMUSSON LAURA	Pacific Telephone
	RASMUSSON LAURA	Pacific Telephone
1962	RASMUSSON LAURA	Pacific Telephone
1956	RASMUSSON LAURA	Pacific Telephone

15350 ARCHWOOD PL

Year	Uses	Source
1962	BODENMULLER JULIUS	Pacific Telephone
1956	WILLIAMS CLYDE ROBT	Pacific Telephone
1950	HILL MARY J R	Pacific Telephone
	HILL MARY J R	Pacific Telephone

FINDINGS

15353 ARCHWOOD PL

Year	Uses	Source
1970	JACKSON CLAUDE R	Pacific Telephone
	JACKSON CLAUDE R	Pacific Telephone
1962	JACKSON CLAUDE R	Pacific Telephone
1956	STIMPSON E H	Pacific Telephone

15354 ARCHWOOD PL

Year	Uses	Source
1970	LEVIN HARRY D	Pacific Telephone
	LEVIN HARRY D	Pacific Telephone
1962	LEVIN HARRY D	Pacific Telephone

15361 ARCHWOOD PL

Year	Uses	Source
1962	HOFF MURIEL A	Pacific Telephone

ARCHWOOD ST

15320 ARCHWOOD ST

Year	Uses	Source
2014	JENNIFER PEARSON	Cole Information Services
2009	JERRY HARTMAN	Cole Information Services
2006	HARTMANJenry	Haines Company, Inc.
	PEARSON Jennifer	Haines Company, Inc.
	SMITH Michael V	Haines Company, Inc.
2004	PEARSONJennifer	Haines Company
	MCCOYPetler M	Haines Company
	HARTMANJenry	Haines Company
	TERRENCE MCCOY	Cole Information Services
2001	MCCOY Peter M	Haines & Company, Inc.
	HARTMAN Jerry	Haines & Company, Inc.
1999	JERRY HARTMAN	Cole Information Services
1994	MENDOZA, FORTINO	Cole Information Services
	DOLORES, ORNELAS	Cole Information Services

15330 ARCHWOOD ST

Year	Uses	Source
2014	LUCIEN PIERRE	Cole Information Services
2009	PIERCON	Cole Information Services
	LUCIEN PIERRE	Cole Information Services

FINDINGS

Year	Uses	Source
2006	a PIERRE Lucien	Haines Company, Inc.
2004	SPIERRE Lucien	Haines Company
	LUCIEN PIERRE	Cole Information Services
2001	PIERRE Lucien	Haines & Company, Inc.
	PIERCON	Haines & Company, Inc.
1999	LUCIEN PIERRE	Cole Information Services
1980	YOUNG LUCIA	Pacific Telephone

15332 ARCHWOOD ST

Year	Uses	Source
2014	RICHARD COLEMAN	Cole Information Services
2009	RICHARD COLEMAN	Cole Information Services
2006	COLEMAN Richard	Haines Company, Inc.
2004	COLEMAN Richard	Haines Company
	RICHARD COLEMAN	Cole Information Services
2001	COLEMAN Richard	Haines & Company, Inc.
1999	RICHARD COLEMAN	Cole Information Services
1994	CLEANING LADY CO	Cole Information Services
1980	BOODY R H	Pacific Telephone

15333 ARCHWOOD ST

Year	Uses	Source
2014	RICHARD MADDEN	Cole Information Services
2009	RICHARD MADDEN	Cole Information Services
2006	No Current Listing	Haines Company, Inc.
2004	no info	Haines Company
2001	HUSAK Christine R	Haines & Company, Inc.
1980	VERRAL L A	Pacific Telephone

15336 ARCHWOOD ST

Year	Uses	Source
2014	IVANA TEJEDA	Cole Information Services
2009	DRAWAHOLIC INC	Cole Information Services
2006	HONICH Ted	Haines Company, Inc.
	KAUFMAN Elena	Haines Company, Inc.
2004	KAUFMANElena	Haines Company
	OCCUPANT UNKNOWN	Cole Information Services
2001	KAUFMAN Elena	Haines & Company, Inc.
1999	OCCUPANT UNKNOWN	Cole Information Services

FINDINGS

15337 ARCHWOOD ST

Year	Uses	Source
2014	NANCY VALENTINE	Cole Information Services
2009	NANCY VALENTINE	Cole Information Services
2006	VALENTINE NC	Haines Company, Inc.
2004	VALENTINENC	Haines Company
	NANCY VALENTINE	Cole Information Services
2001	VALENTINE N C	Haines & Company, Inc.
1999	NANCY VALENTINE	Cole Information Services
1980	VALENTINE A R	Pacific Telephone

15340 ARCHWOOD ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
2009	JUANA OCHOA	Cole Information Services
2006	OCHOAJuana	Haines Company, Inc.
2004	SOCHOAJuana	Haines Company
	JUANA OCHOA	Cole Information Services
2001	OCHOA Juana	Haines & Company, Inc.
1999	JUANA OCHOA	Cole Information Services
1994	DEVEAU, GEORGE W SR	Cole Information Services

15343 ARCHWOOD ST

Year	Uses	Source
2014	HAGOP MAZEDJIAN	Cole Information Services
2009	GHATCHIG MAZEDJIAN	Cole Information Services
2006	MAZEDJIANAnahid	Haines Company, Inc.
2004	SMAZEDJIANAnahid	Haines Company
	GHATCHIG MAZEDJIAN	Cole Information Services
2001	MAZEDJIAN Anahid	Haines & Company, Inc.
1999	ANAHID MAZEDJIAN	Cole Information Services
1994	MAZEDJIAN, ANAHID	Cole Information Services
1980	DARST RALPH	Pacific Telephone

15346 ARCHWOOD ST

Year	Uses	Source
2014	DANIEL SAIGHE	Cole Information Services
2006	e PORTILLORaul	Haines Company, Inc.
2004	JOSE CANALES	Cole Information Services
2001	FLORES Maria J	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	PORTILLO Raul	Haines & Company, Inc.
	GARCIA Cecilia	Haines & Company, Inc.
1980	HAMMER V H	Pacific Telephone

15347 ARCHWOOD ST

Year	Uses	Source
2009	DIKRANOUHI BALIAN	Cole Information Services
2006	a BALIAN Sarlds	Haines Company, Inc.
2004	SBALIAN Sarkis	Haines Company
	DIKRANOUHI BALIAN	Cole Information Services
2001	BALIAN Sarkis	Haines & Company, Inc.
1999	DIKRANOUHI BALIAN	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1994	BALIAN, SARKIS	Cole Information Services

15348 ARCHWOOD ST

Year	Uses	Source
2004	SPORTILLORaul	Haines Company

15350 ARCHWOOD ST

Year	Uses	Source
2014	ARAM DZHURYAN	Cole Information Services
2009	ARMANDO MONROY	Cole Information Services
2006	a HERRERALuis	Haines Company, Inc.
	MENDEZRober Io	Haines Company, Inc.
	PLASCENCIA Miguel	Haines Company, Inc.
2004	MENDEZRoberto	Haines Company
	HERRERALuts	Haines Company
	PLASCENCIA Miguel	Haines Company
	ROBERTO MENDEZ	Cole Information Services
2001	MENDEZ Roberto	Haines & Company, Inc.
	HERRERA Luis	Haines & Company, Inc.
1999	ARMANDO MONROY	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services

15353 ARCHWOOD ST

Year	Uses	Source
2014	EVANGELINA ALMANZA	Cole Information Services
2009	LETICIA ACUNA	Cole Information Services
2006	ALMAANZA Paricia	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	ACUNA Latcda	Haines Company, Inc.
	SANDOVAL Aeecla	Haines Company, Inc.
2004	ALMANZA Evangelina	Haines Company
	ELIAZAR ALMANZA	Cole Information Services
2001	ALMANZA Eliazar	Haines & Company, Inc.
1999	LETICIA ACUNA	Cole Information Services
1994	PALATUCCI, JOHN	Cole Information Services
1980	JACKSON CLAUDE R	Pacific Telephone

15354 ARCHWOOD ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
2009	CHAN LIU	Cole Information Services
2006	UU Peter Y	Haines Company, Inc.
2004	LIUPeter Y	Haines Company
	CHAN LIU	Cole Information Services
2001	LIU Peter Y	Haines & Company, Inc.
1999	CHAN LIU	Cole Information Services
1980	GUIDON JOANNE	Pacific Telephone

15361 ARCHWOOD ST

Year	Uses	Source
2014	POLLY LUCKE	Cole Information Services
2009	ARMANDO MONROY	Cole Information Services
	GUSTAVO MARTINEZ	Cole Information Services
	J CATILLO	Cole Information Services
2006	CATILLOJ	Haines Company, Inc.
	MARTINEZ Gustavo	Haines Company, Inc.
2004	OPORTILLOJose	Haines Company
	JOSE PORTILLO	Cole Information Services
2001	PORTILLO Jose	Haines & Company, Inc.
1999	ARMANDO MONROY	Cole Information Services

COLUMBUS AVE

6661 COLUMBUS AVE

Year	Uses	Source
1980	SUBRAMANIAM L	Pacific Telephone

FINDINGS

6700 COLUMBUS AVE

Year	*Uses*	*Source*
2014	COLUMBUS AVENUE SCHOOL	Cole Information Services
	COLUMBUS AVENUE SCHOOL	Cole Information Services
2006	COLUMBUS AVENUE SCHOOL	Haines Company, Inc.

LEMAY PL

15333 LEMAY PL

Year	*Uses*	*Source*
1962	HEIN GORDON	Pacific Telephone

LEMAY ST

15321 LEMAY ST

Year	*Uses*	*Source*
2014	DEVON BOWMAN	Cole Information Services
2009	DEVON BOWMAN	Cole Information Services
2006	BOUZAGLOU David	Haines Company, Inc.
2004	OPOLACZECKAnnia	Haines Company
	PATRICIA RICH	Cole Information Services
2001	KOTICHAS Frank	Haines & Company, Inc.
1999	DEVON BOWMAN	Cole Information Services
1975	Evans Jerry	Pacific Telephone
1970	PADILLA WM J	Pacific Telephone
	PADILLA WM J	Pacific Telephone
1950	EVANS GEO L R	Pacific Telephone
	EVANS GEO L R	Pacific Telephone

15327 LEMAY ST

Year	*Uses*	*Source*
2014	LILIBETH VILLANUEVA	Cole Information Services
2009	EMILY LUNA	Cole Information Services
2006	e LUNAThomas	Haines Company, Inc.
2004	SLUNAEmily	Haines Company
	THOMAS LUNA	Cole Information Services
2001	LUNA Thomas	Haines & Company, Inc.
1999	EMILY LUNA	Cole Information Services
1975	Luna Robt	Pacific Telephone
	Luna Robt	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	LUNA ROBT	Pacific Telephone
	LUNA ROBT	Pacific Telephone
1962	EVANS BLANCHE D	Pacific Telephone
1956	EVANS BLANCHE D	Pacific Telephone

15333 LEMAY ST

Year	Uses	Source
2014	WILLIAM CONTRERAS	Cole Information Services
2009	WILLIAM CONTRERAS	Cole Information Services
2006	CONTRERASWIlliam	Haines Company, Inc.
	CONTRERASNWi ll Iam	Haines Company, Inc.
2004	CONTRERASDelaossa	Haines Company
	CONTRERASDe La	Haines Company
	Ossa Wm R	Haines Company
	WILLIAM CONTRERAS	Cole Information Services
2001	Ossa Wm R	Haines & Company, Inc.
	CONTRERAS De La	Haines & Company, Inc.
1999	WILLIAM CONTRERAS	Cole Information Services
1995	Contreras Wm R	Pacific Bell
1994	CONTRERAS, WILLIAM R	Cole Information Services
1991	Contreras Wm R	Pacific Bell
1985	Contreras Wm R	Pacific Bell
	Contreras Y	Pacific Bell
1980	CONTRERAS WM R	Pacific Telephone
1975	Contreras Wm R	Pacific Telephone
1970	CONTRERAS WM R	Pacific Telephone
	CONTRERAS WM R	Pacific Telephone
1956	WOOD ZENO Z	Pacific Telephone

15342 LEMAY ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.

15343 LEMAY ST

Year	Uses	Source
2014	ARTHUR LERNER	Cole Information Services
2009	ARTHUR LERNER	Cole Information Services
2006	e LERNERArthur	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2004	LERNERArhur	Haines Company
	ARTHUR LERNER	Cole Information Services
2001	LERNER Arthur	Haines & Company, Inc.
1999	ARTHUR LERNER	Cole Information Services
1962	BERNHARDT HERMAN	Pacific Telephone
	APFELBAUN PAUL M	Pacific Telephone
1956	CULBERTSON CHAS O	Pacific Telephone
	RICKERT MARTIN R R	Pacific Telephone
1950	RICKERT MARTIN R R	Pacific Telephone
	RICKERT MARTIN R R	Pacific Telephone

15353 LEMAY ST

Year	Uses	Source
2014	ROSEANN CHINGCUANGCO	Cole Information Services
2009	BRADLEY DUNN	Cole Information Services
	CHAPIS HEATING & AIR	Cole Information Services
2006	DUNN Bradley	Haines Company, Inc.
2004	CONTRERASDelaossa	Haines Company
	0 DUNNBradley	Haines Company
	BRADLEY DUNN	Cole Information Services
2001	DUNN Bradley	Haines & Company, Inc.
1999	BRADLEY DUNN	Cole Information Services
1980	GALBREATH GARY	Pacific Telephone
1970	HERRMANN L JOE	Pacific Telephone
	HERRMANN L JOE	Pacific Telephone
1962	TOMPKINS BEN G	Pacific Telephone
1956	BARE JOHN R	Pacific Telephone
1950	CHAMBERS H L R	Pacific Telephone
	CHAMBERS H L R	Pacific Telephone

15357 LEMAY ST

Year	Uses	Source
2014	ANGIE RYAN	Cole Information Services
2009	OCCUPANT UNKNOWN	Cole Information Services
1991	Wagner Lawrence C	Pacific Bell
	W AGN E R LE ON ARD R DPM podtrst	Pacific Bell
1985	Wagner Lawrence C	Pacific Bell
1980	WAGNER LAWRENCE C	Pacific Telephone
1970	HOGAN ROBT J	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	HOGAN ROBT J	Pacific Telephone
1962	KYHL EMIL N	Pacific Telephone
1956	SEWARD L J	Pacific Telephone

N SEPULVEDA BLVD

6648 N SEPULVEDA BLVD

Year	Uses	Source
1980	WAKUTA DARYL	Pacific Telephone

6649 N SEPULVEDA BLVD

Year	Uses	Source
1995	Hernandez MIguet	Pacific Bell
1991	Diamond Arthur	Pacific Bell
	Munoz Ruben	Pacific Bell
1985	Yiga David	Pacific Bell
1980	BECKER J	Pacific Telephone
	CARR BETH	Pacific Telephone
	COVEY JON	Pacific Telephone
	CRAW M	Pacific Telephone
	FITZGERALD TERRY	Pacific Telephone
	HATCH MICHAEL	Pacific Telephone
	JOHNSON PENNY S	Pacific Telephone
	KAILEY D	Pacific Telephone
	KHOUGAZ N S	Pacific Telephone
	LIPPUNER S	Pacific Telephone
	MOSS TAMARA	Pacific Telephone
	MOSS TAMARA C	Pacific Telephone
	PARK KWANGHO	Pacific Telephone
	WATSON J A	Pacific Telephone
1975	Conley Roger	Pacific Telephone
	Hathaway Roger M	Pacific Telephone
	Hesla Lyle	Pacific Telephone
	Jacoby Harry Jay	Pacific Telephone
	Leppert C	Pacific Telephone
	Naveira Andres	Pacific Telephone
	Randall Michael Ray	Pacific Telephone
1970	BISHOP R	Pacific Telephone
	HESLA LYLE	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	NAVEIRA ANDRES	Pacific Telephone
	ROGERS B L	Pacific Telephone
	TOPPING S	Pacific Telephone
	BISHOP R	Pacific Telephone
	HESLA LYLE	Pacific Telephone
	NAVEIRA ANDRES	Pacific Telephone
	ROGERS B L	Pacific Telephone
	TOPPING S	Pacific Telephone

6655 N SEPULVEDA BLVD

Year	Uses	Source
1991	Childs John	Pacific Bell
	Childs Karen	Pacific Bell
1985	Brinley G	Pacific Bell
	Brinley R	Pacific Bell
	Childs John	Pacific Bell
	Marek L	Pacific Bell
	Ofanlon Thos P	Pacific Bell
	OHanlon Wilda & Lois Sylm	Pacific Bell
1980	CZARNECKI LE	Pacific Telephone
	MAREK FRANK	Pacific Telephone
	MIELAK V	Pacific Telephone
1975	Ferganchick Connie L	Pacific Telephone
	Potourian Antranig	Pacific Telephone
	Reid L	Pacific Telephone
1970	BROWN STEPHEN	Pacific Telephone
	MEEK EARL C	Pacific Telephone
	OLTEN VALOLSE	Pacific Telephone
	ROSKELLEY MILTON	Pacific Telephone
	BROWN STEPHEN	Pacific Telephone
	MEEK EARL C	Pacific Telephone
	OLTEN VALOLSE	Pacific Telephone
	ROSKELLEY MILTON	Pacific Telephone

6661 N SEPULVEDA BLVD

Year	Uses	Source
1995	Walker John Francis	Pacific Bell
1985	Esser Michel S	Pacific Bell
	Esser Stephen L	Pacific Bell

FINDINGS

Year	Uses	Source
1980	RIDER DAVID H	Pacific Telephone
	KING P J	Pacific Telephone
	MONTGOMERY C	Pacific Telephone
	GHOULAM EDGARD	Pacific Telephone
1975	Zelinski John L	Pacific Telephone
	Taylor Walter H	Pacific Telephone
	Taylor Walter H	Pacific Telephone
	Mc Glocklin Stephen L	Pacific Telephone
	Horobetz N C	Pacific Telephone
1970	HANKINS L	Pacific Telephone
	HANKINS L	Pacific Telephone

6666 N SEPULVEDA BLVD

Year	Uses	Source
1995	Cuaresma Arlyn	Pacific Bell
	Davis Scott L	Pacific Bell
1991	Aldea Titus	Pacific Bell
	Aldebert L&M	Pacific Bell
	!Allor Russ	Pacific Bell
	Bott Jonathan	Pacific Bell
	Ciravolo Mike	Pacific Bell
	Circa	Pacific Bell
	Davis Scott L	Pacific Bell
	Dongo Oscar	Pacific Bell
	Dongo R Nor	Pacific Bell
	Eldal Reed	Pacific Bell
	Hodge Richard	Pacific Bell
	Hodge Robt F	Pacific Bell
	Mc Dermott J T	Pacific Bell
	Oabanuelos E	Pacific Bell
	Roach Brian	Pacific Bell
	Snyder CK	Pacific Bell
	Snyder CM	Pacific Bell
	Snyder C& V Sylm	Pacific Bell
	Snyder Carl B	Pacific Bell
	Snyder Carol	Pacific Bell
	Snyder Charlene	Pacific Bell
	Snyder Charles	Pacific Bell
	Snyder Cheri	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Tobias Gloria	Pacific Bell
	Walters W	Pacific Bell
	Washington Merlen	Pacific Bell
	Williams Thos A	Pacific Bell
	Wong Roger	Pacific Bell
	Wang Ron	Pacific Bell
	Wang Ron	Pacific Bell
	Wong Russell	Pacific Bell
1985	Alas Ricardo	Pacific Bell
	Anderson Kerry	Pacific Bell
	Anderson Kevin	Pacific Bell
	Burke Thos	Pacific Bell
	Burke Timothy T	Pacific Bell
	Burke Tony	Pacific Bell
	Carrillo H J Mr	Pacific Bell
	Dvorak Josef	Pacific Bell
	Erdell Chas	Pacific Bell
	Estrada Jazmin	Pacific Bell
	Farinelli Peter	Pacific Bell
	Finley Carmen	Pacific Bell
	Finleyl D	Pacific Bell
	Finlel D Bl Pac	Pacific Bell
	Florez Dean	Pacific Bell
	Jones L R	Pacific Bell
	Jones L S North Hollywood	Pacific Bell
	Kanroterman Lewis	Pacific Bell
	Lee Dong Hoon	Pacific Bell
	Miller Lynn	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M Pac	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Naim Kambiz	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Ness Tami	Pacific Bell
	Powell Keith C	Pacific Bell
	Rau Richard	Pacific Bell
	Ruppert Michael C	Pacific Bell
	Spagg I	Pacific Bell
	Stamps Donna A	Pacific Bell
	Steele Jeff L	Pacific Bell
	Steele Jeffery	Pacific Bell
	Utanes L	Pacific Bell
	Utica Floor Covering Inc	Pacific Bell
	Voosen Bl	Pacific Bell
	Wetli Brad	Pacific Bell
	Wiemokiy Gary D	Pacific Bell
	Wiemokly Sheldon Sep	Pacific Bell
	Williams Thos A	Pacific Bell
	Witter Tori Lynn	Pacific Bell
	Wang Roger	Pacific Bell
1980	LETERIA ROBT	Pacific Telephone
	LOHMANN KEVIN	Pacific Telephone
	MARSOOBIAN BRUCE	Pacific Telephone
	BAUERS RONALD	Pacific Telephone
	BELL RICHARD J	Pacific Telephone
	BLUETT NICOLE	Pacific Telephone
	BRICKEL HAROLD	Pacific Telephone
	BRODERICK L	Pacific Telephone
	BURKE THOS	Pacific Telephone
	FRIZELL DAVID P JR	Pacific Telephone
	GARRETT DEWAYNE	Pacific Telephone
	HENDERSON JAS I	Pacific Telephone
	HOLMAN ROBT H	Pacific Telephone
	JOHNSON CHRIS F	Pacific Telephone
	KASPER EDW	Pacific Telephone
	KUNA JOHN SR	Pacific Telephone
	LAI BEATRICE	Pacific Telephone
	MCCLELLAN J RUSSELL	Pacific Telephone
	MULLIGAN C A	Pacific Telephone
	NISHIDA WM	Pacific Telephone
	ORENZOW LAWRENCE	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	PIERCE M L	Pacific Telephone
	RADER D	Pacific Telephone
	RAMON JAVIER	Pacific Telephone
	ROFSKY WENDY	Pacific Telephone
	SANTISO GUILLERMO	Pacific Telephone
	SCHMID N	Pacific Telephone
	SHANKAR KUMAR	Pacific Telephone
	SMITH ANTHONY	Pacific Telephone
	THOMPSON ROBT	Pacific Telephone
	TUTTLE ROBT O	Pacific Telephone
	VVKOVICH T T	Pacific Telephone
	WALKER H LOUISE	Pacific Telephone
	WEINBERG JANET	Pacific Telephone
	WILLIAMS THOS A	Pacific Telephone
	YOSHIHARA LINDA	Pacific Telephone
	ZELDIN JOSEPH	Pacific Telephone

6700 N SEPULVEDA BLVD

Year	Uses	Source
1995	Ahimsa Sub Acute Center	Pacific Bell
	Coinson Lillian	Pacific Bell
	Glasser R	Pacific Bell
	Mongelli Janet	Pacific Bell
1991	Beverly Manor Convalescent Hospital	Pacific Bell
	Cresse Dorothy	Pacific Bell
	Cresse John W	Pacific Bell
	Katz M R	Pacific Bell
	Merwin I	Pacific Bell
	Raum Alma C	Pacific Bell
1985	BE VE RLY HOME HE ALTH CARE AGCY	Pacific Bell
	Beverly Home Health Care Services	Pacific Bell
	BE VE RLY MAN OR CON VALE S CE N T HOS PITAL	Pacific Bell
	Carson R M	Pacific Bell
	Friedman Anna	Pacific Bell
	Friedman Anne	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	State License Me 16855	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Katz M R	Pacific Bell
	Robertson Minnie	Pacific Bell
	Robertson N M	Pacific Bell
1980	KEENAN JOHN B	Pacific Telephone
	LAYPORT LILLIAN	Pacific Telephone
	PROSSER FRIEDA	Pacific Telephone
	SMALL JOS	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	BIGUE CLARITA	Pacific Telephone
	FINK MOLLIE	Pacific Telephone
	JOHNSTON WARREN W	Pacific Telephone
1975	Avon S Bruce	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	Boswell F E	Pacific Telephone
	Castoria Ralph	Pacific Telephone
	Finke Molly	Pacific Telephone
	Glassley Carrie	Pacific Telephone
	Gray Marion A	Pacific Telephone
	Henry Iva P	Pacific Telephone
	Johnston Warren W	Pacific Telephone
	Mc Claskey Norna	Pacific Telephone
	Milhouse Doris	Pacific Telephone
	Miller Saml	Pacific Telephone
	Pfister Anna	Pacific Telephone
	Reid J L	Pacific Telephone
	Smith Rebecca B	Pacific Telephone
	Thom May	Pacific Telephone
	Toyser I Y	Pacific Telephone
1970	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone

FINDINGS

6705 N SEPULVEDA BLVD

Year	Uses	Source
1980	HEINER JERRY	Pacific Telephone

6719 N SEPULVEDA BLVD

Year	Uses	Source
1995	The Chateau Motel	Pacific Bell
	Chateau Motel The	Pacific Bell
1991	The Chateau Motel	Pacific Bell
1985	The Chateau Motel	Pacific Bell
	Chateau Motel The	Pacific Bell
1980	CHATEAU MOTEL THE	Pacific Telephone
	BACA DELFINO	Pacific Telephone
1975	Western Motel & Apts	Pacific Telephone
1970	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	BACA DELFINO	Pacific Telephone

6720 N SEPULVEDA BLVD

Year	Uses	Source
1980	RIECHERT HEDWIG A	Pacific Telephone
	HUGHES ROSS E	Pacific Telephone

6734 N SEPULVEDA BLVD

Year	Uses	Source
1995	Perla Del Mar	Pacific Bell
1985	MARCOS restrnt	Pacific Bell
1980	MARCOS RESTRNT	Pacific Telephone
1975	Marcos restrnt	Pacific Telephone

6735 N SEPULVEDA BLVD

Year	Uses	Source
1995	Valencia Lock & Key Service	Pacific Bell
	Valencia Lock & Key Service	Pacific Bell
1985	Sands Bruce	Pacific Bell
	Sands Bob Fishing Tackle	Pacific Bell
1980	SANDS BOB FISHING TACKLE	Pacific Telephone
1975	Sands Bob Fishing Tackle	Pacific Telephone
	Bob Sands Fishing Tackle	Pacific Telephone
1970	SANDS BOB FISHING TACKIE	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	SANDS BOB FISHING TACKIE	Pacific Telephone

6737 N SEPULVEDA BLVD

Year	Uses	Source
1995	Ace Gun Shop	Pacific Bell
1991	Ace Gun Shop	Pacific Bell
1985	Ace Gun Shop	Pacific Bell
1980	ACE GUN SHOP	Pacific Telephone
1975	Allen Engineering Inc	Pacific Telephone
1970	ALLEN ENGINEERING INC	Pacific Telephone
	ALLEN ENGINEERING INC	Pacific Telephone

6739 N SEPULVEDA BLVD

Year	Uses	Source
1995	Telamax Repair Center	Pacific Bell
	Telemax Repair Center	Pacific Bell
1991	Telamax Repair Center	Pacific Bell
	Telander Jeffrey Tuo	Pacific Bell
	Telang Atul	Pacific Bell
1985	Valley Printers & Type Setters	Pacific Bell
1980	VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone
1975	Beckman Wm T Valley Printers & Type Setters	Pacific Telephone
	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone

6740 N SEPULVEDA BLVD

Year	Uses	Source
1995	Chicago Pharmacies Inc	Pacific Bell
1991	Drugan J Scott Nor	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	PHARMACY	Pacific Bell
	American Guide Publications	Pacific Bell
	American Greetings	Pacific Bell
1990	HALLMARK CARDS & GIFTS VAN NUYS	Pacific Bell
1986	HALLMARK CARDS & GIFTS VAN NUYS	Pacific Bell
1985	From Los Angeles Telephones Call	Pacific Bell
	& GIFTS	Pacific Bell
	DRUG W ORLD PHARMACY	Pacific Bell

Year	Uses	Source
1981	DRUG WORLD PHARMACY VAN NUYS	Pacific Telephone
1980	DRUG WORLD PHARMACY	Pacific Telephone
1976	Drug World Pharmacy	Pacific Telephone
1975	DRUG WORLD PHARMACY	Pacific Telephone
1971	Drug World Pharmacy	Pacific Telephone

6741 N SEPULVEDA BLVD

Year	Uses	Source
1995	Bob Sands Fishing Tackle	Pacific Bell
1991	Bob Sands Fishing Tackle	Pacific Bell
1985	ME TRO MAIN TE N AN CE S YS TE MS IN C	Pacific Bell
1980	METRO MAINTENANCE SYSTEMS INC	Pacific Telephone
1975	Accounting Services Unlimited	Pacific Telephone
	FERGANCHICK FRED L ins	Pacific Telephone
1971	SERVO TEK OF California INC	Pacific Telephone

6743 N SEPULVEDA BLVD

Year	Uses	Source
1991	Enriques Mexican Restaurant	Pacific Bell
1985	Enriques Mexican Restaurant	Pacific Bell
	Valdez Hentry Erirqucs Mexican Restaurant	Pacific Bell
1980	VALDEZ HENRY ENRIQUES MEXICAN RESTAURANT	Pacific Telephone
	ENRIQUE S MEXICAN RESTAURANT	Pacific Telephone
	ENRIQUE S MEXICAN RESTAURANT	Pacific Telephone
1975	ENRIQUES MEXICAN RESTAURANT	Pacific Telephone
	Chavez Geo Enriques Mexican Restaurant	Pacific Telephone
	Valdez Henry Enriques Mexican Restaurant	Pacific Telephone
	Orinoco Restaurant & Cocktail Lounge	Pacific Telephone

6748 N SEPULVEDA BLVD

Year	Uses	Source
1995	Johns Shoe Repair	Pacific Bell
1985	Johns Shoe Repair	Pacific Bell
1980	ARTHERS SHOE REPAIR	Pacific Telephone

FINDINGS

6750 N SEPULVEDA BLVD

Year	Uses	Source
1995	Li Tonis Cuts Unlimited	Pacific Bell
	Shears Barber & Styling	Pacific Bell
1991	Cutt Michael	Pacific Bell
	Cuts Unlimited	Pacific Bell
1985	Cuts Unlimited	Pacific Bell
1980	MAURICE S HAIRMASTERS STYLING	Pacific Telephone
1975	Maurices Hairmasters Styling	Pacific Telephone

6752 N SEPULVEDA BLVD

Year	Uses	Source
1995	One & Only Too	Pacific Bell
1991	Cindy Retchin	Pacific Bell
	Cindy Nails	Pacific Bell
	Color Carousel Coiffures	Pacific Bell
1985	Color Carousel Coiffures	Pacific Bell
1980	COLOR CAROUSEL COIFFURES	Pacific Telephone
1975	Color Carousel Coiffures	Pacific Telephone
1970	CAROUSEL COIFFURES	Pacific Telephone
	COLOR CAROUSEL COIFFURES	Pacific Telephone
	CAROUSEL COIFFURES	Pacific Telephone
	COLOR CAROUSEL COIFFURES	Pacific Telephone

6754 N SEPULVEDA BLVD

Year	Uses	Source
1995	Sepulveda Cleaners	Pacific Bell
1991	Sepulveda Cleaners	Pacific Bell
1985	Alpha Centre Cleaners	Pacific Bell
1980	ALPHA CENTRE CLEANERS	Pacific Telephone
1975	ALPHA CENTRE CLEANERS	Pacific Telephone
	Alpha Self Service Laundramat	Pacific Telephone
1970	ALPHA CENTRE CLEANERS & SHIRT LAUNDRY	Pacific Telephone
	ALPHA CENTRE CLEANERS & SHIRT LAUNDRY	Pacific Telephone

6756 N SEPULVEDA BLVD

Year	Uses	Source
1995	Coin Laundry	Pacific Bell
1991	Coin Laundry	Pacific Bell

FINDINGS

Year	Uses	Source
1985	The Coin Laundry	Pacific Bell
	Coin Laundry	Pacific Bell
1980	THE COIN LAUNDRY	Pacific Telephone

6759 N SEPULVEDA BLVD

Year	Uses	Source
1980	VALLEY CHEVRON SERVICE	Pacific Telephone
1975	SMITH GERRY CHEVRON	Pacific Telephone
	Sepulveda & Vanowen	Pacific Telephone

6801 N SEPULVEDA BLVD

Year	Uses	Source
1985	R H S Oil Co	Pacific Bell
1980	R H S OIL CO	Pacific Telephone
1975	Van Nuys	Pacific Telephone

6810 N SEPULVEDA BLVD

Year	Uses	Source
1991	Wash World	Pacific Bell
	Washabaugh Kenny	Pacific Bell
1985	Wash World	Pacific Bell
1980	WASH WORLD	Pacific Telephone

6819 N SEPULVEDA BLVD

Year	Uses	Source
1995	GRUPOMEDLEGAL	Pacific Bell
	N E C GROUP INC	Pacific Bell
	Berger Fred D Certified Real Estate Appraiser	Pacific Bell
	Ofe	Pacific Bell
	Dynamic Home Care	Pacific Bell
	Emergency Concepts	Pacific Bell
	Emergency Medical Training	Pacific Bell
	Gillis Thobe & Associates	Pacific Bell
	Goldsmith Jack E	Pacific Bell
	Med Legal Network	Pacific Bell
	N E CGroup Inc	Pacific Bell
	Northeast Valley Health Corporation	Pacific Bell
	Womens Substance Abuse Recovery Center	Pacific Bell
	Quality Mortgage	Pacific Bell

FINDINGS

Year	Uses	Source
1995	S KM Properties	Pacific Bell
	Salin IDDS	Pacific Bell
	Thobe J Greg	Pacific Bell
1991	Alda Magnesite	Pacific Bell
	Blakeslee Charles & Co	Pacific Bell
	Erin Leigh Enterprises	Pacific Bell
	Erin Ron& Lina	Pacific Bell
	Gillis Thobe & Associates	Pacific Bell
	Goldsmith Jack E	Pacific Bell
	Goldsmith Jeffreys	Pacific Bell
	Goldsmith Joel	Pacific Bell
	Goldsmith Keith	Pacific Bell
	Kroes Wm Dr & Associates	Pacific Bell
	Law Office Of Patricia Ann Murray The	Pacific Bell
	Pearly Whites Dental Lab	Pacific Bell
	Per Diem Staffing Systems	Pacific Bell
	Per Diem Staffing Systems Inc P Cty	Pacific Bell
	Premier Medical Evaluation	Pacific Bell
	Royal Deck & Stair	Pacific Bell
	Ruzin Irene atty	Pacific Bell
	Ruzin Jack	Pacific Bell
	Ruzin Leonid	Pacific Bell
	S KM Properties	Pacific Bell
	Salin IDDS	Pacific Bell
	Traditional Industry	Pacific Bell
	Traditional Mortgage	Pacific Bell
	From Fontana Telephones Call	Pacific Bell
	Frem Santa Clarita Telephones Call	Pacific Bell
	Wachtel Elliott J atty	Pacific Bell
	Western Magnesite	Pacific Bell
	Financial Secretary	Pacific Bell
1990	ALLSTATE INSURANCE COMPANIES SALES OFFICES LOS ANGELES	Pacific Bell
	FINANCIAL SECRETARY	Pacific Bell
1986	ALLSTATE INSURANCE COMPANIES SALES OFFICES	Pacific Bell
	FINANCIAL SECRETARY EXECUTIVE OPERATIONS VAN NUYS	Pacific Bell
	JARETT ASSOCIATES INCORPORATED VAN NUYS	Pacific Bell

FINDINGS

Year	Uses	Source
1986	JARETT HEALTH PLAN SERVICES VAN NUYS	Pacific Bell
1985	Andre Lawrence L Ph D	Pacific Bell
	BDL Dental Studio	Pacific Bell
	Consolver J Paul MD	Pacific Bell
	Consortium Financial Services	Pacific Bell
	Eye Lab Medical Group Inc The	Pacific Bell
	Executive & Operations	Pacific Bell
	Central Branch	Pacific Bell
	Eastern Branch	Pacific Bell
	Valley Branch	Pacific Bell
	Hospital Home Care Departments Incorporated	Pacific Bell
	Jarett Health Plan Services	Pacific Bell
	Kessler Chas R Ph D	Pacific Bell
	Minas Construction	Pacific Bell
	Minas D O D	Pacific Bell
	Phantom Systems Inc	Pacific Bell
	Real Estate Video	Pacific Bell
	Real Estate 4	Pacific Bell
	The Eye Lab Medical Group Inc	Pacific Bell
	VALLE Y THRIFT & LOAN	Pacific Bell
	Vocational Exploration Services Inc	Pacific Bell
	FINANCIAL SECRETARY	Pacific Bell
1975	Rallye Auto Sales	Pacific Telephone

6833 N SEPULVEDA BLVD

Year	Uses	Source
1995	Achkar Elie	Pacific Bell
	Leonaod Foitrner	Pacific Bell
	Rinvil E	Pacific Bell
	Vargas E G His	Pacific Bell
	! Vargas Eduardo G	Pacific Bell
	Velez Raul	Pacific Bell
1991	Achkar Elie	Pacific Bell
	Asfaw Yewandwesen	Pacific Bell
	Carrillo Apolonia	Pacific Bell
	Choi Lai	Pacific Bell
	Dharman Aswin	Pacific Bell
	Graczyk Matthew & Leticia	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Graczyk Ron	Pacific Bell
	Grad E	Pacific Bell
	Grad Gerald	Pacific Bell
	Grad Marcia	Pacific Bell
	Grad Maurice	Pacific Bell
	Grad Moses & Shraga	Pacific Bell
	Heidenreich Glen	Pacific Bell
	Heidenreich Paul & Sue	Pacific Bell
	Heider E	Pacific Bell
	Heider James	Pacific Bell
	Mofrad Karo	Pacific Bell
	Mofrad Mr	Pacific Bell
	Moftakhar Nassen & Kian	Pacific Bell
	Mogab Alexander III	Pacific Bell
	Tadesse Yared	Pacific Bell
	Vargas Eduardo G	Pacific Bell
	Vargas Edw	Pacific Bell
	Vargas Edwin	Pacific Bell
1985	Bryan Ranald	Pacific Bell
	Crawford A S	Pacific Bell
	Crawford Abe	Pacific Bell
	Emmert Harald K	Pacific Bell
	Emmert L Bl	Pacific Bell
	Hall R	Pacific Bell
	Koeb Karl	Pacific Bell
	Lopez Anna	Pacific Bell
	Mofrad Karp	Pacific Bell
	Palmer Greg	Pacific Bell
	Pasch Cheryl I	Pacific Bell
	Pasch F I	Pacific Bell
	Pasch Nancy E	Pacific Bell
	Paschaian Stephan	Pacific Bell
	Singh Baijit	Pacific Bell
	Wiedower Gregory	Pacific Bell
1980	GANDHI JITEN	Pacific Telephone
	GARCIA EFREN R	Pacific Telephone
	GIBNEY CAROL	Pacific Telephone
	GONZALES ARMANDO	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	HAMZA HASSAM	Pacific Telephone
	INFIELD LEE	Pacific Telephone
	KANE R A	Pacific Telephone
	LARA DAVID J	Pacific Telephone
	LLAMAS JESUS	Pacific Telephone
	MARSHALL RONALD M	Pacific Telephone
	PUENTE JUAN R	Pacific Telephone
	SALAZAR FELEPE	Pacific Telephone
	SARABIA SAUL SUVIA	Pacific Telephone
	WATERMAN LAWRENCE	Pacific Telephone
	WINEBRENNER R I LT	Pacific Telephone
	WORKMAN JOS	Pacific Telephone
	ALLEN BETSY	Pacific Telephone
	BARRETO JESUS	Pacific Telephone
	CAMPOZ ROBERTO TERREZ	Pacific Telephone
	CASTILLO HERLINDA	Pacific Telephone
	DANIAL MANUACHEHR	Pacific Telephone
	ELIZONDO GERMAN	Pacific Telephone
	FLORES NICOLAS	Pacific Telephone
	FLORES SONIA	Pacific Telephone
1975	Beach Rebeca A	Pacific Telephone
	Beck V	Pacific Telephone
	Blanche Saml	Pacific Telephone
	Cardenas Alvaro M	Pacific Telephone
	Carter Ella	Pacific Telephone
	Kupec Robt	Pacific Telephone
	Macias Refugio	Pacific Telephone
	Perez Martha	Pacific Telephone
	Plotkin Frances Dale	Pacific Telephone
	Stevens Jos M	Pacific Telephone
1970	WHITESIDE ROBT J	Pacific Telephone
	WOLFF MARCIA	Pacific Telephone
	ADAMS JIM	Pacific Telephone
	ARLEN PHILIP	Pacific Telephone
	BARSZCZ MICHAEL	Pacific Telephone
	BASSE DONALD G	Pacific Telephone
	BRAUER RONALD G	Pacific Telephone
	BREYDE ELLEN KAY	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	CHOTINER MARVIN	Pacific Telephone
	DEEDS OREN R	Pacific Telephone
	DOHERTY ANTHONY T	Pacific Telephone
	FROHMAN EDW L	Pacific Telephone
	GLENZ SABINE	Pacific Telephone
	GRAVES RICHARD	Pacific Telephone
	GROSSWIRTH EDW	Pacific Telephone
	HOEKENDORF JAS	Pacific Telephone
	KNAPP GARY J	Pacific Telephone
	MAIL MESSENGER SERVICE	Pacific Telephone
	MARTIN GARY	Pacific Telephone
	MATHES LOUIE B	Pacific Telephone
	MILLER DIANNE	Pacific Telephone
	MONGEAU R V	Pacific Telephone
	PENN DORIE	Pacific Telephone
	RESNICK ROBT A	Pacific Telephone
	SCHMITT STEVAN	Pacific Telephone
	SEIDEL JOHN	Pacific Telephone
	SOLOMON TERRY	Pacific Telephone
	WHITESIDE ROBT J	Pacific Telephone
	WOLFF MARCIA	Pacific Telephone
	ADAMS JIM	Pacific Telephone
	ARLEN PHILIP	Pacific Telephone
	BARSZCZ MICHAEL	Pacific Telephone
	BASSE DONALD G	Pacific Telephone
	BRAUER RONALD G	Pacific Telephone
	BREYDE ELLEN KAY	Pacific Telephone
	CHOTINER MARVIN	Pacific Telephone
	DEEDS OREN R	Pacific Telephone
	DOHERTY ANTHONY T	Pacific Telephone
	FROHMAN EDW L	Pacific Telephone
	GLENZ SABINE	Pacific Telephone
	GRAVES RICHARD	Pacific Telephone
	GROSSWIRTH EDW	Pacific Telephone
	HOEKENDORF JAS	Pacific Telephone
	KNAPP GARY J	Pacific Telephone
	MAIL MESSENGER SERVICE	Pacific Telephone
	MARTIN GARY	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	MATHES LOUIE B	Pacific Telephone
	MILLER DIANNE	Pacific Telephone
	MONGEAU R V	Pacific Telephone
	PENN DORIE	Pacific Telephone
	RESNICK ROBT A	Pacific Telephone
	SCHMITT STEVAN	Pacific Telephone
	SEIDEL JOHN	Pacific Telephone
	SOLOMON TERRY	Pacific Telephone

6841 N SEPULVEDA BLVD

Year	Uses	Source
1995	Lopez M	Pacific Bell
	Rodriguez Reyes	Pacific Bell
1991	Lara Ramon	Pacific Bell
	Lara Raul	Pacific Bell
	Martinez Hugo	Pacific Bell
	Mum Arniando	Pacific Bell
	Quintinilla Olga Lidia	Pacific Bell
	Rodriguez Reyes	Pacific Bell
	Rodriguez Reyes & Edwardo I Ol Sl Laurel Canyon Bl Pac .8963108	Pacific Bell
	Rodriguez Reyna Estela	Pacific Bell
	Zarazua Juan	Pacific Bell
	Andrade Rosa	Pacific Bell
	Cabrera Samuel	Pacific Bell
1985	Alvarez Estela H	Pacific Bell
	Araujo Olga Lidia	Pacific Bell
	Barrios Elisa	Pacific Bell
	Barrios Elvira	Pacific Bell
	Gorton Michael & Faith	Pacific Bell
	Hodges Wm	Pacific Bell
	Le Anh Q	Pacific Bell
	Macias Jose	Pacific Bell
	Mendoza Gilberto	Pacific Bell
	Rodriguez Martha A	Pacific Bell
	Sayegh Sonia	Pacific Bell
	Sayegh Tire Inc	Pacific Bell
	Shockley Daryl Bl	Pacific Bell
	Shockley Don R	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Tran Trung	Pacific Bell
	Yang Liu Cheng Mo	Pacific Bell
1980	MORALES H	Pacific Telephone
	PRATER BILLY GENE	Pacific Telephone
	RUELAS JAVIER	Pacific Telephone
	SANCHEZ MARTINA RAMIREZ	Pacific Telephone
	SMITH R D	Pacific Telephone
	STELLA DAN	Pacific Telephone
	URENA CARLOS	Pacific Telephone
	WHITE KAREN	Pacific Telephone
	YOUNG ROY A	Pacific Telephone
	ALVAREZ ESTELA H	Pacific Telephone
	DAVIDSON GREGORY A	Pacific Telephone
	ESQUEDA NASAR PONCE	Pacific Telephone
	GONZALEZ MANUEL	Pacific Telephone
	GONZALEZ RAYMOND	Pacific Telephone
	GRUCHALLA F L	Pacific Telephone
	MARTIN JIMMY	Pacific Telephone
1975	Coger John	Pacific Telephone
	Mc Mahann Robt L	Pacific Telephone
	MCMAHANS FURNITURE & APPLIANCES	Pacific Telephone
	Saucillo Ernesto	Pacific Telephone
1970	LIVERIS MICHAEL	Pacific Telephone
	MEINHARD PAUL E	Pacific Telephone
	PIZZI RAY	Pacific Telephone
	RIVERO RAMON	Pacific Telephone
	SAXMAN RON	Pacific Telephone
	SEAGER HAROLD S	Pacific Telephone
	SOULARIE RUSSELL A	Pacific Telephone
	STOREY DONNAJUNE	Pacific Telephone
	WALKER WM	Pacific Telephone
	WATSON KENNETH ROY	Pacific Telephone
	WEST RONALD L	Pacific Telephone
	YATSKO DAVID A	Pacific Telephone
	ABLON RICHARD W	Pacific Telephone
	ACCURSO VINCENT J	Pacific Telephone
	BALLENSKY DON S	Pacific Telephone
	BIGBY VIRGIL R	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	CROSBY JOEL S	Pacific Telephone
	FREUDENTHALER RONALD	Pacific Telephone
	HOWARD MARSHALL	Pacific Telephone
	LIVERIS MICHAEL	Pacific Telephone
	MEINHARD PAUL E	Pacific Telephone
	PIZZI RAY	Pacific Telephone
	RIVERO RAMON	Pacific Telephone
	SAXMAN RON	Pacific Telephone
	SEAGER HAROLD S	Pacific Telephone
	SOULARIE RUSSELL A	Pacific Telephone
	STOREY DONNAJUNE	Pacific Telephone
	WALKER WM	Pacific Telephone
	WATSON KENNETH ROY	Pacific Telephone
	WEST RONALD L	Pacific Telephone
	YATSKO DAVID A	Pacific Telephone
	ABLON RICHARD W	Pacific Telephone
	ACCURSO VINCENT J	Pacific Telephone
	BALLENSKY DON S	Pacific Telephone
	BIGBY VIRGIL R	Pacific Telephone
	CROSBY JOEL S	Pacific Telephone
	FREUDENTHALER RONALD	Pacific Telephone
	HOWARD MARSHALL	Pacific Telephone

6844 N SEPULVEDA BLVD

Year	Uses	Source
1980	ROSS LOOS MEDICAL GROUP	Pacific Telephone
1975	Harris Bobby J MD Ross Loos Medical Group	Pacific Telephone
	Quevedo Fred G MD Ross Loos Medical Group	Pacific Telephone
	Robertson Robert F MD Ross Loos Medical Group	Pacific Telephone
	Rosenblatt Robert M MD Ross Loos Medical Group	Pacific Telephone
	Russo Robert F OD Ross Loos Medical Group	Pacific Telephone
	Brundage Herald A MD Ross Loos Medical Group	Pacific Telephone
1970	NYE ROBERT G MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PERLOW DENNIS L MD ROSS LOOS MEDICAL GROUP	Pacific Telephone

Year	Uses	Source
1970	NYE ROBERT G MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PERLOW DENNIS L MD ROSS LOOS MEDICAL GROUP	Pacific Telephone

North Columbus Avenue

6700 North Columbus Avenue

Year	Uses	Source
2006	COLUMBUS AVENUE SCHOOL	Haines Company, Inc.

PEACH AVE

6639 PEACH AVE

Year	Uses	Source
1980	COCUZZA PHIL	Pacific Telephone
1970	SMITH DALTON	Pacific Telephone
	SMITH DALTON	Pacific Telephone
1962	GITLIN MURRAY	Pacific Telephone
1956	HARTZELL M L	Pacific Telephone
1950	TUFTS WM F R	Pacific Telephone
	TUFTS WM F R	Pacific Telephone

6640 PEACH AVE

Year	Uses	Source
1985	Soyka Ron	Pacific Bell
	Soyka Geo	Pacific Bell
	Soyer Peter	Pacific Bell
1980	SOYER PETER	Pacific Telephone
1970	SOYLER PETER	Pacific Telephone
	SOYLER PETER	Pacific Telephone
1962	SOYER PETER	Pacific Telephone
1956	OLSON ROGER B	Pacific Telephone
1950	BELL MAC R R	Pacific Telephone
	BELL MAC R R	Pacific Telephone

6647 PEACH AVE

Year	Uses	Source
1970	HUNTER NEIL M	Pacific Telephone
	HUNTER NEIL M	Pacific Telephone
1962	DOYLE MICHAEL	Pacific Telephone

Year	Uses	Source
1962	DOYLE JANET	Pacific Telephone
1956	SINCOMB F W	Pacific Telephone
1950	SKENDALL FRANK R	Pacific Telephone
	SKENDALL FRANK R	Pacific Telephone

6648 PEACH AVE

Year	Uses	Source
1970	MEDDOCK ALVIN A	Pacific Telephone
	MEDDOCK ALVIN A	Pacific Telephone
1956	MEDDOCK ALVIN A	Pacific Telephone
1950	MEDDOCK ALVIN A R	Pacific Telephone
	FOUNTAIN DEALOSS M R	Pacific Telephone
	MEDDOCK ALVIN A R	Pacific Telephone
	FOUNTAIN DEALOSS M R	Pacific Telephone

6655 PEACH AVE

Year	Uses	Source
1962	BOTHWELL DOUGLAS	Pacific Telephone
1956	BOTHWELL DOUGLAS R	Pacific Telephone

6656 PEACH AVE

Year	Uses	Source
2014	ARTUR GYOZALYAN	Cole Information Services
	HAROUT DARZIAN	Cole Information Services
2009	DAVID DARZIAN	Cole Information Services
2006	DARZIAN David	Haines Company, Inc.
2004	0 DARZIAN David	Haines Company
	DAVID DARZIAN	Cole Information Services
2001	DARZIAN David	Haines & Company, Inc.
1999	DAVID DARZIAN	Cole Information Services
1970	HUBBARD ELEANOR	Pacific Telephone
	HUBBARD ELEANOR	Pacific Telephone
1962	HUBBARD GEO M	Pacific Telephone
1956	DELVES H J	Pacific Telephone
1950	PALMER GORDON B R	Pacific Telephone
	PALMER GORDON B R	Pacific Telephone

FINDINGS

ROAD 6728 SEPULVEDA BLVD

137 ROAD 6728 SEPULVEDA BLVD

Year	Uses	Source
2014	JACOB JONES	Cole Information Services

SEPULVEDA

6739 SEPULVEDA

Year	Uses	Source
1970	BECKMAN WM T VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone
	BECKMAN WM T VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone

6844 SEPULVEDA

Year	Uses	Source
1970	MALIN LAWRENCE W MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

SEPULVEDA BLVD

6649 SEPULVEDA BLVD

Year	Uses	Source
2014	ALMA CRUZ	Cole Information Services
	BERNAL MARIA	Cole Information Services
	JOSEFINA FLORES	Cole Information Services
	NABILUM ISHO	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	ROBERTO HERNANDEZ	Cole Information Services
	HECTOR JIMENEZ	Cole Information Services
2009	AMERICO AREVALO	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	M ALVARENGA	Cole Information Services
	BRAULIO NOLASCO	Cole Information Services
	ROBERT HOPSON	Cole Information Services
	PAT BISHOP	Cole Information Services
	TAPESTRY BISHOP	Cole Information Services
	LORENA CRUZ	Cole Information Services
	BRAMBILA HERNANDEZ	Cole Information Services
	JORGE WHITE	Cole Information Services
	MARIA FLORES	Cole Information Services

FINDINGS

Year	Uses	Source
2009	GUSTAVO MENDOZA	Cole Information Services
	EMMA RAMOS	Cole Information Services
2006	NOLASCO Braullo	Haines Company, Inc.
	MENDOZA Guslavo	Haines Company, Inc.
	Josefina	Haines Company, Inc.
	APARTMENTS FLORES Maria	Haines Company, Inc.
	WHITEJorge A	Haines Company, Inc.
	REYNADebora Neaht	Haines Company, Inc.
2004	BRAULIO NOLASCO	Cole Information Services
	GUSTAVO MENDOZA	Cole Information Services
	JORGE WHITE	Cole Information Services
	E CARMEN	Cole Information Services
	DEBORA REYNA	Cole Information Services
	LEAUWANDEA CLARKE	Cole Information Services
1999	LORENA CRUZ	Cole Information Services
	MARIA FLORES	Cole Information Services
	JORGE WHITE	Cole Information Services
	EMMA RAMOS	Cole Information Services
	BRAMBILA HERNANDEZ	Cole Information Services
	GUSTAVO MENDOZA	Cole Information Services
	AMERICO AREVALO	Cole Information Services
	TAPESTRY BISHOP	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	M ALVARENGA	Cole Information Services
	BRAULIO NOLASCO	Cole Information Services
	ROBERT HOPSON	Cole Information Services
	PAT BISHOP	Cole Information Services

6653 SEPULVEDA BLVD

Year	Uses	Source
1970	AMMON GRACE E REALTORS	Pacific Telephone
	AMMON GRACE E REALTORS	Pacific Telephone

6654 SEPULVEDA BLVD

Year	Uses	Source
1970	KHOUGAZ JALIL	Pacific Telephone
	KHOUGAZ JALIL	Pacific Telephone
1962	KHOUGAZ JALIL	Pacific Telephone
1956	KHOUGAZ JALIL R	Pacific Telephone

FINDINGS

Year	Uses	Source
1950	KHOUGAZ JALIL R	Pacific Telephone
	KHOUGAZ JALIL R	Pacific Telephone
1930	Khougaz J N	Los Angeles Directory Co.
	Van Owen intersects	Los Angeles Directory Co.

6655 SEPULVEDA BLVD

Year	Uses	Source
2014	MARIA MONZON	Cole Information Services
	BERTA PEREIRA	Cole Information Services
	EDGAR CAJTI	Cole Information Services
2009	MARIA MONZON	Cole Information Services
	KEITH HENRY	Cole Information Services
	SELECT COMMUNICATION SYSTEMS	Cole Information Services
	MICHAEL LICHTER	Cole Information Services
2004	KEITH HENRY	Cole Information Services
	DEANNE STONE	Cole Information Services
	BERTA PEREIRA	Cole Information Services
1999	KEITH HENRY	Cole Information Services
	MICHAEL LICHTER	Cole Information Services
	MARIA MONZON	Cole Information Services
1994	SERRANO, OLGA X	Cole Information Services

6660 SEPULVEDA BLVD

Year	Uses	Source
1999	OCCUPANT UNKNOWN	Cole Information Services

6661 SEPULVEDA BLVD

Year	Uses	Source
2014	MICHAEL ESPINOSA	Cole Information Services
	DEBORAH MASTERSON	Cole Information Services
	TISA GOMES	Cole Information Services
	LIZBETH TAPIA	Cole Information Services
	NATALY RAMIREZ	Cole Information Services
	JAMES SINCLAIR	Cole Information Services
2009	MARIA QUINTANILLA	Cole Information Services
	TISA GOMES	Cole Information Services
	MIGUEL GARCIA	Cole Information Services
	RICHARD DENNIS	Cole Information Services
	LIZBETH TAPIA	Cole Information Services

FINDINGS

Year	Uses	Source
2009	RENE VALENZUELA	Cole Information Services
2006	MANZANARES	Haines Company, Inc.
	Cristabel TAPIAULzbeth	Haines Company, Inc.
2004	KEVIN PAIGE	Cole Information Services
	RUTH WALTON	Cole Information Services
	ROBERT DOBBS	Cole Information Services
1999	TRICIA OCHOA	Cole Information Services
	RENE VALENZUELA	Cole Information Services
	MARIA QUINTANILLA	Cole Information Services
	LIZBETH TAPIA	Cole Information Services
	RICHARD DENNIS	Cole Information Services
	TISA GOMES	Cole Information Services
	MIGUEL GARCIA	Cole Information Services
1994	WALKER, JOHN F	Cole Information Services
	MONTALVO, WALTER	Cole Information Services

6666 SEPULVEDA BLVD

Year	Uses	Source
2014	SUMMER OAKS APARTMENTS	Cole Information Services
	RYAN WILLIAMS	Cole Information Services
	CECILIA AWAH	Cole Information Services
	ORALIA GOMEZ	Cole Information Services
	MORGAN KAYS	Cole Information Services
	INDIKA PERERA	Cole Information Services
	MARIO LOPEZ	Cole Information Services
	SANDRA MAESTAS	Cole Information Services
	S MEJIA	Cole Information Services
	ROSA CARTAGENA	Cole Information Services
	OSCAR PINEDA	Cole Information Services
	MARTIN TOVAR	Cole Information Services
	DESIREE GARDEA	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	MC KINNEY	Cole Information Services
	CARMEN HERNANDEZ	Cole Information Services
	JOHN AWACLETUS	Cole Information Services
	YOLANDA LORENZO	Cole Information Services
	JESUS DE	Cole Information Services
	JAVIER SANCHEZ	Cole Information Services
	BYRON DIAZ	Cole Information Services

FINDINGS

Year	Uses	Source
2014	STANLEY ZHANE	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	HECTOR TELLES	Cole Information Services
	I CISNEROS	Cole Information Services
	MARIA PALACIOS	Cole Information Services
	KAREN ACEVEDO	Cole Information Services
	AMIR ALWAN	Cole Information Services
	NANCY ARREOLA	Cole Information Services
	SARA FAIRLESS	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ALICE GARLAND	Cole Information Services
	ARIANNA GAYTAN	Cole Information Services
	TRACEY GRAVES	Cole Information Services
	JOHN HOUSTON	Cole Information Services
	JANAI HUMPHREY	Cole Information Services
	SHINAKO KENDENOBU	Cole Information Services
	MINERVA ALMARAZ	Cole Information Services
2009	TAKAHIRO KANENOBU	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	ELVA MACIAS	Cole Information Services
	RAYLENE ACEVES	Cole Information Services
	R MILLS	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	ADELAIDA DEJESUS	Cole Information Services
	GUADALUPE GABRIEL	Cole Information Services
	M LOPEZ	Cole Information Services
	FRANKLIN AGUILERA	Cole Information Services
	PAMELA MCKINNEY	Cole Information Services
	BARBARA BACKMAN	Cole Information Services
	STEPHANIE WOODS	Cole Information Services
	CARMEN MIRANDA	Cole Information Services
	CESAR DIAZ	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ANGEL GUTIERREZ	Cole Information Services
	SARA FAIRLESS	Cole Information Services
	AZATUI FOTOLYAN	Cole Information Services
	SUMMER OAKS APARTMENTS	Cole Information Services
	RAMON M ORTEGA	Cole Information Services

FINDINGS

Year	Uses	Source
2009	ANZA CORP	Cole Information Services
	GEORGE AYOD	Cole Information Services
	S MEJIA	Cole Information Services
	ANA BARBOSA	Cole Information Services
	HILDA GARIBAY	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	LEROY MILLEN	Cole Information Services
	KATIA SORIANO	Cole Information Services
	CARLOS QUIRINO	Cole Information Services
	SUSAN ROUSIER	Cole Information Services
	MICHAEL EDWARDS	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	BLANCA CARILLO	Cole Information Services
	YESENIA COYT	Cole Information Services
	JOSE VALLES	Cole Information Services
	ELIZABETH RODRIGUEZ	Cole Information Services
	PRISCILLA HERNANDEZ	Cole Information Services
	MORAN ORELLANA	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
	COY PAYNE	Cole Information Services
	EVELYN MARTINEZ	Cole Information Services
	MARICELA ALVARADO	Cole Information Services
	ROBERT SOUDERS	Cole Information Services
	ASHLEY KENNEY	Cole Information Services
2004	DENIS PACHO	Cole Information Services
	EDDIE NAIM	Cole Information Services
	FE CARTESIANO	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	NICOLE SANDOVAL	Cole Information Services
	TAKAHIRO KANENOBU	Cole Information Services
	VINCENT RAMOS	Cole Information Services
	YVONNE HOLMES	Cole Information Services
	BERTHA POSADA	Cole Information Services
	BRITTON PURVIS	Cole Information Services
	DARRYL FINLEY	Cole Information Services
	JIMENEZ HARO	Cole Information Services
	VICENTE TECSON	Cole Information Services
	GANESAN DORAISAMI	Cole Information Services

FINDINGS

Year	Uses	Source
2004	ADELAIDA DEJESUS	Cole Information Services
	GEORGE GEORGIEV	Cole Information Services
	CRAIG ENGLISH	Cole Information Services
	HERNANDZ PEREZ	Cole Information Services
	CLINT BORROMEO	Cole Information Services
	JOHN MOLINA	Cole Information Services
	MARTINEZ AREVALO	Cole Information Services
	CHON LAI	Cole Information Services
	MICHAEL LOUDEN	Cole Information Services
	SHAQUINTA WASHINGTON	Cole Information Services
	PUICHI CHAN	Cole Information Services
	CARLOS CLARK	Cole Information Services
	BRUCE BUECHNER	Cole Information Services
	T MCKINNEY	Cole Information Services
	JOSE AYALA	Cole Information Services
	REY SAMONTE	Cole Information Services
	JUAN ERITTIER	Cole Information Services
	L LIM	Cole Information Services
	GEORGINA NUNEZ	Cole Information Services
	JENNY BRUCELAS	Cole Information Services
	JOSEFINA MARQUEZ	Cole Information Services
	ERIC BRUGIS MUSIC	Cole Information Services
	SUMMER OAKS APARTMENTS	Cole Information Services
	J & J MEDICAL TRANSPORTATION	Cole Information Services
	GEORGE AYOD	Cole Information Services
	S MEJIA	Cole Information Services
	MAGDALENA HAMMONDS	Cole Information Services
	YOLANDA CONWAY	Cole Information Services
	RUMI NAKAYAMA	Cole Information Services
	RON STEWART	Cole Information Services
	WILLIAM KELLY	Cole Information Services
	IRIS HERNANDEZ	Cole Information Services
	MAXIMILIANO DEVIASSO	Cole Information Services
	PAULETTE GREEN	Cole Information Services
	B CHARLES	Cole Information Services
	CARLOS PEREZ	Cole Information Services
	MARYLOU JARAMILLO	Cole Information Services
	STEVEN BOONE	Cole Information Services

FINDINGS

Year	Uses	Source
2004	MARY BROOKS	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	PENNY ADAMS	Cole Information Services
	ERAN SELA	Cole Information Services
	DEBRA STORY	Cole Information Services
	CHARLES SMITH	Cole Information Services
	BLANCA VILLACORTA	Cole Information Services
	ELIZABETH VERDIN	Cole Information Services
	MARTINEMAR DEJESUS	Cole Information Services
	DESIREE GARDEA	Cole Information Services
	SEMEN ESTERKIN	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	CHRIS NOLAN	Cole Information Services
	ERIC BURGIS	Cole Information Services
	BERENICE FLORES	Cole Information Services
	JAMES MCKNIGHT	Cole Information Services
	RICARDO MENDOZA	Cole Information Services
	EDITHA TIANIA	Cole Information Services
	CALVIN HILL	Cole Information Services
	JAMES LAWSON	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
1999	S MEJIA	Cole Information Services
	AZATUI FOTOLYAN	Cole Information Services
	ANA BARBOSA	Cole Information Services
	HILDA GARIBAY	Cole Information Services
	OLIVER ROGERS	Cole Information Services
	LEROY MILLEN	Cole Information Services
	KATIA SORIANO	Cole Information Services
	CARLOS QUIRINO	Cole Information Services
	SUSAN ROUSIER	Cole Information Services
	MICHAEL EDWARDS	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	JOSE VALLES	Cole Information Services
	ELIZABETH RODRIGUEZ	Cole Information Services
	PRISCILLA HERNANDEZ	Cole Information Services
	MORAN ORELLANA	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
	YESENIA COYT	Cole Information Services

FINDINGS

Year	Uses	Source
1999	COY PAYNE	Cole Information Services
	MARICELA ALVARADO	Cole Information Services
	ROBERT SOUDERS	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	ASHLEY KENNEY	Cole Information Services
	TAKAHIRO KANENOBU	Cole Information Services
	RAYLENE ACEVES	Cole Information Services
	R MILLS	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	ADELAIDA DEJESUS	Cole Information Services
	GUADALUPE GABRIEL	Cole Information Services
	M LOPEZ	Cole Information Services
	FRANKLIN AGUILERA	Cole Information Services
	PAMELA MCKINNEY	Cole Information Services
	BARBARA BACKMAN	Cole Information Services
	STEPHANIE WOODS	Cole Information Services
	CARMEN MIRANDA	Cole Information Services
	CESAR DIAZ	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ANGEL GUTIERREZ	Cole Information Services
	SARA FAIRLESS	Cole Information Services
	GEORGE AYOD	Cole Information Services
1994	ALLOR, RUSS	Cole Information Services
	ALDEA, TITUA	Cole Information Services
	DONGO, OSCAR	Cole Information Services
	GALLEGOS, ANA	Cole Information Services
1980	CHEVALIER C A	Pacific Telephone

6700 SEPULVEDA BLVD

Year	Uses	Source
2014	MARK WERNET	Cole Information Services
	HEALTH CARE BEVERLY	Cole Information Services
	SOUTH PACIFIC REHABILITATION SERVICE	Cole Information Services
	CALIFORNIA HEALTHCARE REHABILITATION	Cole Information Services
	MARK WERNET	Cole Information Services
	HEALTH CARE BEVERLY	Cole Information Services
	SOUTH PACIFIC REHABILITATION SERVICE	Cole Information Services

FINDINGS

Year	Uses	Source
2014	CALIFORNIA HEALTHCARE REHABILITATION	Cole Information Services
2009	LONGWOOD MANAGEMENT CORP	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY ENTERPRISES CALIFORNIA INC	Cole Information Services
	CALIFORNIA HEALTHCARE	Cole Information Services
	LONGWOOD MANAGEMENT CORP	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY ENTERPRISES CALIFORNIA INC	Cole Information Services
	CALIFORNIA HEALTHCARE	Cole Information Services
2006	ROSENBERG Melv In	Haines Company, Inc.
	KRUSS Lill Ian	Haines Company, Inc.
	LEWIS Helen	Haines Company, Inc.
	Suzanne HORNERJuanita	Haines Company, Inc.
	BEVERLY HENNINOSEN	Haines Company, Inc.
	HEALTH CARE	Haines Company, Inc.
	FLOHR Elnora	Haines Company, Inc.
	DUHON Dewey	Haines Company, Inc.
	DESILVAVIneetha	Haines Company, Inc.
	REHBLTN CNTR CAMARANO Elena	Haines Company, Inc.
	APARTMENTS CAHEALTHCARE	Haines Company, Inc.
	UNDERWOOD Daniel	Haines Company, Inc.
	TROOP John	Haines Company, Inc.
	A SMITH Cynthia R	Haines Company, Inc.
2004	CALIFORNIA HEALTHCARE & RHBLT	Cole Information Services
	BEVERLY MANOR	Cole Information Services
	CALIFORNIA HEALTHCARE & RHBLT	Cole Information Services
	BEVERLY MANOR	Cole Information Services
1999	BEVERLY MANOR CONVALESCENT HOSPITAL	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY MANOR CONVALESCENT HOSPITAL	Cole Information Services
	JACK WOODWARD	Cole Information Services
1994	BEVERLY MANOR HOSP	Cole Information Services
	BEVERLY MANOR HOSP	Cole Information Services

FINDINGS

6701 SEPULVEDA BLVD

Year	Uses	Source
1991	PUBLICSTORAGE Storage Locations Mid City	Pacific Bell
	Los Angeles	Pacific Bell
	PUBLICSTORAGE LOS ANGELES	Pacific Bell
1980	Itel Professlonal Services Division	Pacific Telephone
	Itel Data Services Group	Pacific Telephone
1976	Financial Research Consultants	Pacific Telephone
	COMPUTER DIMENSIONS INC	Pacific Telephone
	BEVERAGE SYSTEMS INC	Pacific Telephone
1971	MDC Inc	Pacific Telephone
	Investment Control Systems	Pacific Telephone
	Financial Research Consultants	Pacific Telephone
	COMPUTER DIMENSIONS INC	Pacific Telephone
	Caps Inc	Pacific Telephone
	California Bank Data Corp	Pacific Telephone
	Action On Line Inc	Pacific Telephone

6705 SEPULVEDA BLVD

Year	Uses	Source
1950	NEVILLE NORMAN R	Pacific Telephone
	NEVILLE NORMAN R	Pacific Telephone
1940	Engle C E o	Los Angeles Directory Co.

6711 SEPULVEDA BLVD

Year	Uses	Source
1965	WINSTON RESRCH CORP	The Pacific Telephone and Telegraph Co
	WINSTON RESEARCH CRP ORO 3640	The Pacific Telephone and Telegraph Co
	WINSTON RESRCH CORP	The Pacific Telephone and Telegraph Co
1962	SERVO CORP OF AMERICA	Pacific Telephone
	SERVO CORP OF AMERICA	Pacific Telephone
1960	ELECTRO PULSE INC	Pacific Telephone and Telegraph Company

6719 SEPULVEDA BLVD

Year	Uses	Source
2014	RIDGE MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
2006	RIDGE MOTEL	Haines Company, Inc.
2004	RIDGE MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services

FINDINGS

Year	Uses	Source
1999	CHATEAU MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
	CHATEAU MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
1994	CHATEAU MOTEL	Cole Information Services
	CHATEAU MOTEL	Cole Information Services
1950	DUCK INN MOTEL	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1940	Archwood intersects	Los Angeles Directory Co.
	Runge L A	Los Angeles Directory Co.

6725 SEPULVEDA BLVD

Year	Uses	Source
1940	Vacant	Los Angeles Directory Co.

6727 SEPULVEDA BLVD

Year	Uses	Source
1940	Wells Myron	Los Angeles Directory Co.

6733 SEPULVEDA BLVD

Year	Uses	Source
1994	ACTION HOME LN CORP	Cole Information Services
1985	Cargo Reservation & Information	Pacific Bell
	District Office	Pacific Bell
	No Charge To Calling Party	Pacific Bell
	British Caledonian Airways	Pacific Bell
	Cargo Import	Pacific Bell
	Cargo Sales Office	Pacific Bell

6734 SEPULVEDA BLVD

Year	Uses	Source
2014	WINGSTOP	Cole Information Services
2006	LA PERLA	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	LA PERLA	Cole Information Services
1999	PERLA DEL MAR	Cole Information Services
1994	PERLA DEL MAR	Cole Information Services
	JOSE LUIS E ORDONEZ	Cole Information Services

FINDINGS

6735 SEPULVEDA BLVD

Year	Uses	Source
2006	JEFFS LOCK & KEY	Haines Company, Inc.
2004	JEFF ROSS	Cole Information Services
1999	JEFFS LOCK & KEY	Cole Information Services
1994	VALENCIA LOCK&KEY	Cole Information Services
	JEFFS LOCK & KEY SVC	Cole Information Services
1950	BAILEY S LIQUOR STORE	Pacific Telephone
	BAILEY S LIQUOR STORE	Pacific Telephone

6736 SEPULVEDA BLVD

Year	Uses	Source
1950	ENGLE DON RL EST	Pacific Telephone
	ENGLE DON RL EST	Pacific Telephone
1940	Blaguiere Eug real est	Los Angeles Directory Co.

6737 SEPULVEDA BLVD

Year	Uses	Source
2014	ASAP MOVERS	Cole Information Services
2009	EXCLUSIVE TILE & STONE	Cole Information Services
2006	ASAP MOVERS	Haines Company, Inc.
	EXCLUSIVETILE&	Haines Company, Inc.
	ASAP MOVERS	Haines Company, Inc.
	STONE CORP	Haines Company, Inc.
2004	EXCLUSIVE TILE & STONE	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	ACE GUN SHOP	Cole Information Services
1994	ACE GUN SHOP	Cole Information Services
1962	MCDONALD S CRAFT SHOP	Pacific Telephone
1956	MCDONALD S CRAFT SHOP	Pacific Telephone
1950	MCDONALDS CRAFT SHOP	Pacific Telephone
	MCDONALDS CRAFT SHOP	Pacific Telephone

6738 SEPULVEDA BLVD

Year	Uses	Source
1962	BATES CAR MKT	Pacific Telephone

6739 SEPULVEDA BLVD

Year	Uses	Source
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	TELEMAX REPAIR CENTER	Cole Information Services

Year	Uses	Source
1999	A TELAMAX REPAIR CENTER	Cole Information Services
1994	TELAMAX REPAIR CNTR	Cole Information Services
1950	GEORGES CLNRS	Pacific Telephone
	GEORGES CLNRS	Pacific Telephone

6740 SEPULVEDA BLVD

Year	Uses	Source
2014	SUBWAY SANDWICHES	Cole Information Services
2009	MID VALLEY PHARMACY	Cole Information Services
2004	MID VALLEY PHARMACY	Cole Information Services
	SUSAN BIGORNIA	Cole Information Services
1999	CHICAGO PHARMACIES INCORPORATED	Cole Information Services
	DRUG WORLD	Cole Information Services
1994	DRUG WORLD	Cole Information Services
	DRUG WORLD PHARMACY	Cole Information Services
1967	Drug World Pharmacy Inc	Pacific Telephone

6741 SEPULVEDA BLVD

Year	Uses	Source
2014	REYNOSO JEWELRY REPAIR	Cole Information Services
2009	REYNOSO LAPIDARY & SUPPLY	Cole Information Services
2006	REYNOSO JEWELRY	Haines Company, Inc.
	REPAIR REYNOSO	Haines Company, Inc.
	LAPIDARY&SUPPLY	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	BOB SANDS FISHING TACKLE	Cole Information Services
	REYNOSO JEWELRY REPAIR	Cole Information Services
1999	BOB SANDS FISHING TACKLE	Cole Information Services
1994	BOB SANDS FISHING TACKLE	Cole Information Services
1970	SERVO-TEK OF CALIF INC	Pacific Telephone
1967	SERVO EK OF California INC	Pacific Telephone
	Servo Tek Marine	Pacific Telephone
1965	SERVO-TEK MARINE	Pacific Telephone
1956	POORBOY S CAFE	Pacific Telephone
1950	POORBOYS CAFE	Pacific Telephone
	POORBOYS CAFE	Pacific Telephone

FINDINGS

6742 SEPULVEDA BLVD

Year	Uses	Source
2014	METROPCS	Cole Information Services
2009	ING WIRELESS	Cole Information Services

6743 SEPULVEDA BLVD

Year	Uses	Source
2014	BOB SANDS FISHING TACKLE	Cole Information Services
2009	BOB SANDS FISHING TACKLE	Cole Information Services
2006	FISHING TACKLE	Haines Company, Inc.
	BOB SANDS	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	ENRIQUES MEXICAN RESTAURANT	Cole Information Services
1994	ENRIQUES MEXICAN RESTAURANT	Cole Information Services
1950	SHERIDAN LEONARD M RL EST	Pacific Telephone
	SHERIDAN LEONARD M RL EST	Pacific Telephone

6744 SEPULVEDA BLVD

Year	Uses	Source
1999	LEVIN IRVING J ATTORNEY	Cole Information Services
1950	LARGENT E H RL EST	Pacific Telephone
	LARGENT E H RL EST	Pacific Telephone
1940	Ciccimairo Getina fruits	Los Angeles Directory Co.
	Vanowen intersects	Los Angeles Directory Co.

6748 SEPULVEDA BLVD

Year	Uses	Source
2014	JOHNS WATCH REPAIR	Cole Information Services
	JOHNS SHOE REPAIR	Cole Information Services
	SMITH JOHN	Cole Information Services
2009	JOHNS SHOE REPAIR	Cole Information Services
2006	REPAIR JOHNS WATCH	Haines Company, Inc.
	REPAIR	Haines Company, Inc.
	JOHNS SHOE	Haines Company, Inc.
2004	JOHNS SHOE REPAIR	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	JOHNS SHOE REPAIR	Cole Information Services
1994	JOHNS SHOE REPAIR	Cole Information Services

FINDINGS

6750 SEPULVEDA BLVD

Year	Uses	Source
2014	SHEARS BARBER & STYLING	Cole Information Services
2009	SHEARS BARBER & STYLING	Cole Information Services
2006	STYLING	Haines Company, Inc.
	SHEARSBRBR&	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	CUTS UNLIMITED	Cole Information Services
	NAILS BY JENNY	Cole Information Services
	SHEARS BARBER & STYLING	Cole Information Services
1994	SHEARS	Cole Information Services
	SHEARS BARBER & STYLING	Cole Information Services

6752 SEPULVEDA BLVD

Year	Uses	Source
2014	DAZZLE HAIR & NAIL	Cole Information Services
2006	RENEWAL HAIRAND	Haines Company, Inc.
	NAIL SPA	Haines Company, Inc.
2004	ONE & ONLY TOO HAIR DSGN	Cole Information Services
	ONE & ONLY TOO	Cole Information Services
1999	ONE & ONLY TOO	Cole Information Services
1994	NAILS BY JENNY	Cole Information Services
	ONE & ONLY TOO	Cole Information Services

6754 SEPULVEDA BLVD

Year	Uses	Source
2009	SEPULVEDA CLEANERS	Cole Information Services
2006	CLEANERS	Haines Company, Inc.
	SEPULVEDA	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	SEPULVEDA CLEANERS	Cole Information Services
1994	SEPULVEDA CLEANERS	Cole Information Services

6756 SEPULVEDA BLVD

Year	Uses	Source
2014	VN LAUNDRY	Cole Information Services
	VN LAUNDRY	Cole Information Services
2004	OCCUPANT UNKNOWN	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	COIN LAUNDRY	Cole Information Services

Year	Uses	Source
1999	COIN LAUNDRY	Cole Information Services
1994	COIN LAUNDRY	Cole Information Services
	COIN LAUNDRY	Cole Information Services

6759 SEPULVEDA BLVD

Year	Uses	Source
2014	ALPINE MOTORS	Cole Information Services
2004	OCCUPANT UNKNOWN	Cole Information Services
1950	BERNSDORF FRIENDLY SERV	Pacific Telephone
	BERNSDORF FRIENDLY SERV	Pacific Telephone

6765 SEPULVEDA BLVD

Year	Uses	Source
2004	THE NAILS SPA	Cole Information Services

6801 SEPULVEDA BLVD

Year	Uses	Source
2014	D & M STAR	Cole Information Services
	WASH WORLD	Cole Information Services
2009	USA CAPPUCCINO DONUT & COFFEE	Cole Information Services
	D & M STAR	Cole Information Services
2006	WASH WORLD	Haines Company, Inc.
	D AND M STAR	Haines Company, Inc.
2004	USA CA PPUCCINO DONUT COFFEE	Cole Information Services
	WASH WORLD	Cole Information Services
1999	WASH WORLD	Cole Information Services
	U S A CAPPUCCINO DONUT COFFEE	Cole Information Services
1994	ORVILLES ORIGINALS	Cole Information Services
1980	INSTA-TUNE AUTO TUNEUPS	Pacific Telephone
	INSTA-TUNE	Pacific Telephone
1950	HARBOR SERV STN	Pacific Telephone
	HARBOR SERV STN	Pacific Telephone

6803 SEPULVEDA BLVD

Year	Uses	Source
2014	BIG DISCOUNT 99	Cole Information Services
2004	OKIE DOKIE VIDEO	Cole Information Services
1999	RED HOT VIDEO	Cole Information Services

FINDINGS

6805 SEPULVEDA BLVD

Year	Uses	Source
2014	DOMINOS PIZZA	Cole Information Services
2006	DOMINOS	Haines Company, Inc.
1999	DOMINOS PIZZA	Cole Information Services
1994	DOMINOS PIZZA	Cole Information Services

6807 SEPULVEDA BLVD

Year	Uses	Source
2009	J L WOK	Cole Information Services
	CHANS WOK	Cole Information Services
2006	CHANSWOK e	Haines Company, Inc.
2004	CHANS WOK	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	CHANS WOK	Cole Information Services
1994	CHANS WOK	Cole Information Services

6809 SEPULVEDA BLVD

Year	Uses	Source
2009	COLONIAL MEDICAL SUPPLY INC	Cole Information Services
2006	NCF BUSINESS	Haines Company, Inc.
2004	NCF BUSINESS	Cole Information Services

6810 SEPULVEDA BLVD

Year	Uses	Source
2014	Y TECH	Cole Information Services
	USA	Cole Information Services
	BRETTS INC	Cole Information Services
2009	BRETTS INC	Cole Information Services
	Y TECH	Cole Information Services
	WASH WORLD	Cole Information Services
	Y2K SATELLITE ENTERTAINMENT	Cole Information Services
2006	YTECH	Haines Company, Inc.
2004	U HAUL CO	Cole Information Services
	Y TECH ENTERPRISES	Cole Information Services
1999	U-HAUL COMPANY	Cole Information Services
1994	WASH WORLD	Cole Information Services
	BEST RENTS & SALES	Cole Information Services
	BEST RENTS&SALES	Cole Information Services

FINDINGS

6811 SEPULVEDA BLVD

Year	Uses	Source
2014	IVANAS HAIR SALON	Cole Information Services
2009	IVANAS HAIR SALON	Cole Information Services
	HAIR N MOTION	Cole Information Services
2006	SALON	Haines Company, Inc.
	IVANAS HAIR	Haines Company, Inc.
2004	HAIR SALON FAMILIAR	Cole Information Services
	HAIR N MOTION	Cole Information Services
	CRIS SALA DE BELLEZA	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1994	HAIR N MOTION	Cole Information Services

6813 SEPULVEDA BLVD

Year	Uses	Source
2014	LI LI HEALTH CENTER	Cole Information Services
2006	THERAPY	Haines Company, Inc.
	VICTORYS	Haines Company, Inc.
2004	VANOWEN FAMILY MEDICAL GROUP	Cole Information Services
	SEPULVEDA FAMILY MEDICAL GROUP	Cole Information Services
1999	PROGRESSIVE HOME HEALTH CARE	Cole Information Services

6815 SEPULVEDA BLVD

Year	Uses	Source
2014	G & K FINANCIAL SERVICES	Cole Information Services
2009	WORLD ONE INSURANCE & FINANCIAL SE	Cole Information Services
	RG INSURANCE & FINANCIAL SERVICES	Cole Information Services
2006	FINANCIAL SERV	Haines Company, Inc.
	RG INSURANCE&	Haines Company, Inc.
2004	RG INSURANCE & FINANCIAL SRVC	Cole Information Services
1994	CORONA TRAVEL SERV	Cole Information Services

6817 SEPULVEDA BLVD

Year	Uses	Source
2009	BOOKU	Cole Information Services
2004	JAMES CITROWSKE	Cole Information Services

FINDINGS

6819 SEPULVEDA BLVD

Year	*Uses*	*Source*
2014	BABAKHANOF PAUL DDS	Cole Information Services
	AMERICAN MERCHANT CENTER	Cole Information Services
	KIM BROTHERS PAINTING & MAINTENANCE	Cole Information Services
	VRI	Cole Information Services
	SKM PROPERTIES LLC	Cole Information Services
	DEFENSA LEGAL	Cole Information Services
	MJM NETWORK COMPUTER REPAIR & WEB DE	Cole Information Services
	HISPANIC LEGAL GROUP	Cole Information Services
	MOTZKIN DONALD MD FACS	Cole Information Services
	SINGER RICHARD S ATTORNEY AT LAW	Cole Information Services
	SALIN I DDS	Cole Information Services
	JAYSON RIBAKOFF	Cole Information Services
	MINAS CONSTRUCTION	Cole Information Services
	FERNANDO HOSPICE CARE LLC	Cole Information Services
	KIM BROTHERS MAINTENANCE COMPANY	Cole Information Services
	JMH & ASSOCIATES	Cole Information Services
	GITTELSON PATRICIA G LAW OFFICE OF	Cole Information Services
	WEBCREATOR INC	Cole Information Services
	SOUTHLAND ELECTRICAL CONTRACTORS	Cole Information Services
	ADVENT HOME CARE	Cole Information Services
	LA SECURITY & PROTECTION SERVICES	Cole Information Services
	RIBAKOFF JAYSON	Cole Information Services
2009	DONALD MOTZKIN MD	Cole Information Services
	ADINA DESIGN INC	Cole Information Services
	PATRICIA GITTELSON	Cole Information Services
	FAMILY DENTISTRY	Cole Information Services
	AMERICAN MERCHANT CENTER	Cole Information Services
	AMERICAN HOME IMPROVEMENT	Cole Information Services
	FOREMOST HEALTH CARE MGMT INC	Cole Information Services
	J G CAPITAL CORP	Cole Information Services
	HISPANIC LEGAL SERVICES	Cole Information Services
	AMCO PHOTOCOPY	Cole Information Services
	ASSET PROTECTION ASSOCIATION	Cole Information Services

FINDINGS

Year	Uses	Source
2009	SMITH MOTZKIN UROLOGY	Cole Information Services
	SIMON HORENSTEIN MD	Cole Information Services
	AMCO COPY SERVICE INC	Cole Information Services
	WESCARE HOME HEALTH PROVIDER INC	Cole Information Services
	KIM BROTHERS MAINTENANCE CO	Cole Information Services
	SILVER STONE REMODELING INC	Cole Information Services
	RICHARD S SINGER ATTORNEY AT LAW	Cole Information Services
	DINA CHANTURIYA DDS	Cole Information Services
	TIM MARSHALL ENTERPRISES INC	Cole Information Services
2006	SINGER RICHARDS	Haines Company, Inc.
	LLC SUCCESSFUL	Haines Company, Inc.
	TECHNOLOGIES TME INC	Haines Company, Inc.
	WEBCREATOR INC	Haines Company, Inc.
	WESCAREHOME	Haines Company, Inc.
	HEALTH PROVIDER WESTRN FNCL	Haines Company, Inc.
	SERV OF CA	Haines Company, Inc.
	BUILDING	Haines Company, Inc.
	ADINA DESIGN INC	Haines Company, Inc.
	AMCO COPY	Haines Company, Inc.
	SERVICE INC 5+ AMCO PHOTOCOPY	Haines Company, Inc.
	INC AMERICAN	Haines Company, Inc.
	MERCHANT CENTER g	Haines Company, Inc.
	ANTARTIC CO 818 947 159 E	Haines Company, Inc.
	BERNSTEIN AND	Haines Company, Inc.
	ASSOCIATES	Haines Company, Inc.
	CHANTURIYADIN	Haines Company, Inc.
	DDS CLEANUSCORP	Haines Company, Inc.
	WEST FOREMOST	Haines Company, Inc.
	HEALTHCARE MNG	Haines Company, Inc.
	INC GILLISTHOBE&	Haines Company, Inc.
	ASCTS Gi TTELSON	Haines Company, Inc.
	PATRICIA G GITTELSON	Haines Company, Inc.
	PATRICIA G LAW HORENSTEIN SIMON	Haines Company, Inc.
	MD JG CAPITAL	Haines Company, Inc.
	CORPORATION	Haines Company, Inc.
	JACK E GOLDSMITH	Haines Company, Inc.
	FIN&INSSVC JMH& ASSOCIATES	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	K 1 M BROTHERS	Haines Company, Inc.
	PAINTING&MAINT KWM CONSTCORP	Haines Company, Inc.
	LYGASSOCIATES	Haines Company, Inc.
	M G HEALTH	Haines Company, Inc.
	CENTER N 1 C SECURITY	Haines Company, Inc.
	SYSTEM ROSS HAROLD T	Haines Company, Inc.
	ATTORNEY SAUNIDDS	Haines Company, Inc.
	SILVERSTONE	Haines Company, Inc.
	REMODEUNG INC SILVERSTONE	Haines Company, Inc.
	REMODEUNG INC	Haines Company, Inc.
	ATTRNW AT LAW SKM PROPERTIES	Haines Company, Inc.
2004	HAROLD ROSS	Cole Information Services
	HONG DANG	Cole Information Services
	CLEAN US CORP	Cole Information Services
	PRO HEALTH MEDICAL INC	Cole Information Services
	SIMON HORENSTEIN MD	Cole Information Services
	LINDSAY PRINTING	Cole Information Services
	KWM CONSTRUCTION CORP	Cole Information Services
	PRIME MEDICAL TRANSPORTATION INC	Cole Information Services
	KIDS & MOMS NUTRITION	Cole Information Services
	ANTARTIC CO	Cole Information Services
	KIM BROTHERS MAINTENANCE CO	Cole Information Services
	CADENA LEGAL INC	Cole Information Services
	M & C LOW VOLTAGE	Cole Information Services
	GOLDEN PROMOTIONS	Cole Information Services
	JMH & ASSOCS	Cole Information Services
	AMERICAN MERCHANT CTR	Cole Information Services
	JACK E GLDSMTH FIN & INS SRVC	Cole Information Services
	MG HEALTH CTR	Cole Information Services
	GILLIS THOBE & ASSOCS	Cole Information Services
	PM PROVIDER	Cole Information Services
	SAMUEL MINAS	Cole Information Services
	WESTERN FINANCIAL SERVICES	Cole Information Services
	CLEAN R US CORP	Cole Information Services
	COMPASS GLOBAL MUSIC LLC	Cole Information Services
	WESCARE HOME HEALTH PROVIDERS	Cole Information Services
	SECURITY GUARD CONNECTION INC	Cole Information Services

FINDINGS

Year	Uses	Source
1999	KIM BROTHERS MAITENANCE COMPANY	Cole Information Services
	PATRICIA GITTELSON	Cole Information Services
	UNICO TALENT MANAGEMENT INCORPORATED	Cole Information Services
	SALIN I DDS	Cole Information Services
	M G HEALTH CENTER	Cole Information Services
	NUEVOS MUNDOS	Cole Information Services
	KWM CONST CORPORATION	Cole Information Services
	DYNAMIC PRIVATE DUTY NURSING SERVICE	Cole Information Services
	NORTHEAST VALLEY HEALTH CORPORATION WOMENS SBSTNC ABUSE RECV	Cole Information Services
	ENCHANTED GARDEN THE	Cole Information Services
	2ND MILLENNIUM SOFTWARE COMPANY	Cole Information Services
	INTERACT TECHNOLOGIES	Cole Information Services
	GILLIS THOBE & ASSOCIATES	Cole Information Services
	SKM PROPERTIES LLC	Cole Information Services
	CHANTURIYA DINA DDS	Cole Information Services
	HORENSTEIN SIMON MD PSYCHIATRY & PSYCHOANALYSIS	Cole Information Services
	CADENA LEGAL INCORPORATED	Cole Information Services
	WESTERN FINANCIAL SERVICES OF CALIFORNIA	Cole Information Services
	DYNAMIC HOME CARE	Cole Information Services
	JACK E GOLDSMITH FIN & INS SERVICES	Cole Information Services
	XZYLER COMPUTERS INCORPORATED	Cole Information Services
1994	ALDA, M	Cole Information Services
	NORTHBOUND PRESS	Cole Information Services
	FELDMAN, KAREN	Cole Information Services
	WESTERN MAGNESITE	Cole Information Services
	EMERGENCY MEDICAL TRAINING	Cole Information Services
	PEARLY WHITES DENTAL LAB	Cole Information Services
	CONCEPT FORMS CO	Cole Information Services
	WESTRN FNCL SALES	Cole Information Services
	S K M PROPERTIES	Cole Information Services
	NATIONAL EXHIBITION & COMMS	Cole Information Services
	COOKS WAREHOUSE INC	Cole Information Services
	DYNAMIC HOME CARE	Cole Information Services

FINDINGS

Year	Uses	Source
1994	FRED F SHIRAZI MD	Cole Information Services
	ALDA MAGNESITE	Cole Information Services
	KAREN FELDMAN DDS	Cole Information Services
	COAST WATERPROOFING	Cole Information Services
	GENERAL BUSINESS PRODUCTS	Cole Information Services
	PROGRESSIVE MANAGEMENT INC	Cole Information Services
	HEART GUARD WEST	Cole Information Services
	GOLDSMITH, JACK E	Cole Information Services
1991	RESORT MANAGEMENT GROUP INC	Pacific Bell
	Resort Management Group Inc	Pacific Bell
1990	ALLSTATE INSURANCE COMPANIES SALES OFFICES LOS ANGELES	Pacific Bell

6827 SEPULVEDA BLVD

Year	Uses	Source
1950	PATTERSON EDITH RLTY	Pacific Telephone
	PATTERSON EDITH RLTY	Pacific Telephone

6829 SEPULVEDA BLVD

Year	Uses	Source
1950	VANS DRIVE IN	Pacific Telephone
	VANS DRIVE IN	Pacific Telephone

6833 SEPULVEDA BLVD

Year	Uses	Source
2014	JOHN MARTIN	Cole Information Services
	SILVERSTAR REAL ESTATE	Cole Information Services
	MILINDA CERDA	Cole Information Services
	JOSHUA JAMES	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MOHAMMAD ANOWER	Cole Information Services
	EDWARD CAMPBELL	Cole Information Services
	WILLIE HUBART	Cole Information Services
	D GALVEZ	Cole Information Services
	MANUEL GROSS	Cole Information Services
	MARINA KRAEMER	Cole Information Services
	K SADE	Cole Information Services
	HILARY HURDIS	Cole Information Services
	LEONARDO MENDOZA	Cole Information Services
	JOSE RAMOS	Cole Information Services

FINDINGS

Year	Uses	Source
2014	NORA RODRIGUEZ	Cole Information Services
	ROTHBELL BARBARA	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	AURORA GONZALEZ	Cole Information Services
	ENTERTAINMENT HATTMAN	Cole Information Services
	BARBARA ROTHBELL	Cole Information Services
	BYRON RAFELSON	Cole Information Services
	JAMES HATTER	Cole Information Services
	ANGELA JONES	Cole Information Services
	LISA PLEASANT	Cole Information Services
	JEN POTLOFF	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	YADIRA ZORADIA	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	DAXA AMIN	Cole Information Services
	EUGENE GARDNER	Cole Information Services
	DANIEL MORENO	Cole Information Services
	WILLIAM MAYNARD	Cole Information Services
	JOSE OCHOA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	DIANA BARAJAS	Cole Information Services
	ABRHAM BROWN	Cole Information Services
	MAYRA CHAVEZ	Cole Information Services
	ROBERT ELLOITT	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
2009	RUBIA PINEDA	Cole Information Services
	JERRY NGO	Cole Information Services
	JOSE CASTRO	Cole Information Services
	JOSE OCHOA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	MARTHA DIAZ	Cole Information Services
	JANGSHER SINGH	Cole Information Services
	JOSEPH KING	Cole Information Services
	ERICK DOMINGUEZ	Cole Information Services
	JOSUE ERAZO	Cole Information Services
	CHRIS GRAY	Cole Information Services
	PATRICIA LARA	Cole Information Services
	SAMUEL NAJERA	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
2009	SANDRA ZUNIGA	Cole Information Services
	AUDREY CANNADY	Cole Information Services
	SANTRICE MANGRUM	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MARCOS GONZALEZ	Cole Information Services
	DAVID WILSON	Cole Information Services
	TUFAIL AHMED	Cole Information Services
	JUAN MONTEON	Cole Information Services
	WILLIE HUBART	Cole Information Services
	D GALVEZ	Cole Information Services
	GABRIELA SANCHEZ	Cole Information Services
	MIRNA VARGAS	Cole Information Services
	MICHELLE GLOVER	Cole Information Services
	LARA WASHBURN	Cole Information Services
	K BOGAN	Cole Information Services
	ERICKA MCKNIGHT	Cole Information Services
	NORA RODRIGUEZ	Cole Information Services
	JUANITO DAVID	Cole Information Services
	SONIA LOPEZ	Cole Information Services
	AMARILIS CRUZ	Cole Information Services
	ELDER GODOY	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	MARIE BROWN	Cole Information Services
	MOHAMMED AHMED	Cole Information Services
	ALLAN ENRIQUEZ	Cole Information Services
	DANIEL FABRE	Cole Information Services
	SHELLEY BAKER	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	LISA PLEASANT	Cole Information Services
	LEEROY JONES	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	EUGENE GARDNER	Cole Information Services
2006	GONZALEZMarcos	Haines Company, Inc.
	FUENTES Ahfredo	Haines Company, Inc.
	GARDNER Eugene	Haines Company, Inc.
	SEPULVEDATERRAPTS AHMEDTufall	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	BARZINPOURJavad	Haines Company, Inc.
	BERNAL Roberto	Haines Company, Inc.
	CANNADY Audrey	Haines Company, Inc.
	CONTRERAS	Haines Company, Inc.
	Guillermina DOMINGUEZE	Haines Company, Inc.
	ESTRADA Maria	Haines Company, Inc.
	FASINROTeslim	Haines Company, Inc.
2004	JONATHAN SYKES	Cole Information Services
	CAL ASIA TELECOM	Cole Information Services
	KAREN HUBBARD	Cole Information Services
	TANYA PAYNE	Cole Information Services
	MIKE CHUKWU	Cole Information Services
	BOBBYE DAVIS	Cole Information Services
	SILVIA JIMENEZ	Cole Information Services
	PATRICIO SANTOS	Cole Information Services
	MARIA ESTRADA	Cole Information Services
	SHAUN GUTIERREZ	Cole Information Services
	CRUZ SANTA	Cole Information Services
	FELIPE HOLGUIN	Cole Information Services
	MOISES LOPEZ	Cole Information Services
	MARIA BONILLA	Cole Information Services
	NARINE MATEVOSYAN	Cole Information Services
	SANDRA DAVILA	Cole Information Services
	ARLETTE SAPENTER	Cole Information Services
	NEENA SETHI	Cole Information Services
	SUSANA CALDERON	Cole Information Services
	PARMINDER MULTANI	Cole Information Services
	ENRIQUE SURILLOS	Cole Information Services
	WILBERT PINEDA	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	BYRON HERNANDEZ	Cole Information Services
	JOSE OSEGUERA	Cole Information Services
	MARCO GOMEZ	Cole Information Services
	SALVADOR PINEDA	Cole Information Services
	MELVIN PETERSON	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	JAVIER CASTANEDA	Cole Information Services
	KEITH MILLIKEN	Cole Information Services

FINDINGS

Year	Uses	Source
2004	MARIA RODRIGUEZ	Cole Information Services
	JULIO SALGUERO	Cole Information Services
	SPIEKER CO	Cole Information Services
	MOVE & SHAKE PRODUCTIONS	Cole Information Services
	WHITNEY HAMPTON	Cole Information Services
1999	MAURICE HARVILLE	Cole Information Services
	D GALVEZ	Cole Information Services
	MIRNA VARGAS	Cole Information Services
	MICHELLE GLOVER	Cole Information Services
	LARA WASHBURN	Cole Information Services
	K BOGAN	Cole Information Services
	ERICKA MCKNIGHT	Cole Information Services
	NORA RODRIGUEZ	Cole Information Services
	JUANITO DAVID	Cole Information Services
	SONIA LOPEZ	Cole Information Services
	AMARILIS CRUZ	Cole Information Services
	ELDER GODOY	Cole Information Services
	MARIE BROWN	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	MOHAMMED AHMED	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	ALLAN ENRIQUEZ	Cole Information Services
	LISA PLEASANT	Cole Information Services
	SHELLEY BAKER	Cole Information Services
	LEEROY JONES	Cole Information Services
	DANIEL FABRE	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	EUGENE GARDNER	Cole Information Services
	JERRY NGO	Cole Information Services
	RUBIA PINEDA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	JANGSHER SINGH	Cole Information Services
	JOSEPH KING	Cole Information Services
	JOSUE ERAZO	Cole Information Services
	MARTHA DIAZ	Cole Information Services
	ERICK DOMINGUEZ	Cole Information Services
	CHRIS GRAY	Cole Information Services
	PATRICIA LARA	Cole Information Services

FINDINGS

Year	Uses	Source
1999	SAMUEL NAJERA	Cole Information Services
	SANDRA ZUNIGA	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MARCOS GONZALEZ	Cole Information Services
	DAVID WILSON	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
	HENRY MAYORGA	Cole Information Services
	TUFAIL AHMED	Cole Information Services
	JUAN MONTEON	Cole Information Services
	WILLIE HUBART	Cole Information Services
	GABRIELA SANCHEZ	Cole Information Services
1994	VARGAS, EDUARDO G	Cole Information Services
	VELEZ, RAUL	Cole Information Services
	SOSA, ANA P	Cole Information Services
	ACHKAR, ELIE	Cole Information Services
	TEODORO, JOHN	Cole Information Services
	CALDERON, JUAN A	Cole Information Services
	GUERRA, JACKLYN	Cole Information Services
1950	PATTERSON EDITH R	Pacific Telephone
	PATTERSON EDITH R	Pacific Telephone
1940	Patterson E M Mrs	Los Angeles Directory Co.

6840 SEPULVEDA BLVD

Year	Uses	Source
2014	VALLEY AMBULATORY SURGERY CENTER	Cole Information Services
	DAVITA VALLEY DIALYSIS	Cole Information Services
	HEALTH CARE REALTY TRUST INC	Cole Information Services
	DAVITA VALLEY DIALYSIS CENTER	Cole Information Services
2009	ALL CARE AMBULATORY SURGERY CENTER	Cole Information Services
2004	ALL CARE AMBULATORY SRGRY CTR	Cole Information Services
1991	Surgery Center Of Physicians Medical Group Inc	Pacific Bell

6841 SEPULVEDA BLVD

Year	Uses	Source
2014	SERGIO LOPEZ	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	JOSE GANEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ISBAEL FRANCO	Cole Information Services
	SONIA CESENA	Cole Information Services
	VERONICA SIDA	Cole Information Services
	MARIO RIVERA	Cole Information Services
	ALDO RIVAS	Cole Information Services
	EDDY VALENCIA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	OCHOA RODRIGUEZ	Cole Information Services
	DIANA POSADA	Cole Information Services
	BLANCA PORTILLO	Cole Information Services
	JUAN ZARAZUA	Cole Information Services
	JORGE SANCHEZ	Cole Information Services
	LEE HUDSON	Cole Information Services
	ROBERTA BARBOSA	Cole Information Services
	OMAR RAMOS	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	RHONALD GONZALES	Cole Information Services
	YOLANDA GAMEZ	Cole Information Services
	MARIA VALENCIA	Cole Information Services
	JENNY SERRANO	Cole Information Services
	ANA MOLINA	Cole Information Services
	BRENDA BARTON	Cole Information Services
	SAUL PINEDA	Cole Information Services
2009	ROSA ARREDONDO	Cole Information Services
	SHIOMO AVSHANY	Cole Information Services
	ERIC EAKIN	Cole Information Services
	LILLIAM GUEVARA	Cole Information Services
	JUAN TORESS	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	DAVID FLAVIN	Cole Information Services
	MARIA AYALA	Cole Information Services
	MICHAEL MENDOZA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	OCHOA RODRIGUEZ	Cole Information Services
	CLAUDIA CASTILLO	Cole Information Services
	GRACIELA PEREZ	Cole Information Services
	ANGELA JONES	Cole Information Services
	ALDO RIVAS	Cole Information Services

FINDINGS

Year	Uses	Source
2009	JESUS FLORES	Cole Information Services
	JUAN ALDANA	Cole Information Services
	ALFREDO RAMIREZ	Cole Information Services
	LETICIA GARIBAY	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	FESTUS OHEN	Cole Information Services
	RICARDO DURHAM	Cole Information Services
	M LOPEZ	Cole Information Services
	SERGIO LOPEZ	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	ALEJANDRO RIVERA	Cole Information Services
	ALEJANDRO LUNA	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	SANDRA CRUZ	Cole Information Services
	SAUL PINEDA	Cole Information Services
	EDUVIGES CASTANEDA	Cole Information Services
	JOSE RIVERA	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	ANGELICA BELTRAN	Cole Information Services
	BRENDA MADRID	Cole Information Services
	MARCUS HAIRSTON	Cole Information Services
	JENNY SERRANO	Cole Information Services
	JOSE CISNEROS	Cole Information Services
	MARIA ZETINO	Cole Information Services
	SNEZHINKA GAYDADZHIEVA	Cole Information Services
	JULIO ORELLANA	Cole Information Services
2006	RODRIGUEZReyes	Haines Company, Inc.
	SANCHEZLaura	Haines Company, Inc.
	SEPULVEDA	Haines Company, Inc.
	TORESS Juan	Haines Company, Inc.
	VARGAS Ana	Haines Company, Inc.
	ZETINO Mada	Haines Company, Inc.
	APARTMENTS AFSHANYShlomo	Haines Company, Inc.
	AGUIRRE Meaas	Haines Company, Inc.
	AREVALO Francisca	Haines Company, Inc.
	AREVALO Francl$ca	Haines Company, Inc.
	AREVELO Francisca	Haines Company, Inc.
	ARREDONDO Rosa A	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	AYALA Maria	Haines Company, Inc.
	BUSTAMANTE	Haines Company, Inc.
	Joaquin CASTELLON Eduardo	Haines Company, Inc.
	CISNEROSJG	Haines Company, Inc.
	FRANCO Isbael	Haines Company, Inc.
	GARIBAY Le Ocia	Haines Company, Inc.
	GUEVARAMadna	Haines Company, Inc.
	LOPEZ Sergio	Haines Company, Inc.
	PINEDA Ana	Haines Company, Inc.
	QUINONES Fredis	Haines Company, Inc.
	RAMIREZAIIredo	Haines Company, Inc.
	RAMOS Omar	Haines Company, Inc.
	RIVAS Ado	Haines Company, Inc.
	RIVERAJose	Haines Company, Inc.
	RODRIGUEZ Ochoa A	Haines Company, Inc.
2004	SHIOMO AVSHANY	Cole Information Services
	ROSA ARREDONDO	Cole Information Services
	AZUCENA GARCIA	Cole Information Services
	M ZETINO	Cole Information Services
	ELIA ALVAREZ	Cole Information Services
	AVRAHAM HAMAMI	Cole Information Services
	SOFIA GOMEZ	Cole Information Services
	AVRAHAM GOZLAN	Cole Information Services
	SAMUEL ESPINAL	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	ANA PINEDA	Cole Information Services
	GABRIELA CACERES	Cole Information Services
	ANTONIO TORRES	Cole Information Services
	FRANCISCA AREVALO	Cole Information Services
	MARIA AYALA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	ROSA LOPEZ	Cole Information Services
	ISMAEL PAZ	Cole Information Services
	RENDON CORONADO	Cole Information Services
	THELMA MARTIN	Cole Information Services
	ROY BADASH	Cole Information Services
	BLANCA PORTILLO	Cole Information Services
	MICHELE JEANMARIE	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
2004	RACHAEL VILLAREAL	Cole Information Services
	JORGE ALDANA	Cole Information Services
	RAMIREZ ALFREDO	Cole Information Services
	BELLO ADAME	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	VIC MAM	Cole Information Services
	ALMO DELCASTILLO	Cole Information Services
	LETICIA GARIBAY	Cole Information Services
	M LOPEZ	Cole Information Services
	HAGAR KAIZER	Cole Information Services
	FREDDY ULLOA	Cole Information Services
	CHAVEZ DEJESUS	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	RODRIGO MARTINEZ	Cole Information Services
	MARIA MEJIA	Cole Information Services
	FARZIN FAYYAZI	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	ANNA SALAZAR	Cole Information Services
	EREZ GOETA	Cole Information Services
	J CISNEROS	Cole Information Services
	P PADILLA	Cole Information Services
	MIGUEL MALDONADO	Cole Information Services
	JOSE MENDEZ	Cole Information Services
	MOHAMMED ISLAM	Cole Information Services
	ISMAEL GALVAN	Cole Information Services
	AYALA LARA	Cole Information Services
	SIMANAH TESFAYE	Cole Information Services
1999	ROSA ARREDONDO	Cole Information Services
	SNEZHINKA GAYDADZHIEVA	Cole Information Services
	SHIOMO AVSHANY	Cole Information Services
	JULIO ORELLANA	Cole Information Services
	ERIC EAKIN	Cole Information Services
	LILLIAM GUEVARA	Cole Information Services
	JUAN TORESS	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	DAVID FLAVIN	Cole Information Services
	MICHAEL MENDOZA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services

FINDINGS

Year	Uses	Source
1999	OCHOA RODRIGUEZ	Cole Information Services
	GRACIELA PEREZ	Cole Information Services
	MARIA AYALA	Cole Information Services
	ANGELA JONES	Cole Information Services
	ALDO RIVAS	Cole Information Services
	JESUS FLORES	Cole Information Services
	JUAN ALDANA	Cole Information Services
	ALFREDO RAMIREZ	Cole Information Services
	LETICIA GARIBAY	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	FESTUS OHEN	Cole Information Services
	RICARDO DURHAM	Cole Information Services
	M LOPEZ	Cole Information Services
	SERGIO LOPEZ	Cole Information Services
	PEDRO CALVA	Cole Information Services
	ALEJANDRO RIVERA	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	ALEJANDRO LUNA	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	SANDRA CRUZ	Cole Information Services
	SAUL PINEDA	Cole Information Services
	JOSE RIVERA	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	JOSE CISNEROS	Cole Information Services
	ANGELICA BELTRAN	Cole Information Services
	JENNY SERRANO	Cole Information Services
	MARCUS HAIRSTON	Cole Information Services
	MARIA ZETINO	Cole Information Services
1994	ANDRADE, JOSE	Cole Information Services
	ZARAZULA, JUAN	Cole Information Services
	RODRIGUEZ, REYES	Cole Information Services
1950	EMPEY FRANK E R	Pacific Telephone
	EMPEY FRANK E R	Pacific Telephone
1940	Ryan E A o	Los Angeles Directory Co.

6844 SEPULVEDA BLVD

Year	Uses	Source
1970	KAFKA H L MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

Year	Uses	Source
1970	BEZMAN HARRY S MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	KAFKA H L MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	BEZMAN HARRY S MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
1967	Ross Loos Medical Group Contd	Pacific Telephone
	Van Nuys Ofc	Pacific Telephone
1962	Ross Loss Medical Group	Pacific Telephone
	Van Nuys Ofc	Pacific Telephone

Sepulveda Boulevard

6700 Sepulveda Boulevard

Year	Uses	Source
2006	APARTMENTS CAHEALTHCARE	Haines Company, Inc.
	REHBLTN CNTR CAMARANO Elena	Haines Company, Inc.
	DESILVAVIneetha	Haines Company, Inc.
	DUHON Dewey	Haines Company, Inc.
	FLOHR Elnora	Haines Company, Inc.
	HEALTH CARE	Haines Company, Inc.
	BEVERLY HENNINOSEN	Haines Company, Inc.
	Suzanne HORNERJuanita	Haines Company, Inc.
	KRUSS Lill Ian	Haines Company, Inc.
	LEWIS Helen	Haines Company, Inc.
	ROSENBERG Melv In	Haines Company, Inc.
	A SMITH Cynthia R	Haines Company, Inc.
	TROOP John	Haines Company, Inc.
	UNDERWOOD Daniel	Haines Company, Inc.
1995	Ahimsa Sub Acute Center	Pacific Bell
	Coinson Lillian	Pacific Bell
	Glasser R	Pacific Bell
	Mongelli Janet	Pacific Bell
1991	Beverly Manor Convalescent Hospital	Pacific Bell
	Cresse Dorothy	Pacific Bell
	Cresse John W	Pacific Bell
	Katz M R	Pacific Bell
	Merwin I	Pacific Bell
	Raum Alma C	Pacific Bell

FINDINGS

Year	Uses	Source
1985	BE VE RLY HOME HE ALTH CARE AGCY	Pacific Bell
	Beverly Home Health Care Services	Pacific Bell
	BE VE RLY MAN OR CON VALE S CE N T HOS PITAL	Pacific Bell
	Carson R M	Pacific Bell
	Friedman Anna	Pacific Bell
	Friedman Anne	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	State License Me 16855	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	Katz M R	Pacific Bell
	Robertson Minnie	Pacific Bell
	Robertson N M	Pacific Bell
1980	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	BIGUE CLARITA	Pacific Telephone
	FINK MOLLIE	Pacific Telephone
	JOHNSTON WARREN W	Pacific Telephone
	KEENAN JOHN B	Pacific Telephone
	LAYPORT LILLIAN	Pacific Telephone
	PROSSER FRIEDA	Pacific Telephone
	SMALL JOS	Pacific Telephone
1975	Avon S Bruce	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	Boswell F E	Pacific Telephone
	Castoria Ralph	Pacific Telephone
	Finke Molly	Pacific Telephone
	Glassley Carrie	Pacific Telephone
	Gray Marion A	Pacific Telephone
	Henry Iva P	Pacific Telephone
	Johnston Warren W	Pacific Telephone
	Mc Claskey Norna	Pacific Telephone
	Milhouse Doris	Pacific Telephone
	Miller Saml	Pacific Telephone
	Pfister Anna	Pacific Telephone
	Reid J L	Pacific Telephone
	Smith Rebecca B	Pacific Telephone
	Thom May	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Toyser I Y	Pacific Telephone
1970	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone

6719 Sepulveda Boulevard

Year	Uses	Source
2006	RIDGE MOTEL	Haines Company, Inc.
1995	Chateau Motel The	Pacific Bell
	The Chateau Motel	Pacific Bell
1991	The Chateau Motel	Pacific Bell
1985	Chateau Motel The	Pacific Bell
	The Chateau Motel	Pacific Bell
1980	BACA DELFINO	Pacific Telephone
	CHATEAU MOTEL THE	Pacific Telephone
1975	Western Motel & Apts	Pacific Telephone
1970	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
1962	DERR CAROLYN DUCK INN MOTEL	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1956	DUCK INN MOTEL	Pacific Telephone
1950	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1940	Runge L A	Los Angeles Directory Co.
	Archwood intersects	Los Angeles Directory Co.

6725 Sepulveda Boulevard

Year	Uses	Source
1940	Vacant	Los Angeles Directory Co.

6756 Sepulveda Boulevard

Year	*Uses*	*Source*
1995	Coin Laundry	Pacific Bell
1991	Coin Laundry	Pacific Bell
1985	Coin Laundry	Pacific Bell
	The Coin Laundry	Pacific Bell
1980	THE COIN LAUNDRY	Pacific Telephone

SEPULVEDA LN

6649 SEPULVEDA LN

Year	*Uses*	*Source*
1956	SAGER ALVIN	Pacific Telephone

6833 SEPULVEDA LN

Year	*Uses*	*Source*
1970	ROTHCHILD RONALD	Pacific Telephone
	ROTHCHILD RONALD	Pacific Telephone

6844 SEPULVEDA LN

Year	*Uses*	*Source*
1962	WARNER GLEN OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

SEPULVEDA PL

6649 SEPULVEDA PL

Year	*Uses*	*Source*
1970	SABLE R	Pacific Telephone
	SABLE R	Pacific Telephone
1962	ACKERLY FREDERICK	Pacific Telephone
	DONALDSON DON D	Pacific Telephone
	DONALDSON FRANCES	Pacific Telephone
	MENZIES JOHN R	Pacific Telephone
	PIERCE BILL D	Pacific Telephone
	SECCOMBE STEVE R	Pacific Telephone
	STIER DAVID D	Pacific Telephone
	VALDEN LILA	Pacific Telephone
	VALDEZ PILAR	Pacific Telephone
	ACKERLY ADELAIDE	Pacific Telephone
1956	SHORE HARRY	Pacific Telephone

Year	Uses	Source
1956	SALDUTTI MARGERY	Pacific Telephone
	SAFRAN JACOB	Pacific Telephone
	MILLER FRED G	Pacific Telephone
	MCDONOUGH JIM R	Pacific Telephone
	GELFOUND FRANK	Pacific Telephone

6655 SEPULVEDA PL

Year	Uses	Source
1970	KELLENBERGER B JAMES	Pacific Telephone
	KELLENBERGER B JAMES	Pacific Telephone
1962	TERMINI SAML C	Pacific Telephone
	ROBBINS PHILIP A	Pacific Telephone
	ROBBINS BETTY A	Pacific Telephone
	REDDING DONALD H	Pacific Telephone
	FASSER MICHAEL	Pacific Telephone
1956	RYBURN ROBT M JR	Pacific Telephone
	MCVICKER DARRELL A	Pacific Telephone
	O CONNELL VERNAL W JR	Pacific Telephone
	FERBER DAVID	Pacific Telephone
	GUSTAFSON DOROTHY M	Pacific Telephone

6661 SEPULVEDA PL

Year	Uses	Source
1970	TAYLOR WALTER H	Pacific Telephone
	TAYLOR WALTER H	Pacific Telephone
1962	SAUNDERS J H	Pacific Telephone
	DOWLING W P	Pacific Telephone
1956	OKER DONALD J	Pacific Telephone
	FIELD PHILIP R	Pacific Telephone
	DOWLING W P	Pacific Telephone
	PERRY JOHN S	Pacific Telephone

6665 SEPULVEDA PL

Year	Uses	Source
1962	ARNOLD CAROL E	Pacific Telephone

6705 SEPULVEDA PL

Year	Uses	Source
1970	DAVIS GEO	Pacific Telephone
	DAVIS GEO	Pacific Telephone

Year	Uses	Source
1956	NEVILLE NORMAN NORMAN BRUSH CO	Pacific Telephone
	NORMAN BRUSH CO	Pacific Telephone

6719 SEPULVEDA PL

Year	Uses	Source
1962	DERR CAROLYN DUCK INN MOTEL	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1956	DUCK INN MOTEL	Pacific Telephone

6734 SEPULVEDA PL

Year	Uses	Source
1956	DAY OR NIGHT JANITOR SERV	Pacific Telephone

6735 SEPULVEDA PL

Year	Uses	Source
1962	VALENTINE RED INC LIQR STR	Pacific Telephone
1956	VALENTINE RED INC LIQR STR	Pacific Telephone

6736 SEPULVEDA PL

Year	Uses	Source
1956	VALLEY PROPERTIES RL EST	Pacific Telephone
	BELDEN MARVEL T VALLEY PROPERTIES RL EST	Pacific Telephone
	SPURLOCK WM F VALLEY PROPERTIES RL EST	Pacific Telephone

6738 SEPULVEDA PL

Year	Uses	Source
1956	BEN S AUTO SALES	Pacific Telephone

6739 SEPULVEDA PL

Year	Uses	Source
1970	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
1962	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	BECKMAN WM T VALLEY PRINTERS & TYPESETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
1956	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone

Year	Uses	Source
1956	BECKMAN WM T VALLEY PRINTERS & TYPESETTERS	Pacific Telephone

6740 SEPULVEDA PL

Year	Uses	Source
1970	DRUG WORLD PHARMACY	Pacific Telephone
	DRUG WORLD PHARMACY	Pacific Telephone

6741 SEPULVEDA PL

Year	Uses	Source
1970	SERVO-TEK OF CALIF INC	Pacific Telephone
	SERVO-TEK OF CALIF INC	Pacific Telephone
1962	CARPET FAIR	Pacific Telephone

6743 SEPULVEDA PL

Year	Uses	Source
1970	CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CHAVEZ GEO CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CHAVEZ GEO CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
1962	CHAVEZ GEO ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY ORLNOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone

6750 SEPULVEDA PL

Year	Uses	Source
1970	J & J BARBER SHOP	Pacific Telephone
	J & J BARBER SHOP	Pacific Telephone

FINDINGS

6759 SEPULVEDA PL

Year	Uses	Source
1970	SMITH GERRY CHEVRON	Pacific Telephone
	CHEVRON SERVICE STATIONS VAN NUYS	Pacific Telephone
	CHEVRON SERVICE STATIONS VAN NUYS	Pacific Telephone
	SMITH GERRY CHEVRON	Pacific Telephone
1962	CURRENT E L CHEVRON SERV	Pacific Telephone
	CHEVRON SERV STATIONS	Pacific Telephone
1956	BEERMAN S FLYING A SERV	Pacific Telephone

6801 SEPULVEDA PL

Year	Uses	Source
1962	HARBOR SUPER SERV	Pacific Telephone
1956	HARBOR SUPER SERV	Pacific Telephone

6810 SEPULVEDA PL

Year	Uses	Source
1962	WILSHIRE OIL CO OF CALIF SERVICE STATIONS	Pacific Telephone
	REED S WILSHIRE SERV	Pacific Telephone
1956	GOLDEN EAGLE SERV STN	Pacific Telephone

6827 SEPULVEDA PL

Year	Uses	Source
1956	PATTERSON EDITH RL EST	Pacific Telephone

6828 SEPULVEDA PL

Year	Uses	Source
1970	MIGHTY MUTT INC	Pacific Telephone
	MIGHTY MUTT INC	Pacific Telephone

6829 SEPULVEDA PL

Year	Uses	Source
1956	DEPENDABLE TELEVISION SERV	Pacific Telephone

6833 SEPULVEDA PL

Year	Uses	Source
1970	ROBINSON STEPHEN L	Pacific Telephone
	SCHWARTZ WM S	Pacific Telephone
	REILLY D E	Pacific Telephone

Year	Uses	Source
1970	BRUNETTE MILLICENT R	Pacific Telephone
	DENICHOLAS E	Pacific Telephone
	GOLDSTEIN JOS K	Pacific Telephone
	REILLY D E	Pacific Telephone
	ROBINSON STEPHEN L	Pacific Telephone
	SCHWARTZ WM S	Pacific Telephone
	BRUNETTE MILLICENT R	Pacific Telephone
	DENICHOLAS E	Pacific Telephone
	GOLDSTEIN JOS K	Pacific Telephone

6835 SEPULVEDA PL

Year	Uses	Source
1956	WILLIAMS C	Pacific Telephone

6837 SEPULVEDA PL

Year	Uses	Source
1962	KINGSWOOD THELMA P	Pacific Telephone
1956	SCOTT BRUCE L	Pacific Telephone

6841 SEPULVEDA PL

Year	Uses	Source
1970	ADAMS JOS	Pacific Telephone
	BURGER RALPH L	Pacific Telephone
	MORADILLO MARINA	Pacific Telephone
	ADAMS JOS	Pacific Telephone
	MORADILLO MARINA	Pacific Telephone
	BURGER RALPH L	Pacific Telephone
1962	WILLIAMS C	Pacific Telephone

6844 SEPULVEDA PL

Year	Uses	Source
1970	EISENBERG MORRIS E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	HYATT BENSON MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PASCH HERBERT	Pacific Telephone
	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	RUSSO ROBT F OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	SNYDER ARTHUR H MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	EISENBERG MORRIS E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	HYATT BENSON MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PASCH HERBERT	Pacific Telephone
	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	RUSSO ROBT F OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	SNYDER ARTHUR H MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
1962	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	REGAN MAURICE J MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	POWSNER LEONARD MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	FREGEAU AIME N MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	FAND FAWKIA ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	EISENBERG MORRIS E MD ROSS LOOS MEDICAL EIENBERG GROUP	Pacific Telephone
	BOHMAN GUNNAR E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	ALGEE GENE E SOCIAL WORKER ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	THIELEN ARTHUR ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	SOMAN ROBT SOCIAL WORKER ROSS LOOS MEDICAL GROUP	Pacific Telephone
	SEDGWICK JOHN R MD ROSS LOOS MEDICAL GROUP	Pacific Telephone

VANOWEN

15211 VANOWEN

Year	Uses	Source
1985	FERKEL RICHARD DMD	Pacific Bell

FINDINGS

15216 VANOWEN

Year	*Uses*	*Source*
1990	LUSK HARRY A MD VAN NUYS	Pacific Bell
1986	LUSK HARRY A MD VAN NUYS	Pacific Bell
1967	Snyder W H Jr MD	Pacific Telephone

15220 VANOWEN

Year	*Uses*	*Source*
1990	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	CRISIS HELPLINE OF VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
1986	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1981	VAN NUYS PSYCHIATRIC HOSPITAL VAN NUYS	Pacific Telephone
1971	Van Nuys Psychiatric Hospital	Pacific Telephone
	Diversified Health Services Inc	Pacific Telephone
1967	Brentwood Van Nuys Convalescent Hospital	Pacific Telephone
	Van Nuys Brentwood Convalescent Hospital	Pacific Telephone

15225 VANOWEN

Year	*Uses*	*Source*
1990	HOFFMAN MICHAEL E MD PHY & SUR VAN NUYS	Pacific Bell
	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Bell
	VALLEY HAND SURGERY ORTHOPAEDIC MEDICAL GROUP VAN NUYS	Pacific Bell
1986	VALLEY HAND SURGERY ORTHOPAEDIC MEDICAL GROUP VAN NUYS	Pacific Bell
	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Bell
1981	MAZZOCCO THOMAS R MD INC VAN NUYS	Pacific Telephone
	KRATZ RICHARD P MD VAN NUYS	Pacific Telephone
	KRATZ RICHARD P MD VAN NUYS	Pacific Telephone
	EYE SURGEONS MEDICAL GROUP VAN NUYS	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES VAN NUYS	Pacific Telephone
	LESIN BENJAMIN E MD VAN NUYS	Pacific Telephone

Year	Uses	Source
1981	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Telephone
	COLVARD D MICHAEL MD INC VAN NUYS	Pacific Telephone
	DAVIDSON BERNARD MD VAN NUYS	Pacific Telephone
1971	Central Valley Professional Exch	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
1967	Electrographic Lab	Pacific Telephone
	Central Valley Professional Exch	Pacific Telephone
1962	Central Valley Professional Exch	Pacific Telephone
	Electrographic Labs	Pacific Telephone

15243 VANOWEN

Year	Uses	Source
1990	MOTZKIN DONALD MD FACS VAN NUYS	Pacific Bell
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Bell
	GILLICK MARVIN MD VAN NUYS	Pacific Bell
	SUSSKIND-SCHNEIDER RUTH PHD VAN NUYS	Pacific Bell
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Bell
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Bell
	WAHLROOS SVEN PH D VAN NUYS	Pacific Bell
	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Bell
1986	COBURN MICHAEL B MD VAN NUYS	Pacific Bell
	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Bell
	GILLICK MARVIN MD VAN NUYS	Pacific Bell
	MOTZKIN DONALD MD FACS VAN NUYS	Pacific Bell
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Bell
	SUSSKIND SCHNEIDER RUTH PH D VAN NUYS	Pacific Bell
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Bell
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Bell
	WAHLROOS SVEN PH D VAN NUYS	Pacific Bell
	LIPSON MORRIS MD INC VAN NUYS	Pacific Bell

Year	Uses	Source
1985	MOTZKIN DONALD MD FACS	Pacific Bell
1981	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Telephone
	GILLICK MARVIN MD VAN NUYS	Pacific Telephone
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Telephone
	COBURN MICHAEL B MD VAN NUYS	Pacific Telephone
	GILLICK MARVIN MD VAN NUYS	Pacific Telephone
	SUSSKIND SCHNEIDER RUTH PHD VAN NUYS	Pacific Telephone
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Telephone
	WAHLROOS SVEN PHD VAN NUYS	Pacific Telephone
1962	Tri State Tire Inc	Pacific Telephone

VANOWEN PL

15200 VANOWEN PL

Year	Uses	Source
1962	VAN NUYS HIGH SCHOOL AGRICULTURE	Pacific Telephone
	NIELSON GRANT E	Pacific Telephone
1956	VAN NUYS HIGH SCHOOL AGRICULTURE	Pacific Telephone
	NIELSON GRANT E	Pacific Telephone
1950	NIELSON GRANT E R	Pacific Telephone
	NIELSON GRANT E R	Pacific Telephone

15203 VANOWEN PL

Year	Uses	Source
1962	BRUICK MARY	Pacific Telephone
1956	BRUICK MARY	Pacific Telephone

15205 VANOWEN PL

Year	Uses	Source
1962	BRUICK MICHAEL P	Pacific Telephone
1956	BRUICK MICHAEL P R	Pacific Telephone
1950	BRUICK MICHAEL P R	Pacific Telephone
	BRUICK MICHAEL P R	Pacific Telephone

15207 VANOWEN PL

Year	Uses	Source
1956	CONAWAY EVELYN S	Pacific Telephone

15209 VANOWEN PL

Year	Uses	Source
1956	STEPHENS JAS P	Pacific Telephone

15216 VANOWEN PL

Year	Uses	Source
1970	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
1956	BOULTON C M	Pacific Telephone
1950	BROWN JOHN M R	Pacific Telephone
	BROWN JOHN M R	Pacific Telephone

15220 VANOWEN PL

Year	Uses	Source
1980	HOSPITAL SERVICE PHARMACY	Pacific Telephone
1956	HALL ROBT O R	Pacific Telephone
1950	HALL ROBT O R	Pacific Telephone
	HALL ROBT O R	Pacific Telephone

15223 VANOWEN PL

Year	Uses	Source
1956	KOSTER GLADYS W	Pacific Telephone
1950	KOSTER HENRY O R	Pacific Telephone
	KOSTER HENRY O R	Pacific Telephone

15225 VANOWEN PL

Year	Uses	Source
1970	COWDREY S PHARMACY	Pacific Telephone
	THOMPSON WM BENBOW JR MD	Pacific Telephone
	COWDREY S PHARMACY	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
	RENSHAW WILEY L MD	Pacific Telephone
	RENSHAW WILEY L MD	Pacific Telephone
	THOMPSON WM BENBOW JR MD	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
1962	WARD GEO H MD	Pacific Telephone

Year	Uses	Source
1962	VANOWEN COFFEE SHOP	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
	MEYERS BRUCE L MD	Pacific Telephone
	AUSTIN RALPH T MD	Pacific Telephone

15230 VANOWEN PL

Year	Uses	Source
1962	CICCIMARRO ANGELINO	Pacific Telephone
1956	CICCIMARRO ANGELINO	Pacific Telephone
1950	CICCIMARRO JETINO R	Pacific Telephone
	CICCIMARRO JETINO R	Pacific Telephone

15235 VANOWEN PL

Year	Uses	Source
1956	ARTHUR LLOYD J GENL TRKNG	Pacific Telephone
	TRI STATE TIRE INC	Pacific Telephone
	TRI STATE TIRE INC	Pacific Telephone

15243 VANOWEN PL

Year	Uses	Source
1980	KUSSIN LARRY MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	COMER THOMAS P MD	Pacific Telephone
1956	RIGGS FRED D R	Pacific Telephone
1950	RIGGS FRED D R	Pacific Telephone
	RIGGS FRED D R	Pacific Telephone

15246 VANOWEN PL

Year	Uses	Source
1956	TOPS DRIVE IN	Pacific Telephone

15255 VANOWEN PL

Year	Uses	Source
1962	KOHLHOFF DAYTON W ACCT	Pacific Telephone
1956	WADDELL REALTY	Pacific Telephone
	WADDELL E S WADDELL REALTY	Pacific Telephone
	FINN HUBERT L WADDELL REALTY	Pacific Telephone

15260 VANOWEN PL

Year	Uses	Source
1956	BIG RANCH MKT	Pacific Telephone

Year	Uses	Source
1950	MOLLICA JOE SIGNAL SERV	Pacific Telephone
	MOLLICA JOE SIGNAL SERV	Pacific Telephone

15309 VANOWEN PL

Year	Uses	Source
1962	HAGGE CAROLYN	Pacific Telephone

15311 VANOWEN PL

Year	Uses	Source
1956	MILNER JIM RLTY	Pacific Telephone
1950	MILNER SHEETS RL EST	Pacific Telephone
	MILNER SHEETS RL EST	Pacific Telephone

15316 VANOWEN PL

Year	Uses	Source
1980	HART OF THE VALLEY	Pacific Telephone
1970	DEL S AUTOMOTIVE SERV	Pacific Telephone
	DEL S AUTOMOTIVE SERV	Pacific Telephone
1962	DEL S AUTOMOTIVE SERV	Pacific Telephone
1956	DEL S AUTOMOTIVE SERV	Pacific Telephone
	RANKEL GLEN	Pacific Telephone
	RANKEL REALTY	Pacific Telephone
	RANKEL REALTY MOVING & STORAGE SERV	Pacific Telephone

15324 VANOWEN PL

Year	Uses	Source
1956	SMITH HOWARD W	Pacific Telephone
1950	ROTOLO CHAS MRS R	Pacific Telephone
	ROTOLO CHAS MRS R	Pacific Telephone

15331 VANOWEN PL

Year	Uses	Source
1962	LINDSEY GARY K	Pacific Telephone
1956	MCQUAID JOHN W	Pacific Telephone

15336 VANOWEN PL

Year	Uses	Source
1970	HORN JOHN A	Pacific Telephone
	HORN JOHN A	Pacific Telephone
1962	HORN JOHN A	Pacific Telephone

Year	Uses	Source
1956	HORN JOHN A R	Pacific Telephone
1950	HORN JOHN A R	Pacific Telephone
	HORN JOHN A R	Pacific Telephone

15343 VANOWEN PL

Year	Uses	Source
1980	HOWENSTEIN L	Pacific Telephone
	KARMAN LARRY S	Pacific Telephone
	PAVLIGA GEO J	Pacific Telephone

15344 VANOWEN PL

Year	Uses	Source
1970	WELP HENRY J	Pacific Telephone
	WELP HENRY J	Pacific Telephone
1962	WELP HENRY J	Pacific Telephone
	WELP JOS E	Pacific Telephone
1956	BELL G ROBERTSON	Pacific Telephone
1950	AYERS O E R	Pacific Telephone
	AYERS O E R	Pacific Telephone

15349 VANOWEN PL

Year	Uses	Source
1962	MISUNSTAD LISA MRS	Pacific Telephone
1956	MISUNSTAD LISA MRS	Pacific Telephone

VANOWEN ST

15207 VANOWEN ST

Year	Uses	Source
1962	STAGG ETHEL J	Pacific Telephone

15209 VANOWEN ST

Year	Uses	Source
1970	PACHECO ROBT	Pacific Telephone
	PACHECO ROBT	Pacific Telephone

15211 VANOWEN ST

Year	Uses	Source
2014	MICHAEL POLISKY	Cole Information Services
	AVIA DIALYSIS	Cole Information Services
	KRIKOR TATOYAN	Cole Information Services

FINDINGS

Year	Uses	Source
2014	NAGARAJ CHETTY	Cole Information Services
	SAID HEMMATI	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	FARSHAD MALEKMEHR	Cole Information Services
	KATHRYN CRONIN	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	BUCH KENNETH L MD	Cole Information Services
	HEMMATI SAID MD	Cole Information Services
	INTERNAL MEDICINE ASSOCIATES	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	T & H PHARMACY	Cole Information Services
	VALLEY GASTROENTEROLOGY	Cole Information Services
	LOMIS THOMAS MD	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	ROUFF STEVEN L MD	Cole Information Services
	MALEKMEHR FARSHAD MD	Cole Information Services
	FAMILIA SANA MEDICAL GROUP	Cole Information Services
	ROKAW JOSHUA MD	Cole Information Services
	MONDERER BERNARD MD	Cole Information Services
	TMI PATHOLOGY ASSOCIATES	Cole Information Services
	DIDOMENICO NICHOLAS MD	Cole Information Services
	INTERNAL MEDICINE ASSOC	Cole Information Services
	ASHWANI BHARDWHA MD INC	Cole Information Services
	KIM KYU HYUN MD	Cole Information Services
	SILBERSTEIN SYLVAIN S MD	Cole Information Services
	VALLEY INTERNAL MEDICINE & NEPHROLOG	Cole Information Services
	CHETTY N MMD	Cole Information Services
	CRONIN KATHRYN FNP	Cole Information Services
	MISCHEL MATTHEW MD	Cole Information Services
	ROMOFF MARK S MD	Cole Information Services
	POLISKY MICHAEL A MD	Cole Information Services
	MENZER LAWRENCE L MD	Cole Information Services
	VALLEY PRESBYTERIAN HOSPITAL	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	LINDA SEVILLA MD	Cole Information Services
	LOS ANGELES CANCER NETWORK	Cole Information Services
	PATEL SUMAN MD	Cole Information Services
	KYU KIM	Cole Information Services

FINDINGS

Year	Uses	Source
2009	ANTERO VELEZ MD	Cole Information Services
	ROMOFF MARK S DR OF MEDICINE	Cole Information Services
	CENTURY MEDICAL GROUP INC	Cole Information Services
	KYU HYUN KIM MD	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	BERNARD MONDERER MD	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	DR RONALD MALKIN MD PC	Cole Information Services
	VALLEY INTERNAL MEDICINE NEP	Cole Information Services
	NAGARAJ M CHETTY MD	Cole Information Services
	LAWRENCE L MENZER MD	Cole Information Services
	HAROLD M MALLER MD	Cole Information Services
	BUCH & SHIFFMAN MDS	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	FARSHAD MALEKMEHR MD	Cole Information Services
	T & H PHARMACY	Cole Information Services
	RS VASAN MD A PROF CORP	Cole Information Services
	SAID J HEMMATI MD	Cole Information Services
	KAPLAN KARL MD	Cole Information Services
	SUMAN N PATEL MD PROFESSIONAL	Cole Information Services
	PHYSICIAN PATHOLOGY SERVICES	Cole Information Services
	MCDONALD BRYAN M MD	Cole Information Services
	LAKESIDE COMMUNITY HEALTHCARE MEDICA	Cole Information Services
	SKAKESPEARE EUGENE H MD	Cole Information Services
	EMMETT A BERG DO INC	Cole Information Services
	NAGARAJ CHETTY	Cole Information Services
	SAID HEMMATI	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	FARSHAD MALEKMEHR	Cole Information Services
	ROBERT LEONARD	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	RANGACHARI S VASAN MD	Cole Information Services
	BURBANK ACUTE DIALYSIS	Cole Information Services
	DR THOMAS LOMIS MD	Cole Information Services
2006	BUILDING	Haines Company, Inc.
	BERG EMMETTA DO	Haines Company, Inc.
	BUCH KENNETH L	Haines Company, Inc.
	MD CHETTY N M MD	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	CROWN ROYALTY	Haines Company, Inc.
	DIDOMENICO	Haines Company, Inc.
	NICHOLAS MD GUCK JEFFREY MD	Haines Company, Inc.
	HEALTHUNEMDCL	Haines Company, Inc.
	GRP HEMm ATISA 1 DMD	Haines Company, Inc.
	INTERNAL MEDICINE	Haines Company, Inc.
	ASSOC INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES KIMKYUHYUNMD	Haines Company, Inc.
	KOFFLERALAN MD	Haines Company, Inc.
	LAKESIDE ME	Haines Company, Inc.
	ASSOCIATES LAKESIDE MEDICAL	Haines Company, Inc.
	GROUP LEONARD ROBERT	Haines Company, Inc.
	MD UEBROSS BURT MD	Haines Company, Inc.
	UNDASEVILLAMD	Haines Company, Inc.
	LOMIS THOMAS MD	Haines Company, Inc.
	MALLER HAROLD M	Haines Company, Inc.
	MD MEGAN JACOBS S	Haines Company, Inc.
	MD MENZER	Haines Company, Inc.
	LAWRENCE L MD MISCHEL MATTHEW	Haines Company, Inc.
	MD MONDERER	Haines Company, Inc.
	BERNARD MD PATEL SUMAN MD	Haines Company, Inc.
	PHAN DENISE MD	Haines Company, Inc.
	ROKAW JOSHUA MD	Haines Company, Inc.
	ROKAWJOSHUA MD	Haines Company, Inc.
	ROMOFF MARKS	Haines Company, Inc.
	MD ROSENBLUM	Haines Company, Inc.
	BARRY S MD ROUFF STEVEN L	Haines Company, Inc.
	MD ROUFF STEVEN L	Haines Company, Inc.
	MD SHAKESPEARE	Haines Company, Inc.
	EUGENE H MD SHIFFMAN MICHAEL	Haines Company, Inc.
	SILBERSTEIN	Haines Company, Inc.
	SYLVAIN S MD SILBERSTEIN	Haines Company, Inc.
	SYLVAIN S MD VALLEY BRST CR	Haines Company, Inc.
	WMNS HLTH CNTR VALLEY	Haines Company, Inc.
	GASTRNTRLGY VALLEY INTERNAL	Haines Company, Inc.
	MEDICINE VASAN	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	RANGACHAR MD VELEZANTERO MD B	Haines Company, Inc.
2004	JOSHUA ESCANDON	Cole Information Services
	DR HAROLD WEINSTEIN CORP	Cole Information Services
	N CHETTY	Cole Information Services
	ANTERO VELEZ	Cole Information Services
	JEFFREY CHONG	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	EMMETT BERG	Cole Information Services
	RONALD MALKIN	Cole Information Services
	RANGACHARI VASAN	Cole Information Services
	EMMETT A BERG DO	Cole Information Services
	BURBANK DIALYSIS PARTNERSHIP	Cole Information Services
	SAWSAN N BARAKAT MD	Cole Information Services
	RANGACHARI S VASAN MD INC	Cole Information Services
	LAKESIDE MEDICAL ASSOCS	Cole Information Services
	DR RONALD MALKIN MD PC	Cole Information Services
	MOTZKIN DONALD MD FACS	Cole Information Services
	HAROLD M MALLER MD	Cole Information Services
	NAGARAJ M CHETTY INC	Cole Information Services
	WEINSTEIN HAROLD J MD FCP	Cole Information Services
	ROSENBLUM BARRY S OD	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	LAWRENCE L MANZER MD	Cole Information Services
	MICHAEL SHIFFMAN MD	Cole Information Services
	ROKAW JOSHUA MD	Cole Information Services
	IRA J FRIEDMAN MD CORP	Cole Information Services
	SUMAN N PATEL MD INC	Cole Information Services
	STEPHEN REALE	Cole Information Services
2001	RUBINSON WILLIAM MD	Haines & Company, Inc.
	SHAKESPEARE EUGENE H MD	Haines & Company, Inc.
	SHIFFMAN MICHAEL I MD	Haines & Company, Inc.
	SILBERSTBN SYLVAIN SM	Haines & Company, Inc.
	VALLEY GASTRNTRLGY	Haines & Company, Inc.
	VALLEY INTRNL MDCNE	Haines & Company, Inc.
	VALLEY WEIGHT CONTROL CENTER	Haines & Company, Inc.
	VASAN RANGACHARI MD	Haines & Company, Inc.
	VELEZ ANTERO MD	Haines & Company, Inc.
	WALSH PATRICK J MD FCCP	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	WEINSTEIN HAROLD J MD FCCP	Haines & Company, Inc.
	BUILDING	Haines & Company, Inc.
	BARAKAT SAWSAN N MD	Haines & Company, Inc.
	BERG EMMETT A MD	Haines & Company, Inc.
	BLEIFER KENNETH H MD	Haines & Company, Inc.
	BUCH KENNETH L MD	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CHETTY N M MD	Haines & Company, Inc.
	CHONG JEFFREY MD	Haines & Company, Inc.
	DIDOMENICO NICHOLAS MD	Haines & Company, Inc.
	FRIEDMAN IRA J MD	Haines & Company, Inc.
	GLICK JEFFREY MD	Haines & Company, Inc.
	GREENSTADT MARK A MD	Haines & Company, Inc.
	HEALTHLINE MDCL GRP	Haines & Company, Inc.
	INTERNAL MEDICINE ASSOCIATES	Haines & Company, Inc.
	INTERNAL MEDICINE ASSOCIATES	Haines & Company, Inc.
	JAMISON PROPERTY MANAGEMENT	Haines & Company, Inc.
	KOFFLER ALAN MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEONARD ROBERT MD	Haines & Company, Inc.
	LIEBROSS BURT MD	Haines & Company, Inc.
	MALLER HAROLD M MD	Haines & Company, Inc.
	MEJLSZENKIER SILVIA MD	Haines & Company, Inc.
	MENZER LAWRENCE L MD	Haines & Company, Inc.
	METSON BATES F MD	Haines & Company, Inc.
	METWEST P UNILAB	Haines & Company, Inc.
	MISCHEL MATTHEW MD	Haines & Company, Inc.
	MOTZKIN DONALD MD FACS	Haines & Company, Inc.
	MOTZKIN DONALD MD FACS	Haines & Company, Inc.
	NAM MIKI M DDS	Haines & Company, Inc.
	PATEL SUMAN MD	Haines & Company, Inc.
	PHAN DENISE MD	Haines & Company, Inc.
	REALE STEPHEN MD	Haines & Company, Inc.
	ROKAW JOSHUA MD	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	ROMOFF MARK S MD	Haines & Company, Inc.
	ROSENBAUM MALCOLM MD	Haines & Company, Inc.
	ROSENBLUM BARRY S MD	Haines & Company, Inc.
	ROUFF STEVEN L MD	Haines & Company, Inc.
1999	SAID HEMMATI	Cole Information Services
	NAGARAJ CHETTY	Cole Information Services
	ROBERT LEONARD	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	ROMOFF MARK S MD	Cole Information Services
	LIEBROSS BURT MD	Cole Information Services
	YOUNG CHARLES DDS	Cole Information Services
	MENZER LAWRENCE L MD	Cole Information Services
	WEIDMANN CHARLES MD	Cole Information Services
	WEINSTEIN HAROLD J MD FCCP	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	PATEL SUMAN MD	Cole Information Services
	ROSENBLUM BARRY S MD	Cole Information Services
	GLICK JEFFREY MD	Cole Information Services
	CHETTY N M MD	Cole Information Services
	SHAKESPEARE EUGENE H MD	Cole Information Services
	BUCH KENNETH L MD	Cole Information Services
	INTERNAL MEDICINE ASSOCIATES	Cole Information Services
	METWEST P UNILAB	Cole Information Services
	KOFFLER ALAN MD	Cole Information Services
	VALLEY WEIGHT CONTROL CENTER	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	VALLEY GASTROENTEROLOGY	Cole Information Services
	VELEZ ANTERO MD	Cole Information Services
	WALSH PATRICK J MD FCCP	Cole Information Services
	ROUFF STEVEN L MD	Cole Information Services
	CENTURY MEDICAL GROUP	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	LEE DAVID MD	Cole Information Services
	DIDOMENICO NICHOLAS MD	Cole Information Services
	BARAKAT SAWSAN N MD	Cole Information Services
	ROKAW JOSHUA MD	Cole Information Services
	SILBERSTEIN SYLVAIN S MD	Cole Information Services
	PHAN DENISE MD	Cole Information Services

FINDINGS

Year	Uses	Source
1999	BERG EMMETT A MD	Cole Information Services
	NAM MIKI M DDS	Cole Information Services
	MISCHEL MATTHEW MD	Cole Information Services
	METSON BATES F MD INCORPORATED	Cole Information Services
	VALLEY INTERNL MEDCN & NEPH MEDICAL GROUP	Cole Information Services
	VASAN RANGACHARI MD	Cole Information Services
	GREENSTADT MARK A MD	Cole Information Services
	LEONARD ROBERT MD	Cole Information Services
	FRIEDMAN IRA J MD A PROFESSIONAL CORPORATION	Cole Information Services
	THOMAS LOMIS	Cole Information Services
1995	BARAKATS AW S AN N MD	Pacific Bell
	Berg Emmett A MD	Pacific Bell
	Chetty N MMD	Pacific Bell
	GRE E N S TADT MARK A MD	Pacific Bell
	Healthline Medical Group	Pacific Bell
	Kessel Lori MD	Pacific Bell
	Lee Paull MD	Pacific Bell
	Lfaro Margaret Financial Advisor & Insurance Broker	Pacific Bell
	Wfman Morris MD	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Meyers Bruce L MD FACOG	Pacific Bell
	Mid Valley Dermatology & Cosmetic Dermatological Sungery Medical Group	Pacific Bell
	Olgin Howard A MD gent surgery	Pacific Bell
	Patel Suman MD	Pacific Bell
	Rubinson William J MD	Pacific Bell
	i Shiffmanr Michaell MD	Pacific Bell
	Shifter Larry W	Pacific Bell
	Valley Gastroenterology	Pacific Bell
	Vasan Rangachari MD	Pacific Bell
	Wirtzer Allan S MD Inc	Pacific Bell
1994	BARAKAT, SAWSAN	Cole Information Services
	SCRUGGS, BAXTER	Cole Information Services
	SCRUGGS BAXTER	Cole Information Services
	CHARLES B GASSNER MD	Cole Information Services
	WOMENS CT CNSLG ASC	Cole Information Services
	LAWRENCE L MENZER MD	Cole Information Services

FINDINGS

Year	Uses	Source
1994	GARY D LONDON MD	Cole Information Services
	MARTIN J SINAISKY MD	Cole Information Services
	LORI KESSEL MD	Cole Information Services
	KELLY T HARKEY MD	Cole Information Services
	SUSIE SHEELER	Cole Information Services
	VAN NUYS WOMENS CTR	Cole Information Services
	CENTER FOR WOMENS HEALTH	Cole Information Services
	LESLIE I NOVIKOFF MD	Cole Information Services
1991	FERCEIRICHARD D MD	Pacific Bell
	LEVINSN MYRA MD	Pacific Bell
	Fox James MMD FACS	Pacific Bell
	Fox Jeff	Pacific Bell
	Fox Jeffrey	Pacific Bell
	: Friedman Marc JMD	Pacific Bell
	GALLOW AY JACK S MD ME DICAL CORP	Pacific Bell
	Galloway Jacqueline	Pacific Bell
	Hanker Gregory J MD	Pacific Bell
	Hanker MP	Pacific Bell
	Hankerson Shanga	Pacific Bell
	Hankin Harold & Nadine M	Pacific Bell
	Hankin L	Pacific Bell
	Huddleston Herbert Dennis MD	Pacific Bell
	KW UN Y AN N E MD pediatrics	Pacific Bell
	Atp iitnexts	Pacific Bell
	Molde	Pacific Bell
	Moldenhauer John M LOS ANGELES 8245040	Pacific Bell
	Bernstein Saul MMD	Pacific Bell
	Bloze A Elizabeth MD	Pacific Bell
	Buch Kenneth LMD	Pacific Bell
	Buch Louis N	Pacific Bell
	Center For Rehabilitation Medicine	Pacific Bell
	Center For Womens Health	Pacific Bell
	Center For Womens Health The	Pacific Bell
	Creighton James L MD Inc Van Nuys Office	Pacific Bell
	Darakjian Hrair E MD	Pacific Bell
	Del Pizzo Wilson MD	Pacific Bell
	Ferkel Richard DMD	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Kurz Geraldine MD	Pacific Bell
	Molnar Todd JMD	Pacific Bell
	Van Nuys Offic	Pacific Bell
	Ferce IRichard D MD	Pacific Bell
	Levinsn Myra MD	Pacific Bell
	Levinson N La	Pacific Bell
	Medictal Group	Pacific Bell
	General	Pacific Bell
	Lee Paull MD	Pacific Bell
	Lee Peter	Pacific Bell
	Levinson Myra MD	Pacific Bell
	Loffman Morris MD	Pacific Bell
	Loffman Scott	Pacific Bell
	Van Nuys Office	Pacific Bell
	Lynch Trevor P MD FACS	Pacific Bell
	Lynch V	Pacific Bell
	Meyersf Bruce LMD	Pacific Bell
	Meyers C	Pacific Bell
	Mid Valley Dermatology & Cosmetic Dermatological Surgery Medical Group	Pacific Bell
	Mid Valley Dermatology Medical Group	Pacific Bell
	Miller Ronald DPM	Pacific Bell
	Novikoff Leslie I MD	Pacific Bell
	Novikoff T Nor	Pacific Bell
	Schopler Steven A MD	Pacific Bell
	Schopler Steven A MD	Pacific Bell
	Shiffman Michael IMD	Pacific Bell
	Shiffman Nathan	Pacific Bell
	Shiffman S	Pacific Bell
	Sinaisky Martin J MD Inc	Pacific Bell
	Snyder Stephen JMD	Pacific Bell
	Snyder Steve	Pacific Bell
	So Calif Orthopedic Institute Medical Group	Pacific Bell
	Southern California Orthopedic And Sports Medical Group	Pacific Bell
	Southern California Pay Phone Company	Pacific Bell
	So California Plumbing Service	Pacific Bell
	Valley Gastroenterology	Pacific Bell
	Wirtzer Allan S MD Inc	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Specimen Collection Center	Pacific Bell
	Buch Kenneth MD gastroentrology	Pacific Bell
	Choi Cheong MD	Pacific Bell
	Creighton James L MD Inc	Pacific Bell
	Creighton Jeff	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Dennis Karen MD	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	FE RTILITY CE N TE R THE	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	Loffman Morris MD	Pacific Bell
	London Gary D MD Inc	Pacific Bell
	London Girls Catering Co	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	ME TRAN JOHN S ON & PE VS N E R RPT	Pacific Bell
	Meyers Bruce L MD	Pacific Bell
	Meyers C	Pacific Bell
	Meyers Chas S & Rose	Pacific Bell
	Meyersa Clarence	Pacific Bell
	Moldawer Todd D MD	Pacific Bell
	Sauk Min S MD	Pacific Bell
	Schlosser Steven A MD	Pacific Bell
	Schlossman Joel	Pacific Bell
	Shiftman Michael MD gastroentrology	Pacific Bell
	Shiftman Michael & Melissa	Pacific Bell
	Shiftman Nathan	Pacific Bell
	Shiftman R	Pacific Bell
	Sinaisky Martin J MD Inc	Pacific Bell
	Sinak Geo	Pacific Bell
	Sinai M	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Blazina Martin E MD	Pacific Bell
	Del Pius Wilson MD	Pacific Bell
	Fox James M MD	Pacific Bell
	Friedman Marc J MD	Pacific Bell
	Snyder Stephen J MD	Pacific Bell
	The Center For Reproductive Microsurgery	Pacific Bell
	Valley Gastroenterology	Pacific Bell
	VALLE Y OBGYN ME DICAL GROUP	Pacific Bell
	Wirizer Allan S MD Inc	Pacific Bell
	Wirz Esti	Pacific Bell
	Wishner Harley MD	Pacific Bell
	Wull Stanley S MD Inc	Pacific Bell
	General Emergencies	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	GALLOW AY JACK S MD ME DICAL CORP	Pacific Bell
	Gassner Charles Bl MD Inc	Pacific Bell
	JOHN S ON ME TTAN & PE VS N E R RPT	Pacific Bell
	Johnson Michael	Pacific Bell
	Johnson Michael	Pacific Bell
	Johnson Michael Van Nuys	Pacific Bell
	Kugler Steven MD	Pacific Bell
	Lee Paul I MD	Pacific Bell

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Year	Uses	Source
2014	SPECIALTY GROUP THE	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ALONSO L V MD	Cole Information Services
	AMG INDUSTRIAL MEDICAL CLINIC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
	J & A PHYSICAL THERAPY	Cole Information Services
	BONAVENTURA DENTAL	Cole Information Services
	SPECIALTY GROUP THE	Cole Information Services
	ALONSO L V MD	Cole Information Services
	AMG INDUSTRIAL MEDICAL CLINIC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
	J & A PHYSICAL THERAPY	Cole Information Services
	BONAVENTURA DENTAL	Cole Information Services
2009	LAZARO ALONSO	Cole Information Services
	ELIZABETH ROJAS INC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
	LAZARO ALONSO	Cole Information Services
	ELIZABETH ROJAS INC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
2006	ALONSO LVMD	Haines Company, Inc.
	ALONSO MEDICAL	Haines Company, Inc.
	GROUP AMG INDUSTRIAL	Haines Company, Inc.
	MEDICAL CLINIC BONAVENTURA	Haines Company, Inc.
	DENTAL	Haines Company, Inc.
2004	HERMAN CONSTRUCTION	Cole Information Services
	DR RONALD MALKIN MD APC	Cole Information Services
	HERMAN CONSTRUCTION	Cole Information Services
	DR RONALD MALKIN MD APC	Cole Information Services
2001	CLARK Herbert	Haines & Company, Inc.
	MALKIN RONALD L MD APC	Haines & Company, Inc.
	STIRLING BEHAVORIAL HLTH INST	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
1999	VAN NUYS HOSP ADOLESCENT & FAMILY OUT PATIENT SERVI	Cole Information Services
	SERRA MEDICAL CLINIC	Cole Information Services
	MILLER ALBERT A MD	Cole Information Services
	LAZARO ALONSO	Cole Information Services
	VAN NUYS HOSPITAL OUTPATIENT	Cole Information Services
	MULLALLY WILLIAM J MD	Cole Information Services
	MALKIN RONALD L MD APC	Cole Information Services

FINDINGS

Year	Uses	Source
1999	VAN NUYS HOSP ADOLESCENT & FAMILY OUT PATIENT SERVI	Cole Information Services
	SERRA MEDICAL CLINIC	Cole Information Services
	MALKIN RONALD L MD APC	Cole Information Services
	LAZARO ALONSO	Cole Information Services
	VAN NUYS HOSPITAL OUTPATIENT	Cole Information Services
	MULLALLY WILLIAM J MD	Cole Information Services
	MILLER ALBERT A MD	Cole Information Services
1995	Miller Albert A MD	Pacific Bell
	Van Nuys Hospital Adolescent & Family Out Patient Services	Pacific Bell
	Van Nuys Hospital Outpatient	Pacific Bell
1994	PREMIUM HEALTH CARE SVC	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
	PREMIUM HEALTH CARE SVC	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
1991	AS AP Family Treatment Centers Inc	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Kessel Lori MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald LMDApc	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Menzer W&Z	Pacific Bell
	Miller Albert A MD	Pacific Bell
	Romans Robert MMDinc	Pacific Bell
	From Van Nuys Telephones Call	Pacific Bell
1985	Bruckner Laura S MD	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald L MD Ape	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Miller Albert A MD	Pacific Bell
1980	KRAMER JACK MD	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	ACNE CARE MEDICAL CLINICS INC	Pacific Telephone
	BEIRNE M SHELIA MD	Pacific Telephone
	CANGELOSI JOS MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	GAMBLE THOS J MD	Pacific Telephone
	GOLD SIDNEY MD-SOUTHERN CALIFORNIA PERMANENTE MEDICAL GROUP	Pacific Telephone
1975	Beirne M Shelia MD	Pacific Telephone
	Gamble Thos J MD	Pacific Telephone
	Klaras Thomas G RPT	Pacific Telephone
	Mac Kay Calvin R MD	Pacific Telephone
	Malkin Ronald L MD	Pacific Telephone
	Miller Albert A MD	Pacific Telephone
	Poppen Mayo J MD	Pacific Telephone
	Somich Geraldine C MD internal medicine endrocrinology	Pacific Telephone
1970	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone
	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone
	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone

Year	Uses	Source
1970	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone
	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
1962	AMERONGEN FREDERICK K MD	Pacific Telephone
	COLUMBUS X-RAY LAB	Pacific Telephone
	FLETCHER HAROLD H MD	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	NELSON DONALD K MD	Pacific Telephone
1950	BOULTON C M R	Pacific Telephone
	BOULTON C M R	Pacific Telephone
1935	Divet A G r	Los Angeles Directory Co.

15220 VANOWEN ST

Year	Uses	Source
2014	CENTER FOR HEALTHY LIVING	Cole Information Services
	CENTER FOR HEALTHY LIVING	Cole Information Services
2009	CENTER FOR HEALTHY LIVING	Cole Information Services
	CENTER FOR HEALTHY LIVING	Cole Information Services
2006	CENTERFOR	Haines Company, Inc.
	HEALTHY LIVING	Haines Company, Inc.
2001	HOSPITAL SERVICE PHARMACY	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
1999	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELPLINE OF VAN NUYS HOSPITAL	Cole Information Services
	CRISIS INTERVENTION 24 HOUR HOTLINE OF VAN NUYS HOSPITAL	Cole Information Services
	HOSPITAL SERVICE PHARMACY	Cole Information Services
	CRISIS HELPLINE OF VAN NUYS HOSPITAL	Cole Information Services
	CRISIS INTERVENTION 24 HOUR HOTLINE OF VAN NUYS HOSPITAL	Cole Information Services
	HOSPITAL SERVICE PHARMACY	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services

FINDINGS

Year	Uses	Source
1995	Hospital Physicians Medical Group	Pacific Bell
	i Hospital Service Pharmacy	Pacific Bell
	VAN N UYS HOS PITAL	Pacific Bell
1994	HOSPITAL SERV PHAR	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELP LINE	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELP LINE	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
	HOSPITAL SERV PHAR	Cole Information Services
1991	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	San Fernando Valley ASAP At Van Nuys Hospital	Pacific Bell
	Boyd William MD	Pacific Bell
	Boyd Wm C Arteta	Pacific Bell
	Crisis Help Line Of Van Nuys Hospital	Pacific Bell
1985	Boyd William MD	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Van Nuys Hub Caps	Pacific Bell
1980	VAN NYYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1976	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1975	Hospital Service Pharmacy	Pacific Telephone
	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1970	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
1950	BROUILLETTE CATHERINE R	Pacific Telephone
	BROUILLETTE CATHERINE R	Pacific Telephone
1940	A Brouillette E J o	Los Angeles Directory Co.
1926	Vacant	Los Angeles Directory Co.

FINDINGS

15222 VANOWEN ST

Year	Uses	Source
2014	GARIBAYS FLOWERS	Cole Information Services
2009	GARDENIAS FLOWERS 2	Cole Information Services
	GARIBAYS FLOWERS	Cole Information Services
2006	FLOWERS	Haines Company, Inc.
	GARIBAYS	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	GARDENLASS FLOWERS 2	Cole Information Services
2001	SAINT GERMAINS FLORIST	Haines & Company, Inc.
1999	SAINT GERMAINS FLORIST	Cole Information Services
1995	Sdint Germain Florist	Pacific Bell
1994	SAINT GERMAIN FLORIST	Cole Information Services
1991	Saint Germain Florist	Pacific Bell
1985	MARIAN N E	Pacific Bell
1980	FLOWERS BY MARIANNE	Pacific Telephone
1975	FORDS FLOWERS	Pacific Telephone
	FLOWERS BY FORD	Pacific Telephone
1970	SHERRY S FLOWERS	Pacific Telephone
	SHERRY S FLOWERS	Pacific Telephone

15223 VANOWEN ST

Year	Uses	Source
1926	Koster H	Los Angeles Directory Co.

15224 VANOWEN ST

Year	Uses	Source
2014	BASKINROBBINS	Cole Information Services
2009	THIRTY ONE BASKIN ROBIN	Cole Information Services
	BASKIN ROBBINS 31 ICE CREAM STORES	Cole Information Services
2004	BASKIN RBN 31 ICE CREAM STR	Cole Information Services
2001	THIRTY ONE BSKN RBN	Haines & Company, Inc.
	BASKIN ROBBINS 31	Haines & Company, Inc.
1999	BASKIN ROBBINS 31 ICE CREAM STORES	Cole Information Services
	ST CHARLES CATHOLIC CHURCH	Cole Information Services
	THIRTY ONE BASKIN ROBBINS ICE CREAM STORES	Cole Information Services
1995	Van Nuys	Pacific Bell
	Baskin Robbins	Pacific Bell

FINDINGS

Year	Uses	Source
1994	BASKIN ROBBINS ICE CREAM	Cole Information Services
1991	Van Hoys	Pacific Bell
	Van Nuys	Pacific Bell
1985	Thirty One Baskin Robbins Ice Cream Stores Conid Van Nuys Contd	Pacific Bell
	Van Nuys	Pacific Bell
	Van Nuys	Pacific Bell
1980	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES VAN NAYS	Pacific Telephone
	BASKIN-ROBBINS 31 ICE CREAM STORES RETAIL STORES	Pacific Telephone
1975	Van Nuys	Pacific Telephone
	Van Nuys	Pacific Telephone
1970	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES	Pacific Telephone
	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES	Pacific Telephone

15225 VANOWEN ST

Year	Uses	Source
2006	MEHDIZADEH	Haines Company, Inc.
	MOHAMMAD MD	Haines Company, Inc.
	FACOG	Haines Company, Inc.
2004	LEE DAVID MD	Cole Information Services
2001	MEHDIZADEH MOHAMMAD MD FACOG	Haines & Company, Inc.
1995	Serra Medical Clinic	Pacific Bell
	Prestige Medical Clinic	Pacific Bell
	Redial Nasser MD	Pacific Bell
	Renshaw Joe B	Pacific Bell
	i Renshaw Wiley L MD	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Samadani Kiumars MD	Pacific Bell
	Serviss Allan R MD	Pacific Bell
	Serviss Allan R MD Medical Corp	Pacific Bell
	Shaheedy Mohamad MD	Pacific Bell
	Shore Edw GMD	Pacific Bell
	S OUTHE RN CALIFORN IA HE RN IA CE N TE R ME DICAL GROUP	Pacific Bell
	Valley W D	Pacific Bell
	I Valley Weight Control Center	Pacific Bell
	VE LE ZAN TE RO MD	Pacific Bell

FINDINGS

Year	Uses	Source
1995	Weinstein Harold J MD FCCP	Pacific Bell
	Wishner Harley MD	Pacific Bell
	Central Valley Prdfessional Exch	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dula Eugene MD	Pacific Bell
	Goade G M MD	Pacific Bell
	Kadish Harold DPM	Pacific Bell
	Kadish & Miller Inc podtrsts	Pacific Bell
	Kugler Steven MD	Pacific Bell
	Lee David MD	Pacific Bell
	Leonard Robert	Pacific Bell
	Levine Steven Eliot MD Ph D	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Miller Ron	Pacific Bell
	i Miller Ronald E DPM	Pacific Bell
	Morgan	Pacific Bell
	O Morgan Kenneth MD	Pacific Bell
	Mualally William J MD	Pacific Bell
	Nam Marcelo	Pacific Bell
	Ham Mik MDDS	Pacific Bell
	N E LS ON GRE GMD	Pacific Bell
1994	BRINKLEY, GLADYS	Cole Information Services
	RONALD E MILLER DPM	Cole Information Services
	PRESTIGE MEDICAL CLINIC	Cole Information Services
	VALLEY PROFESSIONAL ASSOC	Cole Information Services
	MORGAN KENNETH MD	Cole Information Services
	TREIBLE DALE P MD	Cole Information Services
	CENTRAL VALLEY PRO EXCHANGE	Cole Information Services
	MIKI NAM DDS	Cole Information Services
	LEE DAVID MD	Cole Information Services
	THORACIC SURGERY	Cole Information Services
	SOUTHRN CA HERNIA	Cole Information Services
	ROE WM F MD INC	Cole Information Services
	HAROLD J WEINSTEIN MD	Cole Information Services
1991	Hoffman Michael E MD phy & sur	Pacific Bell
	Brinkley Gladys Central Valley Professional Exch	Pacific Bell
	Burnstine David MD	Pacific Bell

FINDINGS

Year	Uses	Source
1991	CE N TRAL VALLE Y PROFE S S ION AL E XCH	Pacific Bell
	Couch Donald R DDS	Pacific Bell
	Couch E& M	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dula Eugene MD	Pacific Bell
	Du Lac Francis J	Pacific Bell
	Hoffman Michael E MD phy & sur	Pacific Bell
	Kugler Stevein MD	Pacific Bell
	Kugler Todd	Pacific Bell
	Levine S liot MD Ph D	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Vaey Professional Bldg Suite 206	Pacific Bell
	Mid ValleyT V : lec n s	Pacific Bell
	Mullally William J MD	Pacific Bell
	Pean Marie Therese N D	Pacific Bell
	Prestige Medical Clinic	Pacific Bell
	Redial Nasser MD	Pacific Bell
	Redken Laboratories	Pacific Bell
	Depts Not Listed Below	Pacific Bell
	Renshaw Wiley L MD	Pacific Bell
	Rensin David	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Samadani Kiumars MD	Pacific Bell
	Samadani S	Pacific Bell
	Serviss Allan RMD	Pacific Bell
	Serviss Allan R MD Medical Corp	Pacific Bell
	Serviss Orin	Pacific Bell
	Shore Edw GMD	Pacific Bell
	Southern California Hernia Center Medical Group	Pacific Bell
	So Calif Horticultural Institute	Pacific Bell
	Treible Dale Philip MD Inc	Pacific Bell
	Walsh Patrick JMDFCCP	Pacific Bell
	Weinstein Harold J MD FCCP	Pacific Bell
	Wishner Harley MD	Pacific Bell
	HOFFMAN MICHAEL E MD PHY & SUR	Pacific Bell
	Central Valley Professional Exch	Pacific Bell
	Valley Professional Associates	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Valley Professional Associates	Pacific Bell
	Valley Professional Dental Associates	Pacific Bell
	Valley Professional Dental Associates dntsts	Pacific Bell
	Walsh Patrick J MD FCCP	Pacific Bell
	Weinstein Harold J MD FCCP	Pacific Bell
	Weinstock A O	Pacific Bell
	Wickens Sheila MD	Pacific Bell
	Wicker Arcturus	Pacific Bell
	Wicker Balloons	Pacific Bell
	Allen Guy MD Inc	Pacific Bell
	Allen James Guy MD Inc	Pacific Bell
	BALFOUR GE ORGE MD	Pacific Bell
	Barker Donald E MD Inc	Pacific Bell
	Brinkley Gladys Central Valley Professional Exch	Pacific Bell
	Buckland Wilmer Bl MD	Pacific Bell
	Buckle Alan & Laurie	Pacific Bell
	Center Pharmacy	Pacific Bell
	Central Valley Professional Exch	Pacific Bell
	COUCH DON ALD DO dntst	Pacific Bell
	Couch Donald R DDS	Pacific Bell
	Davidson Bernard MD	Pacific Bell
	Or	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dresser K	Pacific Bell
	Dresser K	Pacific Bell
	Goade G M MD	Pacific Bell
	Goade I M	Pacific Bell
	GOLDS TE IN MARK MD	Pacific Bell
	Henson Waldo C MD	Pacific Bell
	Irenes Coffee Shop	Pacific Bell
	Kratz Richard P MD	Pacific Bell
	Or	Pacific Bell
	Kristiansen Clarence T MD	Pacific Bell
	LE S IN BE N KAMIN E MD	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Maywood Brian MD plastc sur	Pacific Bell
	Mazzocco Thomas R MD	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Or	Pacific Bell
	Mazzola Bl	Pacific Bell
	Mullally Wm J MD	Pacific Bell
	Nagendran S MD	Pacific Bell
	Rajacich George M MD	Pacific Bell
	Or	Pacific Bell
	Renshaw Wiley L MD	Pacific Bell
	Rensin David	Pacific Bell
	Rickenbach Paul RPT	Pacific Bell
	Rickenberg Vikki	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Roe Young C & Yun C	Pacific Bell
	ROS S MAN S TAN LE Y H MD	Pacific Bell
	Rossman Steve	Pacific Bell
	Serviss Allan R MD	Pacific Bell
	Serviss Norma L	Pacific Bell
	Shaheedy Mohamad MD	Pacific Bell
	Shaheen Amen P	Pacific Bell
	Shore Edw G MD	Pacific Bell
	Treible Dale Philip MD Inc	Pacific Bell
1980	KRATZ RICHARD P MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	LESIN BENJAMIN E MD	Pacific Telephone
	MAZZOCCO THOMAS R MD INC	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RENSHAW WLLEY L MD	Pacific Telephone
	RICKENBACH PAUL RPT	Pacific Telephone
	ROE WM F MD INC	Pacific Telephone
	SHIFFMAN MICHAEL MD GASTROENTROLOSY	Pacific Telephone
	SMITH SETH WILLARD MD INC	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PROFESSIONAL ASSOCIATES	Pacific Telephone
	WESTERGART JOHN P MD	Pacific Telephone
	CLAY JOS B MD INC VAN NUYS	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	ELECTROGRAPHIC LABORATORIES VAN NUYS	Pacific Telephone
	HOOD ROBERT T JR MD MEDICAL CORP VAN NUYS	Pacific Telephone
	ALLEN GUY MD INC	Pacific Telephone
	ALLEN JAMES GUY MD INC	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone
	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTER PHARMACY	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	COLVARD D MICHAEL MD	Pacific Telephone
	COUCH DONALD DDS DNTST	Pacific Telephone
	DAVIDSON BERNARD MD	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	FACIAL FITNESS PROGRAM	Pacific Telephone
	GALLOWAY JACK S MD MEDICAL CORP	Pacific Telephone
	GROSSMAN FRANK D DDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON W A MD	Pacific Telephone
	IRENE S COFFEE SHOP	Pacific Telephone
1976	Armstrong John B MD	Pacific Telephone
	Electrographic Laboratories	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Contact Lens	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Central Valley Professional Exch	Pacific Telephone
1975	Allen Guy MD	Pacific Telephone
	Allen Jas Guy MD	Pacific Telephone
	Armstrong John Bl MD	Pacific Telephone
	Barker Donald E MD Inc	Pacific Telephone
	Barker Vacutome	Pacific Telephone
	Brinkley Gladys Central Valley Professional Exch	Pacific Telephone
	Buckland Wilmer Bl MD	Pacific Telephone
	Center Pharmacy	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Clay Jos Bl MD Inc	Pacific Telephone
	Couch Donald DDS dntst	Pacific Telephone
	Cowdreys Pharmacy	Pacific Telephone
	Cowdreys Pharmacy Center Pharmacy	Pacific Telephone
	Dresser Jas T MD	Pacific Telephone
	Electrographic Laboratories	Pacific Telephone
	ELECTROLUX CORP vacum clnrs	Pacific Telephone
	Forbes Peter MD	Pacific Telephone
	Galloway Jack S MD Medical Corp	Pacific Telephone
	Henson Waldo C MD	Pacific Telephone
	Hood Robert T Jr MD Medical Corp	Pacific Telephone
	Irenes Coffee Shop	Pacific Telephone
	Kaufman Chas H MD	Pacific Telephone
	Knoll Marvin D MD	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Kratz Richard P MD Inc contact lens	Pacific Telephone
	Kristiansen Clarence T MD	Pacific Telephone
	Mazzocco Thomas R MD	Pacific Telephone
	Mc Collum Thomas H ocularist	Pacific Telephone
	Mullally Wm J MD	Pacific Telephone
	Needham Jas W MD	Pacific Telephone
	Newell Gordon A MD	Pacific Telephone
	Rein Harry W MD	Pacific Telephone
	Renshaw Wiley L MD	Pacific Telephone
	Rickenbach Paul r p thrpst	Pacific Telephone
	Rodriguez Miguel J MD	Pacific Telephone
	Roe Wm F MD	Pacific Telephone
	Smith Seth Willard MD Inc	Pacific Telephone
	Treible Dale Philip MD Inc	Pacific Telephone
	Valley OB Gyn Medical Group Inc The	Pacific Telephone
	Valley Professional Associates	Pacific Telephone
	Westergart John P MD	Pacific Telephone
1970	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone
	BARKER VACUTOME INC	Pacific Telephone
	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	COUCH DONALD DDS	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GARVIN HAROLD W & HANUSEK GORDON E MDS	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HANUSEK GORDON E & GARVIN HAROLD W MDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	OB-GYN MEDICAL GROUP THE	Pacific Telephone
	PLEET LAWRENCE MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RICKENBACH PAUL R P THERAPIST	Pacific Telephone
	RODRIGUEZ MIGUEL J MD	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SCHWARTZ MARVIN N MD	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL	Pacific Telephone
	VALLEY PROFESSIONAL ASSECIATES	Pacific Telephone
	VANOWEN OPTICAL CORP	Pacific Telephone
	VANOWEN PHARMACY	Pacific Telephone
	WARD GEO H MD	Pacific Telephone
	WARK WILLIAM C DNTST	Pacific Telephone
	WESTERGART JOHN P M D	Pacific Telephone
	ALLEN GUY MD VAN NUYS	Pacific Telephone
	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone
	BARKER VACUTOME INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	CLAY JOS B MD VAN NUYS	Pacific Telephone
	COUCH DONALD DDS	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GALLOWAY JACK S MD VAN NUYS OFC	Pacific Telephone
	GARVIN HAROLD W & HANUSEK GORDON E MDS	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HANUSEK GORDON E & GARVIN HAROLD W MDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	NEWELL GORDON A MD VAN NUYS	Pacific Telephone
	OB-GYN MEDICAL GROUP THE	Pacific Telephone
	PLEET LAWRENCE MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RICKENBACH PAUL R P THERAPIST	Pacific Telephone
	RODRIGUEZ MIGUEL J MD	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SCHWARTZ MARVIN N MD	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL	Pacific Telephone
	VALLEY PROFESSIONAL ASSECIATES	Pacific Telephone
	VANOWEN OPTICAL CORP	Pacific Telephone
	VANOWEN PHARMACY	Pacific Telephone
	WARD GEO H MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	WARK WILLIAM C DNTST	Pacific Telephone
	WESTERGART JOHN P M D	Pacific Telephone
	ALLEN GUY MD VAN NUYS	Pacific Telephone
	CLAY JOS B MD VAN NUYS	Pacific Telephone
	GALLOWAY JACK S MD VAN NUYS OFC	Pacific Telephone
	NEWELL GORDON A MD VAN NUYS	Pacific Telephone
1962	CLAY JOS B MD VAN NUYS	Pacific Telephone
	NEWELL GORDON A M D VAN NUYS	Pacific Telephone
	ALLEN GUY MD	Pacific Telephone
	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD EARL MD	Pacific Telephone
	BOWYER & HUDSON EXTRMNATRS	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	DOYLE P J MD	Pacific Telephone
	DOYLE P J MD & STANTON ROBT E MD	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	DUEKER HOWARD W MD	Pacific Telephone
	ELECTROGRAPHIC LABS VANOWEN	Pacific Telephone
	FAETH WM H MD	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GARVIN HAROLD W MD	Pacific Telephone
	HUTHSTEINER GEO NEUROPSYCHIATRIST	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MARSDEN JOHN H WILLIAMS SMITH & MARSDEN MDS ENCINO	Pacific Telephone
	MORGAN ROBT L MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	QUINN FRANCIS BERCHMANS JR MD	Pacific Telephone
	RICKENBACH PAUL R P THERAPLST	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SMITH ESMOND S WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	STANTON ROBT E MD	Pacific Telephone
	THOMPSON WM BENBOW JR MD	Pacific Telephone

Year	Uses	Source
1962	TREIBLE D P MD	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL OUTPATIENT LAB	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL X-RAY OUT PATIENT	Pacific Telephone
	VALLEY PROFESSIONAL ASSOCIATES	Pacific Telephone
	VANOWEN OPTICAL CORP	Pacific Telephone
	VANOWEN PHARMACY	Pacific Telephone
	WARK WILLIAM C DR DNTST	Pacific Telephone
	WESTERGART JOHN P MD	Pacific Telephone
	WILLIAMS BYRON K WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	WOODARD JOHN S MD	Pacific Telephone

15226 VANOWEN ST

Year	Uses	Source
2014	ACE CASH EXPRESS	Cole Information Services
2006	FASHION COCOC	Haines Company, Inc.
2004	FASHION WORLD	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
2001	FASHION WORLD	Haines & Company, Inc.
1999	FASHION WORLD	Cole Information Services
1995	Fashion World	Pacific Bell
1994	FASHION WORLD	Cole Information Services
1991	Fashion World	Pacific Bell
1985	Alis Jewelry	Pacific Bell
1980	BIJOUX	Pacific Telephone
1975	Vanowen Liquor House	Pacific Telephone
1970	VANOWEN LIQUOR HOUSE	Pacific Telephone
	VANOWEN LIQUOR HOUSE	Pacific Telephone

15230 VANOWEN ST

Year	Uses	Source
2014	FRESH & EASY NEIGHBORHOOD MARKET	Cole Information Services
2009	FRESH & EASY NEIGHBORHOOD MARKET	Cole Information Services
2004	RALPHS GROCERY CO	Cole Information Services
2001	RALPHS GROCERY CO STORE 636	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
1999	WESTERN UNION VAN NUYS	Cole Information Services
	RALPHS GROCERY COMPANY	Cole Information Services
1994	ALPHA BETA CO 168	Cole Information Services
	ALPHA BETA	Cole Information Services
1980	ALPHA BETA COMPANY	Pacific Telephone
1970	ALPHA BETA ACME MARKETS INC	Pacific Telephone
	ALPHA BETA ACME MARKETS INC	Pacific Telephone

15232 VANOWEN ST

Year	Uses	Source
2014	ROSE BAKERY	Cole Information Services
2009	ROSE BAKERY	Cole Information Services
2006	ROSE BAKERY	Haines Company, Inc.
2004	ROSE BAKERY	Cole Information Services
2001	ROSE BAKERY	Haines & Company, Inc.
1999	ROSE BAKERY	Cole Information Services
1995	Rose Bakery	Pacific Bell
1994	ROSE BAKERY	Cole Information Services
1991	Rosef Bakery	Pacific Bell
1985	ROS E BAKE RY	Pacific Bell
1980	ROSE BAKERY	Pacific Telephone
1975	Rose Bakery	Pacific Telephone
1970	NORDIC BAKERY	Pacific Telephone
	NORDIC BAKERY	Pacific Telephone

15240 VANOWEN ST

Year	Uses	Source
1956	WATSON W PARKER RLTR	Pacific Telephone

15243 VANOWEN ST

Year	Uses	Source
2014	MITCHELL NISHIMOTO	Cole Information Services
	WEIDMANN CHARLES E MD	Cole Information Services
	ELIZA AHN	Cole Information Services
	KIM MEESOOK	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	MICHAEL BLOOM	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	JADE ONG	Cole Information Services

FINDINGS

Year	Uses	Source
2014	SRIDHAR RAMACHANDRAN	Cole Information Services
	GANESA PANDIAN	Cole Information Services
	PATRICK WALSH	Cole Information Services
	HORMOZ FARHAT	Cole Information Services
	KAMRAN MALEK	Cole Information Services
	CHATHAM PHILIP L MD	Cole Information Services
	REDJAL NASSER MD	Cole Information Services
	TILKIAN ARA G MD FACC	Cole Information Services
	TAM KENNETH K MD FACC	Cole Information Services
	TSAKONAS JOHN S MD FACC	Cole Information Services
	BLOOM MICHAEL MD	Cole Information Services
	CARDIOVASCULAR CONSULTANTS MEDICAL G	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	HANUSEK GORDON E MD	Cole Information Services
	MALEK & FRIEDMAN OBGYN MEDICAL ASSOC	Cole Information Services
	MAZZOCCO AMBULATORY SURGICAL CENTER	Cole Information Services
	MILLER RONALD E DPN	Cole Information Services
	TATOYAN KRIKOR MD	Cole Information Services
	VARGO DENTAL LAB	Cole Information Services
	FARHAT HORMOZ MD	Cole Information Services
	A MEDICAL PRACTICE DEVOTED TO WOMEN	Cole Information Services
	ADVANCED DENTAL SERVICE	Cole Information Services
	MICHAEL D KOTZEN DPM INC	Cole Information Services
	MEESOOK KIM MD	Cole Information Services
	NELSON GREG J	Cole Information Services
	FAMILIA SANA MEDICAL GROUP	Cole Information Services
	SHORE EDW G MD	Cole Information Services
	LEE MICHAEL Y MD	Cole Information Services
	PATTERSON JACK A MD FACC	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	WIENER ISAAC MD FACC	Cole Information Services
	VANOWEN TOWER PHARMACY	Cole Information Services
	WALSH PATRICKMD FCCP	Cole Information Services
	AHN ELIZA MD	Cole Information Services
	AMERISIGHT SURGICAL CENTER	Cole Information Services
	RUBENSTEIN PETER MD FACOG	Cole Information Services

FINDINGS

Year	Uses	Source
2014	RUBINSON WILLIAM MD	Cole Information Services
	PANDIAN M GANESA MD FACC	Cole Information Services
	MALEK KAMRAN MD	Cole Information Services
	NISHIMOTO MITCHELL MD	Cole Information Services
	VANOWEN MEDICAL PHARMACY	Cole Information Services
	ELGOURT LUDMILA MD FAMILY PRACTNR	Cole Information Services
	ONG JADE T DDS	Cole Information Services
	SAMADANI KIUMARS MD	Cole Information Services
	KHAVARI RAZ MD	Cole Information Services
	EMERGENCY LOCKSMITH	Cole Information Services
	CHONG JEFFREY C MD	Cole Information Services
	OB GYN MEDICAL GROUP INC THE	Cole Information Services
	SCHWINGER MATTHEW E MD FACC	Cole Information Services
	LEE DAVID MD	Cole Information Services
	KIRSCHNER MELVIN H MD	Cole Information Services
	RAMACHANDRAN S MD	Cole Information Services
	PETER RUBENSTEIN	Cole Information Services
2009	PETER RUBENSTEIN	Cole Information Services
	SINAI DENTAL GROUP	Cole Information Services
	JAIME ALTAMIRANO	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	IRA J FRIEDMAN MD	Cole Information Services
	NASSER REDJAL MD	Cole Information Services
	NELSON GREG J	Cole Information Services
	LUDMILA ELGOURT MD	Cole Information Services
	MICHAEL D KOTZEN DPM INC	Cole Information Services
	EDWARD G SHORE MD	Cole Information Services
	WOLFE FREDERICK MD DABR	Cole Information Services
	SERRA COMMUNITY MEDICAL CLINIC	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	RONALD E MILLER DPM	Cole Information Services
	KIUMARS SAMADANI MD	Cole Information Services
	CHARLES E WEIDMANN MD INC	Cole Information Services
	WALLACE KORBIN MD	Cole Information Services
	RUBENSTEIN PETER MD FACOG	Cole Information Services
	JADE T ONG DDS INC	Cole Information Services
	AHN ELIZA MD	Cole Information Services

FINDINGS

Year	Uses	Source
2009	JOSEPH SINAIRAD DDS INC	Cole Information Services
	PANDIAN M GANESA MD FACC	Cole Information Services
	ADVANCED DENTAL SERVICES INC	Cole Information Services
	VALLEY REJUVENATION & LASER CLINIC	Cole Information Services
	VANOWEN RADIOLOGY	Cole Information Services
	PATRICK WALSH MD	Cole Information Services
	STEVEN R WEINER MD	Cole Information Services
	KIRSCHNER MELVIN H MD	Cole Information Services
	ALTAMIRANO JAIME MD	Cole Information Services
	KAMRAN MALEK MD	Cole Information Services
	GORDON E HANUSEK	Cole Information Services
	BIOTECH	Cole Information Services
	ABADI & BANKI DMDS	Cole Information Services
	RON MILLER PODIATRIC CORP	Cole Information Services
	BIO TECH LABORATORY	Cole Information Services
	FREDERICK TABER MD FACR	Cole Information Services
	LOS ANGELES VASCULAR SPECIALIST	Cole Information Services
	UNILAB CORP	Cole Information Services
	CARDIOVASCULAR CONSULTANTS	Cole Information Services
	KUSSIN LARRY MD FACR	Cole Information Services
	DENISE PHAN MD	Cole Information Services
	MAZZOCCO AMBULATORY SURGICAL CENTER	Cole Information Services
	VALLEY EYE CENTER	Cole Information Services
	CENTRAL MEDICAL	Cole Information Services
	DAVID LEE	Cole Information Services
2006	VANOWEN MDCL BLDG A MEDICAL	Haines Company, Inc.
	WOMENS HEALTH	Haines Company, Inc.
	CARE ADVANCED DENTAL	Haines Company, Inc.
	SERVICE AHNELIZAMD	Haines Company, Inc.
	ALTAMIRANOJAIME	Haines Company, Inc.
	MD AMERISIGHT	Haines Company, Inc.
	SURGICAL CENTER BIOTECH	Haines Company, Inc.
	LABORATORY BIOTECH	Haines Company, Inc.
	BLOOM MICHAEL G	Haines Company, Inc.
	MD CARDIOVASCULAR	Haines Company, Inc.
	CNSLTNTS GROUP CENTER PHARMACY	Haines Company, Inc.
	CENTURYMEDICAL	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	GROUP CENTURYMEDICAL	Haines Company, Inc.
	GROUP CENTURY MEDICAL	Haines Company, Inc.
	GROUP CENTURYMEDICAL	Haines Company, Inc.
	GROUP LAB CORBIN WALLACE	Haines Company, Inc.
	MMD COWDREYS	Haines Company, Inc.
	PHARMACY DULA EUGENE MD	Haines Company, Inc.
	ELGOURTLUDMILA	Haines Company, Inc.
	MD FARHAT HORMOZ	Haines Company, Inc.
	MD FRIEDMAN IRAJ MD	Haines Company, Inc.
	HANUSEK GORDON	Haines Company, Inc.
	EMO JPB MEDICAL	Haines Company, Inc.
	GROUP KIMTAEHYUN DPM	Haines Company, Inc.
	INC KIRSCHNER MELVIN	Haines Company, Inc.
	HMD KORBIN WALLACE	Haines Company, Inc.
	MMD KUSSIN LARRY	Haines Company, Inc.
	FACRMD LEE DAVID MD	Haines Company, Inc.
	LEE DAVID MD	Haines Company, Inc.
	LEE DAVID MDN	Haines Company, Inc.
	LEE DAVID MD	Haines Company, Inc.
	LEEMICHAELYMD	Haines Company, Inc.
	MALEK KAMRAN MD	Haines Company, Inc.
	MAZZOCCO	Haines Company, Inc.
	AMBULATORY	Haines Company, Inc.
	SRGCLCT MEDSCRIBE	Haines Company, Inc.
	MILLER RONALD E	Haines Company, Inc.
	DPM NAM HELEN JMD	Haines Company, Inc.
	NATURE	Haines Company, Inc.
	ACUPUNCTURE NELSON GREG MD	Haines Company, Inc.
	NISHIMOTO	Haines Company, Inc.
	MITCHELL MD OB GYN MEDICAL	Haines Company, Inc.
	GROUP INC THE OB 3 YN MEDICAL	Haines Company, Inc.
	GROUP INC THE ONGJADETDDS	Haines Company, Inc.
	PANDIANMGMD	Haines Company, Inc.
	FACC PATTERSON JACK A	Haines Company, Inc.
	MD FACC RDLREFERENCE	Haines Company, Inc.
	LAB RAMACHANDRANS	Haines Company, Inc.
	MD REALE STEPHEN MD	Haines Company, Inc.
	REDJAL NASSER	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	MD RUBINSON WILLIAM	Haines Company, Inc.
	MD RUBINSON WILLIAM	Haines Company, Inc.
	SAFIRMICHAELMD	Haines Company, Inc.
	SAMADANI	Haines Company, Inc.
	KIUMARS MD SCHICKPETER M	Haines Company, Inc.
	MD SCHW`NGER	Haines Company, Inc.
	MATTHEW E MD	Haines Company, Inc.
	FACC SERRAIMEDICAL	Haines Company, Inc.
	CUNIC SHAMJI MUNAF	Haines Company, Inc.
	SHOREEDWGMD	Haines Company, Inc.
	SINAI DENTAL	Haines Company, Inc.
	GROUP STEINFELDT	Haines Company, Inc.
	STEPHEN MD FACR TABER FREDERICK	Haines Company, Inc.
	MD TAM KENNETH K MD	Haines Company, Inc.
	TILKIAN ARA G MD	Haines Company, Inc.
	FACC TSAXONAS JOHNS	Haines Company, Inc.
	MDFACC UNILAB QUEST	Haines Company, Inc.
	DIAGNOSTICS INC VANOWEN	Haines Company, Inc.
	RADIOLOGY VANOWEN TOWER	Haines Company, Inc.
	PHAR VARGO DENTAL	Haines Company, Inc.
	LAB WALSH PATRICKJ	Haines Company, Inc.
	MD FCCP WEINERSTEVEN MD	Haines Company, Inc.
	WEST COAST INST	Haines Company, Inc.
	MALE FERTILITY WIENER ISAAC MD	Haines Company, Inc.
	FACC WISHNER HARLEY	Haines Company, Inc.
	MD WOLFE FREDERICK	Haines Company, Inc.
	NO YOUNGM	Haines Company, Inc.
2004	NELSON GREG MD	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	BIOTECH CLINICAL LAB INC	Cole Information Services
	LARRY KUSSIN MD	Cole Information Services
	RON MILLER PODIATRIC CORP	Cole Information Services
	BLOOM MICHAEL G MD	Cole Information Services
	HARTMAN ROBERT MD	Cole Information Services
	SERRA COMMUNITY MEDICAL CLINIC INC	Cole Information Services
	EVANS PSY D TEMPERANCE	Cole Information Services
	VARGO DENTAL LAB	Cole Information Services

FINDINGS

Year	Uses	Source
2004	DR JOSEPH SINAI DDS	Cole Information Services
	KIM TAE HYUN DPM INC	Cole Information Services
	CARDIOVASCULAR CNSLTNT MDCL	Cole Information Services
	WICK RAJ MD FACC	Cole Information Services
	EDWARD G SHORE MD	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	AMERISIGHT SURGICAL CTR	Cole Information Services
	PETER M SCHICK MD CORP	Cole Information Services
	LAB BIO TECH	Cole Information Services
	KAREN M DENNIS MD	Cole Information Services
	MAITIN M RICHARD DDS	Cole Information Services
	SILVIA MEJLSZENKIER MD	Cole Information Services
	LANDMAN MICHAEL D MD INC	Cole Information Services
	MUNAF A SHAMJI MD	Cole Information Services
	OB GYN MEDICAL GROUP INC	Cole Information Services
	CHARLES P ROSENBAUM MD	Cole Information Services
	CENTURY MEDICAL GROUP LBRTRY	Cole Information Services
	NASSER REDJAL MD INC	Cole Information Services
	KORBIN WALLACE M MD	Cole Information Services
	ONG JADE T DDS	Cole Information Services
	DAVID LEE	Cole Information Services
	CALVIN WIL	Cole Information Services
	TEMPERANCE EVANS	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	JADE ONG	Cole Information Services
	STEVEN WEINER	Cole Information Services
2001	COWDREYS PHARMACY	Haines & Company, Inc.
	DENNIS KAREN MD	Haines & Company, Inc.
	DIAMENT MICHAEL J MD	Haines & Company, Inc.
	DULA EUGENE MD	Haines & Company, Inc.
	FARHAT HORMOZ MD	Haines & Company, Inc.
	GARVIN HAROLD W MD	Haines & Company, Inc.
	GOADE G M MD	Haines & Company, Inc.
	HANUSEK GORDON E MD	Haines & Company, Inc.
	HARTMAN ROBERT MD	Haines & Company, Inc.
	KORBIN WALLACE M MD	Haines & Company, Inc.
	KUSSIN LARRY MD FACR	Haines & Company, Inc.
	LANDMAN MICHAEL D MD	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	LEE DAVID MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEE MOSLER MEDICAL	Haines & Company, Inc.
	LEE SALVACION M MD	Haines & Company, Inc.
	MAITIN RICHARD M DDS	Haines & Company, Inc.
	MILLER RONALD E DPM	Haines & Company, Inc.
	OB GYN MEDICAL GRP INC	Haines & Company, Inc.
	OB GYN MEDICAL GRP INC BKKPR	Haines & Company, Inc.
	PANDIAN M G MD FACC	Haines & Company, Inc.
	PATTERSON JACK A MD FACC	Haines & Company, Inc.
	REDJAL NASSER MD	Haines & Company, Inc.
	REDJAL NASSER MD	Haines & Company, Inc.
	SAMADANI KIUMARS MD	Haines & Company, Inc.
	SCHWINGER MATTHEW E MD FACC	Haines & Company, Inc.
	SERRA MEDICAL CLINIC	Haines & Company, Inc.
	SHAHEEDY MOHAMAD MD	Haines & Company, Inc.
	SHORE EDW G MD	Haines & Company, Inc.
	SINAI DENTAL GROUP	Haines & Company, Inc.
	SMITHKLINE BEECHAM	Haines & Company, Inc.
	STEINFELDT STEPHEN MD FACR	Haines & Company, Inc.
	TABER FREDERICK MD	Haines & Company, Inc.
	TAM KENNETH K MD	Haines & Company, Inc.
	TILKIAN ARA G MD FACC	Haines & Company, Inc.
	TSAKONAS JOHN S MD FACC	Haines & Company, Inc.
	UNILAB	Haines & Company, Inc.
	VANDOP CORNELIUS MD	Haines & Company, Inc.
	VANOWEN MDCL BLDG	Haines & Company, Inc.
	ADVANCE DENTAL SERVICE	Haines & Company, Inc.
	BIOTECH	Haines & Company, Inc.
	BLOOM MICHAEL G MD	Haines & Company, Inc.
	BOULEVARD PODIATRY GROUP	Haines & Company, Inc.
	BRIM MARK A DPM INC	Haines & Company, Inc.
	CARDIOVASCULAR CNSLTNTS GROUP	Haines & Company, Inc.
	CENTER PHARMACY	Haines & Company, Inc.
	CO SHERYL J DDS	Haines & Company, Inc.
	CORBIN WALLACE M MD	Haines & Company, Inc.
	VANOWEN RADIOLOGY	Haines & Company, Inc.
	VANOWEN TOWER PHAR	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	VARGO DENTAL LAB	Haines & Company, Inc.
	WEST COAST CLINIKAL RESEARCH	Haines & Company, Inc.
	WEST COAST INST MALE FERTILITY	Haines & Company, Inc.
	WIENER ISAAC MD FACC	Haines & Company, Inc.
	WILLIAMS CALVIN MD FACR	Haines & Company, Inc.
	WISHNER HARLEY MD	Haines & Company, Inc.
	WOLFE FREDERICK MD	Haines & Company, Inc.
1999	PETER RUBENSTEIN	Cole Information Services
	CORBIN WALLACE M MD	Cole Information Services
	JAIME ALTAMIRANO	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	KOAR VANOWEN 43 LLC	Cole Information Services
	REDJAL NASSER MD	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	LEE SALVACION M MD	Cole Information Services
	OB GYN MEDICAL GROUP INCORPORATED THE	Cole Information Services
	BLOOM MICHAEL G MD	Cole Information Services
	KUSSIN LARRY MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	SAMEC LAWRENCE MD	Cole Information Services
	MOSLER-LEE MEDICAL	Cole Information Services
	VALLEY PRESBYTERIAN MEDICAL GROUP INCORPORATED	Cole Information Services
	MALLER HAROLD M MD	Cole Information Services
	BIOTECH	Cole Information Services
	TSAKONAS JOHN S MD	Cole Information Services
	HARTMAN ROBERT MD	Cole Information Services
	DIABETES & ENDOCRINOLOGY MEDICAL CLINIC	Cole Information Services
	DIAMENT MICHAEL J MD VANOWEN RADY MEDICAL GROUP	Cole Information Services
	CO SHERYL J DDS	Cole Information Services
	HANUSEK GORDON E MD	Cole Information Services
	TAM KENNETH K MD	Cole Information Services
	ROSENBAUM CHARLES P MD	Cole Information Services
	KUGLER STEVEN MD	Cole Information Services
	SINAI DENTAL GROUP	Cole Information Services
	SCHWINGER MATTHEW E MD	Cole Information Services

FINDINGS

Year	Uses	Source
1999	FARHAT HORMOZ MD	Cole Information Services
	MAITIN RICHARD M DDS	Cole Information Services
	UNILAB	Cole Information Services
	DULA EUGENE MD	Cole Information Services
	GARVIN HAROLD W MD	Cole Information Services
	GOADE G M MD	Cole Information Services
	TABER FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	WESTERN CARDIOVASCULAR SURGICAL ASSOCIATES A MEDICAL GROUP	Cole Information Services
	MILLER RONALD E DPM	Cole Information Services
	SHORE EDW G MD	Cole Information Services
	MEDICAL CENTER ASSOCIATES OFFICE BUILDING	Cole Information Services
	WIENER ISAAC MD FACC	Cole Information Services
	JM LOGAN LEASING COMPANY	Cole Information Services
	STEINFELDT STEPHEN MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	CENTER PHARMACY	Cole Information Services
	VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	VARGO DENTAL LABORATORY	Cole Information Services
	LANDMAN MICHAEL D MD	Cole Information Services
	WEST COAST CLINICAL RESEARCH	Cole Information Services
	SAXENA NARESH C MD	Cole Information Services
	WOLFE FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	WEST COAST INSTITUTE FOR MALE FERTILITY	Cole Information Services
	TILKIAN ARA G MD	Cole Information Services
	WILLIAMS CALVIN MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	PATTERSON JACK A MD	Cole Information Services
	CARDIOVASCULAR CONSULTANTS MEDICAL GROUP	Cole Information Services
	SMITHKLINE BEECHAM CLINICAL LABORATORIES	Cole Information Services
	SHAHEEDY MOHAMAD MD	Cole Information Services
	KORBIN WALLACE M MD	Cole Information Services
	WISHNER HARLEY MD	Cole Information Services
	DENNIS KAREN MD	Cole Information Services
	SAMADANI KIUMARS MD	Cole Information Services

FINDINGS

Year	Uses	Source
1999	SUMIDA SHIGEO MD	Cole Information Services
	OB GYN MEDICAL GROUP INCORPORATED THE BOOKKEEPER	Cole Information Services
	VANOWEN TOWER PHARMACY	Cole Information Services
	DAVID LEE	Cole Information Services
1995	S	Pacific Bell
	I	Pacific Bell
	Sumida Shigeo MO	Pacific Bell
	THE RAPE UTIC AS S OCIATE S IN C	Pacific Bell
	Tilkian Ara GMDFACC	Pacific Bell
	Tsai T K Ph D	Pacific Bell
	I Tsakonas John S MD FACC	Pacific Bell
	Valley Internal Medicine & Nephrology Medical Group	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Western	Pacific Bell
	tl Kjrbin Wallace MMD	Pacific Bell
	Landman Michael D MD	Pacific Bell
	Liebross Burt MD	Pacific Bell
	Mailer B	Pacific Bell
	I Mailer Harold MMD	Pacific Bell
	Mischel Matthew MD	Pacific Bell
	Motzkin Evelyn H MD psychiatry	Pacific Bell
	N AVACHJHMD	Pacific Bell
	Van Nuys	Pacific Bell
	Oblath Robert W MD	Pacific Bell
	Patterson Jack A MD FACC	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Rokaw Joshua MD	Pacific Bell
	Romoff Mark S MD	Pacific Bell
	Rosenbaum Chas P MD	Pacific Bell
	Rouff Steven L MD	Pacific Bell
	Schneider Peter A MD	Pacific Bell
	Van Nuys	Pacific Bell
	Schwing L II	Pacific Bell
	i Schwinger Matthew E MD FACC	Pacific Bell
	Silberstein Sylvain S MD	Pacific Bell
	Abrams David E MD	Pacific Bell

FINDINGS

Year	Uses	Source
1995	Afif I Simmn acpunctr	Pacific Bell
	Andros George MD	Pacific Bell
	Van Nuys	Pacific Bell
	Business Of Dc	Pacific Bell
	BROW N GE O G ID IN C	Pacific Bell
	Center Pharmacy	Pacific Bell
	Chahenanuan Areni RPT	Pacific Bell
	Diabetes & Endocrinology Medical Clic	Pacific Bell
	Dulawa Leopoldo B MD	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Glick Jeffrey MD	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Hartman Robert P	Pacific Bell
	Nartman Robert MD	Pacific Bell
	I Van Nuys	Pacific Bell
	Koffler Alan MD	Pacific Bell
	K	Pacific Bell
1994	SCHWINGER, MATTHEW E	Cole Information Services
	INTERNAL MEDICINE ASSOC	Cole Information Services
	JUDKINS, LANCE	Cole Information Services
	FREY, DAVID	Cole Information Services
	CHAKMANIAN, ARMI	Cole Information Services
	DIABETES&ENDOCRNLGY	Cole Information Services
	GEORGE G BROWN MD	Cole Information Services
	FAMILY COMMUNICATION CTR	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	VANOWEN MEDICAL ASSOC	Cole Information Services
	CORN BERNARD DDS	Cole Information Services
	CENTER PHARMACY	Cole Information Services
	VALLEY INTERNAL MEDICINE GROUP	Cole Information Services
	MEDICAL CNTR ASCTS	Cole Information Services
	VANOWEN MEDICAL ASSOCIATES	Cole Information Services
	SOUTH CALIFORNIA SPECIALISTS	Cole Information Services
	VARGO DENTAL LABORATORY	Cole Information Services
	OB GYN MED GRP INC	Cole Information Services
	SYLVAIN S SILBERSTEIN MD	Cole Information Services
	J M LOGAN LEASING	Cole Information Services
	MCKILLIP, JAMES B	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
1991	Motzkin Donald MD FACS	Pacific Bell
	Cobum Michael BMD	Pacific Bell
	Corbin Wallace MMD	Pacific Bell
	Corn Bernard DDS Inc	Pacific Bell
	COW DRE YS PHARMACY	Pacific Bell
	Diament Michael J MD Vanowen Radiology Medical Group	Pacific Bell
	Di Domenico Nicholas MD	Pacific Bell
	Dulawa Leopoldo Bl MD Van Nuys	Pacific Bell
	Family Communication Institute	Pacific Bell
	Farhat Hormoz MD	Pacific Bell
	Fischman George MD	Pacific Bell
	Fischman Joel	Pacific Bell
	Flannigan Bonnie MD	Pacific Bell
	Flannigan Cherie	Pacific Bell
	Flannigan Tracy	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Ohs	Pacific Bell
	Greiman Nancy	Pacific Bell
	Grein Belinda M	Pacific Bell
	HABE R LE ON ARD P MD	Pacific Bell
	Haber MA & Rosemary	Pacific Bell
	Haber MJ Sepulveda	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Hanusek J Emrek	Pacific Bell
	Hanvey W F	Pacific Bell
	Van Nuys	Pacific Bell
	JM Logan Leasing Co	Pacific Bell
	J & M Maintenance Sun	Pacific Bell
	Kanzter Alfred W Ph D	Pacific Bell
	Kleinman Kenneth MD	Pacific Bell
	Kleinman LA	Pacific Bell
	Koffler Alan MD	Pacific Bell
	Korbin Wallace M MD	Pacific Bell
	Kussin Larry MD FACR Vanowen Radioiogy Medical Group	Pacific Bell
	Landman Michael D MD	Pacific Bell
	Landman Nelson	Pacific Bell
	Landman Randy & Melanie Pac	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Liebross Burt MD	Pacific Bell
	Liebross I	Pacific Bell
	Mailer Harold M MD	Pacific Bell
	Ma Iler Jas G	Pacific Bell
	Ma Iler L	Pacific Bell
	Mc Killip Jas BRPT	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	Rosenbaum Chas P MD	Pacific Bell
	Rosenbaum D &G	Pacific Bell
	Sameha Angelle	Pacific Bell
	Saxena Naresh C MD	Pacific Bell
	Saxer Gary & Shelley W His	Pacific Bell
	S	Pacific Bell
	No Charge To Calling Party	Pacific Bell
	Steinfeldt Stephen MD Vanowen Radiology Medical Group	Pacific Bell
	Sumida Shigeo MD	Pacific Bell
	Taber Frederick MD Vanowen Radiology Medical Groop	Pacific Bell
	THE RAPE UTIC AS S OCIATE S IN C	Pacific Bell
	TLKAN ARA G M	Pacific Bell
	VIP Care A Medical COrp	Pacific Bell
	Valentine Malcolm MD	Pacific Bell
	Ofc	Pacific Bell
	Valley Psychiatric Center Medical Group Inc	Pacific Bell
	Vanowen Medical Associates	Pacific Bell
	Vanowen Medical Associates Billing	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Wahiroos Sven Ph D	Pacific Bell
	Wahl Rosove B	Pacific Bell
	Whitman Norman LMD	Pacific Bell
	Wiliams Calvin MD FACR vanowen Radiology Medical Grnop	Pacific Bell
	Wolfe Frederick MD Vanowen Radiology Medical Group	Pacific Bell
	Abrams David E MD	Pacific Bell
	Abrams Diane	Pacific Bell
	Van Nuys	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Andros H	Pacific Bell
	Androsky R	Pacific Bell
	Beig AA	Pacific Bell
	Beig Khalida	Pacific Bell
	Bloom Michael G MD	Pacific Bell
	BROW N GE O G MD IN C	Pacific Bell
	CARDIOVAS CULAR CON S ULTAN TS ME DICAL GROUP	Pacific Bell
	Center Pharmacy	Pacific Bell
	Chakmanian Armi RPT	Pacific Bell
	Clay Jos Bl MD Inc	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	ME DICAL CE N TE R OF N ORTH HOLLYW OOD AMI	Pacific Bell
	Mischel Matthew MD	Pacific Bell
	MOTZKIN DON ALD MDFACS	Pacific Bell
	Moy Peter MMD	Pacific Bell
	N ARUS E DAVID Y MD	Pacific Bell
	Narvaez Alison & Dave	Pacific Bell
	Narvaez Carlos Jose	Pacific Bell
	Narvaez Carolina	Pacific Bell
	Narvaez Jesus	Pacific Bell
	Ob Gyn Medical Group Inc The	Pacific Bell
	Bookkeeper	Pacific Bell
	Oba Eugene S	Pacific Bell
	Obach Carol	Pacific Bell
	Van Nuys	Pacific Bell
	Pitts Thos MD	Pacific Bell
	Pitts William	Pacific Bell
	Pittsburgh Corning Corp	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Rodeo Medical Management Corp	Pacific Bell
	Romoff Mark S MD	Pacific Bell
1985	Mckillip Jas Bl RPT	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	ME DICAL CE N TE R	Pacific Bell
	Mundall Le Roy A MD	Pacific Bell
	Naruse David Y MD	Pacific Bell
	N AVACH J H MD	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Bookkeeper	Pacific Bell
	Van Nuys	Pacific Bell
	Patterson Jack A MD	Pacific Bell
	Perticucci Sergio MD Van Nuys Office	Pacific Bell
	From Burbank Telephones Call	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Romoff Mark S MD	Pacific Bell
	Romoli S C	Pacific Bell
	Rosenbaum Chas P MD	Pacific Bell
	Rosenbaum David L MD	Pacific Bell
	Rouff Steven L MD	Pacific Bell
	Saxena Naresh C MD	Pacific Bell
	Silberstein Sylvain S MD internist & endocrinologist	Pacific Bell
	Southern California Hematology Oncology Medical Group pc	Pacific Bell
	Steinfeldt Stephen MD Vanowen Radiology Medical Group	Pacific Bell
	Sumida Shigeo MD	Pacific Bell
	Susskind Schneider Ruth Ph D	Pacific Bell
	Taber Frederick MD Vneowen Radiology Medical Group	Pacific Bell
	THE RAPE UTIC S S C IN C	Pacific Bell
	Tilkian Ara G MD	Pacific Bell
	Valentine Malcolm MD	Pacific Bell
	Valentine Marshall	Pacific Bell
	Valley Hand Surgery Center	Pacific Bell
	VALLE Y IN TE RN AL ME DICIN E & N E PHROLOGY ME DICAL GROUP	Pacific Bell
	Valley Psychiatric Center	Pacific Bell
	Valley Psychiatric Center Medical Group Inc	Pacific Bell
	VALLE Y PS YCHOLOGICAL S E RVICE S	Pacific Bell
	Valley Psychotherapy Affiliation	Pacific Bell
	Vanowen Medical Associates	Pacific Bell
	Vanowen Medical Associates Billing	Pacific Bell
	Vanowen Radiology Medical Group	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Wahiroon Sven Ph D	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Weitz Itene C MD	Pacific Bell
	Weits Jack	Pacific Bell
	Weitz John	Pacific Bell
	Weits Kevin	Pacific Bell
	Whitman Ljubica MD	Pacific Bell
	Whitman Norman L MD	Pacific Bell
	Wiener Isaac MD	Pacific Bell
	Wiener J Bl	Pacific Bell
	Williams Calvin MD Vanowen Radiology Medical Group	Pacific Bell
	Williams Carl & Cheri	Pacific Bell
	Wolfe Frederick MD Vanowen Radiology Medical Group	Pacific Bell
	Abrams David E MD	Pacific Bell
	Abrams Dennis	Pacific Bell
	Van Nuys	Pacific Bell
	Laboratory	Pacific Bell
	Belkin Gerald A MD	Pacific Bell
	Bleifer Kenneth H MD	Pacific Bell
	Business Ofc	Pacific Bell
	Bloom Michael G MD	Pacific Bell
	BROW N GE O G MD IN C	Pacific Bell
	CARDIOVAS CULAR CON S ULTAN TS ME DICAL GROUP	Pacific Bell
	Chakmanian Armi RPT	Pacific Bell
	Clay Jos Bl MD Inc	Pacific Bell
	Coburn Michael Bl MD	Pacific Bell
	Comer Thomas P MD	Pacific Bell
	COME R THOS P & S AXE N A N ARE S H C ME DICAL GROUP	Pacific Bell
	Corn Bernard DDS Inc	Pacific Bell
	Corn E	Pacific Bell
	Corn Joe	Pacific Bell
	Cosmetic Surgery Center Medical Group	Pacific Bell
	COW DRE YS PHARMACY	Pacific Bell
	Di Domenico Nicholas MD	Pacific Bell
	Van Nuys	Pacific Bell
	Dulawa S C	Pacific Bell
	Family Communication Institute	Pacific Bell
	Farhat Hormoz MD	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Farhat John	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Gerlach John Jr atty	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Haber Leonard P MD	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Van Nuys	Pacific Bell
	Harris Roberta	Pacific Bell
	Henrikson Glenn Ph D	Pacific Bell
	JABOUR ADE L F MD genl & vascular surgery	Pacific Bell
	Jorgensen Kurt MA	Pacific Bell
	Koffler Alan MD	Pacific Bell
	Koffler G	Pacific Bell
	Korbin Wallace M MD	Pacific Bell
	Kussin Larry MD Vanowen Radiology Medical Group	Pacific Bell
	L andman Michael D MD	Pacific Bell
	Liebross Burt MD	Pacific Bell
	Maitin Richard M DDS	Pacific Bell
	Mailer Harold M MD	Pacific Bell
1980	MCKILLIP JAS B PHYSICAL THERAPY INC	Pacific Telephone
	MEDICAL CENTER ASSOCIATES OFFICE BUILDING	Pacific Telephone
	MUNDALL LEROY A MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NAVACH J H MD A MEDICAL CORP	Pacific Telephone
	OB-GYN MEDICAL GROUP INC THE	Pacific Telephone
	PATTERSON JACK A MD	Pacific Telephone
	PERTICUCCI SERGIO MD	Pacific Telephone
	RAVIV YORAM S MD ORTHPDC SURGERY	Pacific Telephone
	ROMOFF MARK S MD	Pacific Telephone
	ROSENBAUM CHAS P MD	Pacific Telephone
	ROSENBAUM DAVID L MD	Pacific Telephone
	ROSENFELD HOWARD L MD	Pacific Telephone
	ROSSMAN STANLEY H MD	Pacific Telephone
	ROUFF STEVEN L MD	Pacific Telephone
	RUFFALO CLAUDE A PH D	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	RYAN JOHN P PHY	Pacific Telephone
	RYAN & MYERS ASSOCIATED PATHOLOGISTS INC	Pacific Telephone
	SAXENA NARESH C MD	Pacific Telephone
	SCHULKINS THOMAS MD THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone
	SILBERSTEIN SYLVAIN S MD INTERNIST & ENDOCRINOLOGIST	Pacific Telephone
	SINAISKY MARTIN J MD INC	Pacific Telephone
	SOUTHERN CALIFORNIA HEMATOLOGY ONCOLOGY MEDICAL GROUP INC	Pacific Telephone
	STEINFELDT STEPHEN MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	SUMIDA SHIGEO MD	Pacific Telephone
	SUSSKIND SCHNEIDER RUTH PHD	Pacific Telephone
	TABER FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone
	TILKIAN ARA G MD	Pacific Telephone
	VALENTINE MALCOLM MD	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC	Pacific Telephone
	VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	VANOWEN TOWER PHARMACY	Pacific Telephone
	VARGO DENTAL LAB	Pacific Telephone
	WAHLROOS SVEN PHD	Pacific Telephone
	WHITMAN LJUBICA MD	Pacific Telephone
	WHITMAN NORMAN L MD	Pacific Telephone
	WILLIAMS CALVIN MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	WIRTZER ALLAN S MD INC	Pacific Telephone
	WOLFE FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	ABRAMS DAVID E MD	Pacific Telephone
	ASSOCIATED PATHOLOGISTS INC	Pacific Telephone
	BELKIN GERALD A MD	Pacific Telephone
	BODNER HENRY MD	Pacific Telephone
	BROWN GEO G MD INC	Pacific Telephone
	COBURN MICHAEL B MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	CONCEPT CARE INC	Pacific Telephone
	CONOLLEY EDWARD S PHD	Pacific Telephone
	CORN BERNARD DDS INC	Pacific Telephone
	COWDREYS PHARMACY	Pacific Telephone
	CREIGHTON JAMES L MD INC	Pacific Telephone
	DULAWA LEOPOLDO B MD	Pacific Telephone
	FAMILY COMMUNICATION INSTITUTE	Pacific Telephone
	FITZGERALD GERALD MD	Pacific Telephone
	FORWARD SUSAN L C S W	Pacific Telephone
	GARVIN HAROLD W MD	Pacific Telephone
	GASSNER CHARLES B MD INC	Pacific Telephone
	GERLACH JOHN JR ATTY	Pacific Telephone
	GILLICK MARIN MD	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HAMEL NEAL MD THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone
	HANUSEK GORDON E MD	Pacific Telephone
	HARMELING MARK P MD ORTHPDC SUR	Pacific Telephone
	HARRIS ROBERT W MD	Pacific Telephone
	HERMAN BARRY MD	Pacific Telephone
	KOFFLER ALAN MD	Pacific Telephone
	KOHN LAUREL B MD	Pacific Telephone
	KORBIN WALLACE M MD	Pacific Telephone
	LANDMAN MICHAEL D MD	Pacific Telephone
	LONDON GARY D MD INC	Pacific Telephone
	MAITIN RICHARD M DDS	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MCCOLLUM SALLY PH D	Pacific Telephone
1976	Alcerro Ramon	Pacific Telephone
	Coburn Michael B MD	Pacific Telephone
	Gerlach John Jr atty	Pacific Telephone
	Navach J H MD A Medical Corp	Pacific Telephone
	Valley Psychiatric Center Medical Group Inc	Pacific Telephone
	Wahlroos Sven Ph D	Pacific Telephone
1975	Vanowen Tower Pharmacy	Pacific Telephone
	Vargo Dental Lab	Pacific Telephone
	Whitman Ljubica MD	Pacific Telephone
	Whitman Norman L MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Williams Kussin Steinfeldt & Wolfe	Pacific Telephone
	Wirtzer Allan S MD	Pacific Telephone
	Witkosky Mitchell DDS	Pacific Telephone
	Wolfe Williams Steinfeldt & Kussin	Pacific Telephone
	Yanda Roman L MD A Medical Corporation	Pacific Telephone
	Yorra Frederick H MD & Kasnitz Paul S MD A Medical Corporation	Pacific Telephone
	Associated Pathologists Inc	Pacific Telephone
	Berman Norman Bl MD A Medical Corporation	Pacific Telephone
	Bleifer Kenneth H MD	Pacific Telephone
	Bloom Michael G MD	Pacific Telephone
	Bodner Henry MD	Pacific Telephone
	Brown Geo G MD Inc	Pacific Telephone
	Canby Chas Bl MD	Pacific Telephone
	Cardiothoracic Surgery Medical Group Inc	Pacific Telephone
	Chapman Niles D MD thoracic and cardiovascular surgery	Pacific Telephone
	Coburn Michael Bl MD	Pacific Telephone
	Comer Thomas P MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Corn Bernard DDS Inc	Pacific Telephone
	COWDREYS PHARMACY	Pacific Telephone
	Van Nuys Office	Pacific Telephone
	Van Nuys	Pacific Telephone
	Environmental Concern Inc	Pacific Telephone
	Etkins Paul A MD Inc	Pacific Telephone
	Family Communication Institute	Pacific Telephone
	Fitzgerald Gerald P MD	Pacific Telephone
	Van Nuys Office	Pacific Telephone
	Garvin Harold W & Hanusek Gordon E & Sinaisky Martin J MDs	Pacific Telephone
	Gerlach John Jr atty	Pacific Telephone
	Germann Timothy MD thoracic sur	Pacific Telephone
	Haber Leonard P MD	Pacific Telephone
	Hamel Neal MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Hahusek Gordon E & Garvin Harold W & Sinaisky Martin J MDs	Pacific Telephone
	Harmeling Mark P MD orthpdc sur	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Van Nuys	Pacific Telephone
	Psychlatry	Pacific Telephone
	Kasnitz Paul S MD & Yorra Frederick H MD A Medical Corporation	Pacific Telephone
	Kussin Steinfeldt Wolfe & Williams	Pacific Telephone
	Lerner Melvin L MD Inc	Pacific Telephone
	London Gary D MD	Pacific Telephone
	Maitin Richard M DDS	Pacific Telephone
	Maller Harold M MD	Pacific Telephone
	Mc Killip Jas Bl Jr Valley Physical Therapy Center	Pacific Telephone
	Medical Center Associates Office Building	Pacific Telephone
	Mundall Le Roy A MD	Pacific Telephone
	Myers Richard O phy	Pacific Telephone
	Myers & Ryan Associated Pathologists Inc	Pacific Telephone
	Naruse David Y MD	Pacific Telephone
	Navach J H MD orthpdc sur Ofc	Pacific Telephone
	Nowack Duane DDS	Pacific Telephone
	Ob Gyn Medical Group Inc The	Pacific Telephone
	Patterson Jack A MD	Pacific Telephone
	Pollack Alan J MD Southern California Permanente Medical Group	Pacific Telephone
	Psychological Evaluation Center	Pacific Telephone
	Rosenfeld Howard L MD	Pacific Telephone
	Rothschild Walter MD Southern California Permanente Medical Group	Pacific Telephone
	Rouff Steven L MD	Pacific Telephone
	Ryan John P phy	Pacific Telephone
	Ryan & Myers Associated Pathologists Inc	Pacific Telephone
	Schulkins Thomas MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Seligman Mel Dental Studio	Pacific Telephone
	Shenfeld David L	Pacific Telephone
	Sinaisky Martin J & Hanusek Gordon E & Garvin Harold W MDs	Pacific Telephone
	Steinfeldt Wolfe Williams & Kussin	Pacific Telephone
	Sumida Shigeo MD	Pacific Telephone
	Thoracic Surgery Medical Group Inc	Pacific Telephone
	Tucker Geoffrey A MD Southern California Permanente Medical Group	Pacific Telephone
	Valentine Malcolm MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Valley Physical Therapy Center	Pacific Telephone
	Valley Psychiatric Center Medical Group Inc	Pacific Telephone
	Vanowen Radiology Medical Group	Pacific Telephone
	Aaronson Jeffrey MD	Pacific Telephone
	Abrams David E MD	Pacific Telephone
	Alcerro Ramon MD	Pacific Telephone
	Van Nuys	Pacific Telephone
1970	VANOWEN MEDICAL CENTER	Pacific Telephone
	VANOWEN MEDICAL TOWERS OFC BLDG	Pacific Telephone
	VANOWEN MEDICAL CENTER	Pacific Telephone
	VANOWEN MEDICAL TOWERS OFC BLDG	Pacific Telephone
1962	TRI-STATE TIRE INC	Pacific Telephone
1926	Nadeau	Los Angeles Directory Co.

15246 VANOWEN ST

Year	Uses	Source
1962	TONY S DRIVE IN	Pacific Telephone

15249 VANOWEN ST

Year	Uses	Source
2004	STEPHEN REALE MD	Cole Information Services

15252 VANOWEN ST

Year	Uses	Source
1935	Creviston C C r	Los Angeles Directory Co.

15259 VANOWEN ST

Year	Uses	Source
1962	MILLER DAVE	Pacific Telephone
1956	MILLER DAVE R	Pacific Telephone
1950	MILLER DAVE R	Pacific Telephone
	MILLER DAVE R	Pacific Telephone
1926	Cairns E 0 Mrs	Los Angeles Directory Co.

15260 VANOWEN ST

Year	Uses	Source
1962	BIG D RANCH MKT THE	Pacific Telephone

FINDINGS

15261 VANOWEN ST

Year	Uses	Source
1926	Maynes A E	Los Angeles Directory Co.

15311 VANOWEN ST

Year	Uses	Source
2014	SHOUKAT ALI	Cole Information Services
2004	no info	Haines Company
1985	S F Valley Inter City Lounge	Pacific Bell

15313 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1970	G & S SERVICE STATION MAINTENANCE	Pacific Telephone
	G & S SERVICE STATION MAINTENANCE	Pacific Telephone

15315 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1985	Inner City	Pacific Bell
1975	Don F Purdue	Pacific Telephone
	Lucky Five tavrn	Pacific Telephone
1970	LUCKY FIVE TAVRN	Pacific Telephone
	LUCKY FIVE TAVRN	Pacific Telephone

15316 VANOWEN ST

Year	Uses	Source
2014	ECONO AUTO SALES OF VAN NUYS	Cole Information Services
	AIRLESS R US	Cole Information Services
2009	AIRLESS R US	Cole Information Services
	ECONO AUTO SELF	Cole Information Services
2006	WHEELS	Haines Company, Inc.
	THE FAMILY	Haines Company, Inc.
	AIRLESS RUS	Haines Company, Inc.
2004	AIRLESSRUS	Haines Company
	FLASH GORDON CARS	Haines Company
	FLASH GORDON CARS S	Haines Company

FINDINGS

Year	Uses	Source
2004	RONALD GORDON	Cole Information Services
	R AIRLESS	Cole Information Services
	AIRLESS R US	Cole Information Services
2001	AIRLESS R US	Haines & Company, Inc.
	GORDON F	Haines & Company, Inc.
1999	FLASH GORDON CARS INCORPORATED	Cole Information Services
	SMOG & TUNE	Cole Information Services
1995	Gordon F	Pacific Bell
1994	FLASH GORDON CARS INC	Cole Information Services
	GORDON, F	Cole Information Services
1991	Flash Gordon Cars	Pacific Bell
	FGordon	Pacific Bell
1985	M & M Motor Car Company Inc	Pacific Bell
1980	DEL S AUTOMOTIVE SERVICE	Pacific Telephone
1970	POODLEVILLE	Pacific Telephone
	SABLE S FRONT ENG GARAGE	Pacific Telephone
	LEE JOE ANN	Pacific Telephone
	POODLEVILLE	Pacific Telephone
	SABLE S FRONT ENG GARAGE	Pacific Telephone
	LEE JOE ANN	Pacific Telephone
1962	ZERVAS CHRIS T DC	Pacific Telephone

15317 VANOWEN ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
	SHORT STOP	Cole Information Services
	INTELLIBUSINESS MANAGEMENT INC	Cole Information Services
	CORPMANAGEMENT INC	Cole Information Services
	WORLD ONE INSURANCE & FINANCIAL SERV	Cole Information Services
	TACOS SABOR JALISCO	Cole Information Services
2009	SHORT STOP 21	Cole Information Services
	TACOS SABOR JALISCO	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
2006	SHORTSTOP	Haines Company, Inc.
	JAUSCO	Haines Company, Inc.
	TACOSSABOR	Haines Company, Inc.
2004	SHORTSTOP	Haines Company
	SHORT STOP INC	Cole Information Services

FINDINGS

Year	Uses	Source
2004	CHURCHS CHICKEN	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
2001	SHORT STOP	Haines & Company, Inc.
1999	SHORT STOP	Cole Information Services
1994	7 ELEVEN FOOD STORE	Cole Information Services
1980	7-ELEVEN FOOD STORES	Pacific Telephone
1970	SEVEN-ELEVEN FOOD STORES STORES VAN NUYS	Pacific Telephone
	SEVEN-ELEVEN FOOD STORES STORES VAN NUYS	Pacific Telephone

15319 VANOWEN ST

Year	Uses	Source
2004	X 3 XX	Haines Company
	YOUNESI DAVID	Cole Information Services
2001	CA COIN LAUNDRY	Haines & Company, Inc.
1999	CALIFORNIA COIN LAUNDRY	Cole Information Services

15322 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.

15323 VANOWEN ST

Year	Uses	Source
2014	ROMEO GOZUM	Cole Information Services
	LESLIE WINTERS	Cole Information Services
	CYNTHIA RIVERA	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	JUANA VELAZCO	Cole Information Services
	LUIS OLMEDO	Cole Information Services
	MARIA FELIPE	Cole Information Services
	MIGUEL MARTINEZ	Cole Information Services
	NANCY ZUNIGA	Cole Information Services
	JORGE ALCALA	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	T ORELLANA	Cole Information Services
	MARIELA FALARDEAU	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	BEN WICKHAM	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ANA CORTEZ	Cole Information Services
	JAIME CARDOZA	Cole Information Services
	CHRISTOPHER GREER	Cole Information Services
	EUNICE SANTA	Cole Information Services
	VICTOR VEGA	Cole Information Services
	EVANGELINE BROOKS	Cole Information Services
	ERIC CASTILLO	Cole Information Services
	MARIA SUAREZ	Cole Information Services
	LUIS TORRES	Cole Information Services
	KIP LIPPMAN	Cole Information Services
2009	JUANA VELAZCO	Cole Information Services
	CYNTHIA RIVERA	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	ALEJANDRA GUTIERREZ	Cole Information Services
	ANA ORELLANA	Cole Information Services
	STUDIO VILLAGE	Cole Information Services
	JORGE ALCALA	Cole Information Services
	VERONICA AVALOS	Cole Information Services
	VICTORIA MCKERNAN	Cole Information Services
	MANUEL VARGAS	Cole Information Services
	LINO RESPICIO	Cole Information Services
	LAURA RIVERA	Cole Information Services
	LETICIA ESTRELLA	Cole Information Services
	M GERVACIO	Cole Information Services
	LILIANA PONCE	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	ESTELA PABLO	Cole Information Services
	ARTURO DIAZ	Cole Information Services
	TREVON JOHNSON	Cole Information Services
	JACQUELINE CARRANZA	Cole Information Services
	BUSTAMANTE VALEZ	Cole Information Services
	ROBERTO QUINTANA	Cole Information Services
	KATHERINE DIZON	Cole Information Services
	NORMA GOZUM	Cole Information Services
	EDWIN LOPEZ	Cole Information Services
	EUNICE SANTA	Cole Information Services

FINDINGS

Year	Uses	Source
2009	MARK PHILLIPS	Cole Information Services
	GUSTAVO MARTINEZ	Cole Information Services
	JAIME CARDOZA	Cole Information Services
	LUIS TORRES	Cole Information Services
	RAFAEL MATA	Cole Information Services
2006	APARTMENTS ALFAROWendy R	Haines Company, Inc.
	ARMAH Ona	Haines Company, Inc.
	BARRIOS Flordalma	Haines Company, Inc.
	CARDOZAJaime R	Haines Company, Inc.
	DIZON Ketherine	Haines Company, Inc.
	GOZUM Norma	Haines Company, Inc.
	HERNANDEZAntonia	Haines Company, Inc.
	HERNANDEZ Dora	Haines Company, Inc.
	MCKERNAN Victora	Haines Company, Inc.
	MORA Irely	Haines Company, Inc.
	PEREZ Rebea	Haines Company, Inc.
	RESPICIO Lino M	Haines Company, Inc.
	SMr TH Adram	Haines Company, Inc.
	STUDIO VILLAGE	Haines Company, Inc.
	THOMASAudrey	Haines Company, Inc.
	TORRES Luis A	Haines Company, Inc.
	VICUNA Rosa I	Haines Company, Inc.
	WHEATFALL Devere	Haines Company, Inc.
2004	APARTMENTS	Haines Company
	AGUILAR E Mardha	Haines Company
	ARMAHOna	Haines Company
	CARDOZAJaime R	Haines Company
	DISSANAYAKE	Haines Company
	Chandana H	Haines Company
	GOZUM Norma	Haines Company
	HERNANDEZ Dora	Haines Company
	MCKERNAN Vicloria	Haines Company
	MELENDEZ Sara	Haines Company
	PHILLIPSMark A	Haines Company
	RESPICIO Lino M	Haines Company
	STUDIO VILLAGE	Haines Company
	THOMASAudrey	Haines Company
	WHEATFALL Devere	Haines Company

FINDINGS

Year	Uses	Source
2004	VICTORIA MCKERNAN	Cole Information Services
	STUDIO VILLAGE	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	SARA MELENDEZ	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	TAMARAH COHEN	Cole Information Services
	WILLIAM DALRYMPLE	Cole Information Services
	NORMA GOZUM	Cole Information Services
	CHANDANA DISSANAYAKE	Cole Information Services
	WILSON ALBAYERO	Cole Information Services
	ONA ARMAH	Cole Information Services
	SHIRA KINER	Cole Information Services
	MARK PHILLIPS	Cole Information Services
	P MARSIK	Cole Information Services
	BILL GARDENER	Cole Information Services
	YANIV FELDMAN	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	FRANCISCO BARRIOS	Cole Information Services
	E AGUILAR	Cole Information Services
	DEVERE WHEATFALL	Cole Information Services
	JOSE JIMENEZ	Cole Information Services
	LINO RESPICIO	Cole Information Services
2001	APARTMENTS	Haines & Company, Inc.
	ALI Mohammed E	Haines & Company, Inc.
	ARMAH Ona	Haines & Company, Inc.
	DIMAND Morin	Haines & Company, Inc.
	FELDMAN Yaniv	Haines & Company, Inc.
	HERNANDEZ Marco A	Haines & Company, Inc.
	MCKERNAN Victoria	Haines & Company, Inc.
	MORAN Zuleyma A	Haines & Company, Inc.
	ROCCO Richard G	Haines & Company, Inc.
	STUDIO VILLAGE	Haines & Company, Inc.
	THOMAS A	Haines & Company, Inc.
	WHEATFALL Devere	Haines & Company, Inc.
1999	JORGE ALCALA	Cole Information Services
	ALEJANDRA GUTIERREZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
1999	CYNTHIA RIVERA	Cole Information Services
	JUANA VELAZCO	Cole Information Services
	LUIS TORRES	Cole Information Services
	MARK PHILLIPS	Cole Information Services
	EUNICE SANTA	Cole Information Services
	EDWIN LOPEZ	Cole Information Services
	NORMA GOZUM	Cole Information Services
	KATHERINE DIZON	Cole Information Services
	ROBERTO QUINTANA	Cole Information Services
	BUSTAMANTE VALEZ	Cole Information Services
	TREVON JOHNSON	Cole Information Services
	ARTURO DIAZ	Cole Information Services
	ESTELA PABLO	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	LILIANA PONCE	Cole Information Services
	M GERVACIO	Cole Information Services
	LETICIA ESTRELLA	Cole Information Services
	LINO RESPICIO	Cole Information Services
	LAURA RIVERA	Cole Information Services
	MANUEL VARGAS	Cole Information Services
	VERONICA AVALOS	Cole Information Services
	PHILLIP MARSIK	Cole Information Services
	VICTORIA MCKERNAN	Cole Information Services
	ANA ORELLANA	Cole Information Services
1995	Izralson Yefim	Pacific Bell
	Izso Julianna	Pacific Bell
	Thomas A	Pacific Bell
1994	TURNER, J	Cole Information Services
1991	Cooper Gregg	Pacific Bell
	Cooper H	Pacific Bell
	Cranford Jeffrey W	Pacific Bell
	Hall Myron D	Pacific Bell
	Thomas A	Pacific Bell
	Thomas A&GB Nor	Pacific Bell
	Thomas At L	Pacific Bell
	Wheeler Wilson	Pacific Bell
1985	Abou Chleih Fadi	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Debs A F	Pacific Bell
	Diaz Tomas	Pacific Bell
	Farfan Cesar A	Pacific Bell
	Fitch Steven	Pacific Bell
	Gonzalez Gsiillermo	Pacific Bell
	Lopez P	Pacific Bell
	Lopez P G	Pacific Bell
	Ray Dale	Pacific Bell
1980	ANDERSON JACQUELINE	Pacific Telephone
	BRASWELL H	Pacific Telephone
	BROWN JOS	Pacific Telephone
	CHICKS JOHN N	Pacific Telephone
	CUNNINGHAM RONNIE LEE	Pacific Telephone
	FITCH STEVREN	Pacific Telephone
	KORSE MARTY JAY	Pacific Telephone
	LARRGARN STEWART	Pacific Telephone
	LARSON GRANT	Pacific Telephone
	MACOFSKY LARRY	Pacific Telephone
	MAGANA ROB	Pacific Telephone
	MCDANIEL ARLIS	Pacific Telephone
	MCDANIEL SCOTT W	Pacific Telephone
	OLIVER B	Pacific Telephone
	POLLARD V E	Pacific Telephone
	SCHREINER STEVE J	Pacific Telephone
	SPENCER ENRIQUE E	Pacific Telephone
	TROUTMAN DANL	Pacific Telephone

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Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1991	Ma R Msn His	Pacific Bell
	Meis R	Pacific Bell
	Me ia Pedro	Pacific Bell
1985	B & W Paving Seal Coating & Patching	Pacific Bell
1980	A & W PAVING SEAL COATING & PATCHING	Pacific Telephone
1970	SPANISH & FRENCH LANGUAGE WORKSHOPS	Pacific Telephone

Year	Uses	Source
1970	SPANISH & FRENCH LANGUAGE WORKSHOPS	Pacific Telephone

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Year	Uses	Source
1970	KARCH LLOYD F	Pacific Telephone
	KARCH LLOYD F	Pacific Telephone

15336 VANOWEN ST

Year	Uses	Source
2009	ROUMEN STOIMENOV	Cole Information Services
2006	000	Haines Company, Inc.
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1999	ROUMEN STOIMENOV	Cole Information Services
1980	HORN JOHN A	Pacific Telephone
1975	Horn John A	Pacific Telephone

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Year	Uses	Source
2014	CELWYN JOHNSON	Cole Information Services
	LINDA ARCHULETA	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	DAVID CARTER	Cole Information Services
	AYDIN ATAMERT	Cole Information Services
	ROLANDO AGUIRRE	Cole Information Services
	ANAHIT PILIPOSYAN	Cole Information Services
	WILLIAM MUNSON	Cole Information Services
	GLENDA LOPEZ	Cole Information Services
	MIRIAN PEREZ	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	CLAUDIO VALENZUELA	Cole Information Services
	M COOPER	Cole Information Services
	MARGARET NADJARYAN	Cole Information Services
	MICHAEL HALLER	Cole Information Services
	WAYNE WELTY	Cole Information Services
	ZINOVIY ZASLAVSKIY	Cole Information Services
	ELSA DELGADO	Cole Information Services
	LENA SEUKUNIEN	Cole Information Services
	MARY SABIO	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ROBERT ECKERT	Cole Information Services
	PETER STREGL	Cole Information Services
	AGAVNI GASPARIAN	Cole Information Services
2009	MARGARITA BRAVO	Cole Information Services
	PETER STREGL	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	LEONTIY VOYTSEKHIVSKIY	Cole Information Services
	JOANNE SAVO	Cole Information Services
	EDWARD MCCLAIN	Cole Information Services
	MASOUMEH NASSERI	Cole Information Services
	GYOZAL SAYADIAN	Cole Information Services
	GRIGOR ARUTUNYAN	Cole Information Services
	GUNERCINDO RODRIGUEZ	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	WAYNE WELTY	Cole Information Services
	ELSA DELGADO	Cole Information Services
	MAHER HANNA	Cole Information Services
	PERRY CARTER	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
	KIM JOHNSON	Cole Information Services
	GHODSIEH NOURIOF	Cole Information Services
2006	APARTMENTS DELGADO Elsa	Haines Company, Inc.
	DEVOSSALaszio	Haines Company, Inc.
	DHODSMI	Haines Company, Inc.
	Abolghassem	Haines Company, Inc.
	ECKERT Robert P	Haines Company, Inc.
	ELUURDIW	Haines Company, Inc.
	FREE SPIRIT PERRY	Haines Company, Inc.
	HANNA Maher F	Haines Company, Inc.
	IBRAHIMAwafif	Haines Company, Inc.
	KHODJIOANAromals	Haines Company, Inc.
	LLERENAS Rafael	Haines Company, Inc.
	MARTINEZ= Paicia J	Haines Company, Inc.
	RIVERASaul	Haines Company, Inc.
	SANCHEZ Rosarto	Haines Company, Inc.
	SAVO Joanne	Haines Company, Inc.
	VOYTSEKHIVSKIY	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	Leontly WELTYWayne	Haines Company, Inc.
2004	APARTMENTS	Haines Company
	DELGADOElsa	Haines Company
	DEVOSSALaszlo	Haines Company
	DHODSMI Abolghassem	Haines Company
	ECKERT Robe rt P	Haines Company
	ELJURDI W	Haines Company
	FREESPIRITPERRY	Haines Company
	HANNAMaher F	Haines Company
	IBRAHIMAwatll	Haines Company
	KHODJIOAN Aramais	Haines Company
	KHODJIOAN Aramais	Haines Company
	MARTINEZ Patricia J	Haines Company
	RIVERASaul	Haines Company
	ROSTAMI Mohammed H	Haines Company
	SAVOJoanne	Haines Company
	VOYTSEKHIVSKIY	Haines Company
	Leontiy	Haines Company
	WELTY Wayne	Haines Company
	WELTY Wayne	Haines Company
	JULIO ASCORRA	Cole Information Services
	S FREE	Cole Information Services
	ROBERT ECKERT	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services
	W ELJURDI	Cole Information Services
	ANTHONY SOUDERS	Cole Information Services
	MAHER HANNA	Cole Information Services
	SANDEEP TANEJA	Cole Information Services
	ELSA DELGADO	Cole Information Services
	PATRICIA MARTINEZ	Cole Information Services
	JOAN RITTER	Cole Information Services
	GABRIELA DZURBANOVA	Cole Information Services
	DELORES FORBES	Cole Information Services
	ANGELA FRANCIS	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	ABBAS ROSTAMI	Cole Information Services
	A GONZALEZ	Cole Information Services
	SAUL RIVERA	Cole Information Services

FINDINGS

Year	Uses	Source
2004	RICHARD PADILLA	Cole Information Services
	RAFAEL LLERENAS	Cole Information Services
	SHAKA ROBINSON	Cole Information Services
	JAY MAYZELS	Cole Information Services
	MING CHANG	Cole Information Services
	JOHNNIE STEELE	Cole Information Services
	DAVID HAVER	Cole Information Services
	ROBERT WILLIAMS	Cole Information Services
	GARY WOOD	Cole Information Services
	VARDAN GASPARYN	Cole Information Services
	LASZLO DEVOSSA	Cole Information Services
	RAFEL KODJOIAN	Cole Information Services
	VYACHESLAV RYABOY	Cole Information Services
	LAURA ELOYAN	Cole Information Services
	DAVE GLASCOCK	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
2001	APARTMENTS	Haines & Company, Inc.
	GRITS Gerald W	Haines & Company, Inc.
	MICHAELSON Jay W	Haines & Company, Inc.
	REGOS John L	Haines & Company, Inc.
	RODRIGUEZDIXON Susy G	Haines & Company, Inc.
	YEHIEL Yaniv	Haines & Company, Inc.
1999	JOANNE SAVO	Cole Information Services
	KIM JOHNSON	Cole Information Services
	MASOUMEH NASSERI	Cole Information Services
	GYOZAL SAYADIAN	Cole Information Services
	GRIGOR ARUTUNYAN	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	GUNERCINDO RODRIGUEZ	Cole Information Services
	MITCHELL & MITCHELL INCORPORATED	Cole Information Services
	MARGARITA BRAVO	Cole Information Services
	GHODSIEH NOURIOF	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	LEONTIY VOYTSEKHIVSKIY	Cole Information Services
	EDWARD MCCLAIN	Cole Information Services
	PETER STREGL	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services

FINDINGS

Year	Uses	Source
1999	MAHER HANNA	Cole Information Services
	ELSA DELGADO	Cole Information Services
	SUSY RODRIGUEZ-DIXON	Cole Information Services
	WAYNE WELTY	Cole Information Services
1995	Medbury John	Pacific Bell
	Munesa M	Pacific Bell
	Tram Tr	Pacific Bell
1994	VILLEDA, MARA	Cole Information Services
1991	Walker RJ	Pacific Bell
	Delrahim Farhad	Pacific Bell
	Dolan Steve	Pacific Bell
	Dolan T P	Pacific Bell
	Dolari Teresa	Pacific Bell
	Dolan Terry	Pacific Bell
	Horton Stacie	Pacific Bell
	Horton Starr	Pacific Bell
	Horton Steven	Pacific Bell
	Roach HJ	Pacific Bell
	Wilson A	Pacific Bell
	Wilson AB	Pacific Bell
1985	Alzamel Thamer M	Pacific Bell
	Bauer C	Pacific Bell
	Mendias T	Pacific Bell
	Roy Kenneth	Pacific Bell
	Roy LA	Pacific Bell
	Shields Vicky	Pacific Bell
	Shields Virginia S	Pacific Bell

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Year	Uses	Source
2014	JOSE PEREZ	Cole Information Services
	JOANN NARVAEZ	Cole Information Services
	HECTOR DUARTE	Cole Information Services
	JULIO MUNOZ	Cole Information Services
	RICO PAGUIO	Cole Information Services
	JUAN TORRES	Cole Information Services
	BLDG GATE	Cole Information Services
	JOSE AREVALO	Cole Information Services
	SAUL SANCHEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2014	PEDRO DIAZ	Cole Information Services
	LUCIA GARCIA	Cole Information Services
	CELSA GOMEZ	Cole Information Services
	JOHNNY GUEVARA	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	DINORA RIVAS	Cole Information Services
	JACOB ZAVALETA	Cole Information Services
	JUAN YANEZ	Cole Information Services
	MARIO CASTILLO	Cole Information Services
	KAREN COREAS	Cole Information Services
	THOMAS GONZALEZ	Cole Information Services
	NELLY MARTINEZ	Cole Information Services
	DIANA AYALA	Cole Information Services
	CRISTINA BANUELOS	Cole Information Services
	SILVIA DEGOMEZ	Cole Information Services
	DAMARIS LARA	Cole Information Services
	RONNIE PIERCE	Cole Information Services
	FRANCISCO ALVAREZ	Cole Information Services
	IVAN MATSIUSHEUSK	Cole Information Services
	MARIA BORRAYO	Cole Information Services
	NERY GARCIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	ALEXANDRA CARREON	Cole Information Services
	PAOLA GUEVARA	Cole Information Services
	BOBADILLA LAILA	Cole Information Services
	CYRUS ENRIQUEZ	Cole Information Services
2009	VICTOR TORAL	Cole Information Services
	LEONEL ZAVALETA	Cole Information Services
	ANTONIO JOVEN	Cole Information Services
	HENRY CALLEJA	Cole Information Services
	PABLO JUAREZ	Cole Information Services
	K NIKOLAYEV	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	HERNANDEZ VALLE	Cole Information Services
	JOSE RODRIGUEZ	Cole Information Services
	PEDRO DIAZ	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	ROMAN ISAMA	Cole Information Services

FINDINGS

Year	Uses	Source
2009	JUAN YANEZ	Cole Information Services
	CARLOS PEREZ	Cole Information Services
	CLEMENTINA BAUTISTA	Cole Information Services
	LUIS REYES	Cole Information Services
	CARLOS TORRES	Cole Information Services
	ROXANA DELEON	Cole Information Services
	KAREN COREAS	Cole Information Services
	FLORA CARACHU	Cole Information Services
	MARIO CASTILLO	Cole Information Services
	RUBEN RAMIREZ	Cole Information Services
	MAURO RAMOS	Cole Information Services
	NANCY JUAREZ	Cole Information Services
	P GUEVARA	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ROSA HERNANDEZ	Cole Information Services
	MARITESA ENRIQUEZ	Cole Information Services
	DAMARIS LARA	Cole Information Services
	RONNIE PIERCE	Cole Information Services
	JENIFFER MCCORMICK	Cole Information Services
	JUAN SANCHEZ	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	VALENTINA DIBE	Cole Information Services
	CABALLERO MOLINA	Cole Information Services
	MARIA MEJIA	Cole Information Services
	EMILIO GOMEZ	Cole Information Services
	GENARO CABRERA	Cole Information Services
	MOSCOSO CASTILLO	Cole Information Services
	GEORGE GARCIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	NERY SANTOS	Cole Information Services
	MARIA DELGADO	Cole Information Services
	GALLARDO DELIA	Cole Information Services
	ALEXANDRA CARREON	Cole Information Services
	M CINELLI	Cole Information Services
	LUZ ZAMORA	Cole Information Services
	Y AREVALO	Cole Information Services
	EIRA GERONIMO	Cole Information Services
	ALEJANDRO BARRIENTOS	Cole Information Services

FINDINGS

Year	Uses	Source
2009	CLARA BUTRON	Cole Information Services
	ZULMA GONZALEZ	Cole Information Services
2006	VALLE TERRACE APTS CALLEJA Henry	Haines Company, Inc.
	CAMPOS Deysl	Haines Company, Inc.
	CASTILLO Esmery	Haines Company, Inc.
	COHEN Robert	Haines Company, Inc.
	CONTRERAS Saul	Haines Company, Inc.
	DIAZ Pedro	Haines Company, Inc.
	DIBEValentina	Haines Company, Inc.
	FLORES Delia	Haines Company, Inc.
	FUENTES Danllo	Haines Company, Inc.
	GERONIMO Eira	Haines Company, Inc.
	GUEVARA Johnny	Haines Company, Inc.
	HERNANDEZ VMnente	Haines Company, Inc.
	A LOMELI Roberto	Haines Company, Inc.
	MARTINEZ Evaristo	Haines Company, Inc.
	MEZAJuan	Haines Company, Inc.
	MOLINACaballero	Haines Company, Inc.
	Ruben PAGUIO RIco	Haines Company, Inc.
	PASCUAL Milagros	Haines Company, Inc.
	PEREZ Canlos	Haines Company, Inc.
	PINACHO Luis	Haines Company, Inc.
	RAMOS Mauro R	Haines Company, Inc.
	RAMOS Mauro Rutz	Haines Company, Inc.
	REGALA Caroina	Haines Company, Inc.
	RODRIGUEZJose	Haines Company, Inc.
	RUVALCABAGustavo	Haines Company, Inc.
	SANCHEZJuan F	Haines Company, Inc.
	TORRES Hilda	Haines Company, Inc.
	Madreny VALLADAREZ ris C	Haines Company, Inc.
	VERSAVE Maia	Haines Company, Inc.
	YANEZJuan	Haines Company, Inc.
	ZAMORAGuadalupe	Haines Company, Inc.
2004	VALLE TERRACE APTS	Haines Company
	AGUILAR Nuria	Haines Company
	CAMPAJ	Haines Company
	CAMPOS Deysi	Haines Company
	OELGADO Mania	Haines Company

FINDINGS

Year	Uses	Source
2004	DIZON Kalherine	Haines Company
	ESTRADA Pedro Diaz	Haines Company
	FUENTES Aleandro	Haines Company
	FUENTES Danilo	Haines Company
	GARCIA Hector	Haines Company
	GONZALEZ Gabriel	Haines Company
	HERNANDEZ Glendy	Haines Company
	HERNANDEZVicente A	Haines Company
	LUIS Robero	Haines Company
	MCCORMICKJ	Haines Company
	MELGARRaul	Haines Company
	MEZAJuan	Haines Company
	MOLINA Caballero Ruben	Haines Company
	MONDRAGON Matlana	Haines Company
	MONNICKENDEMJ	Haines Company
	PERAZAMaritza	Haines Company
	RAMOS Mauro R	Haines Company
	RAMOS Mauro Ruiz	Haines Company
	RODRIGUES Angelica	Haines Company
	TORRES Carios	Haines Company
	VALLADAREZ Iris C	Haines Company
	YANEZFalima	Haines Company
	ZAMORAGuadalupe	Haines Company
	ZAVALETALeonel	Haines Company
	ZUBER Dawn	Haines Company
	BRAHAM SIDHU	Cole Information Services
	B ZEFERINO	Cole Information Services
	MARIBEL SOLORZANO	Cole Information Services
	GUDI RODRIGUEZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	CARLOS ESPARZA	Cole Information Services
	RONY LOPEZ	Cole Information Services
	JOSE CARPENTEIRO	Cole Information Services
	MANUEL ALVARADO	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	ANTONIO REVELES	Cole Information Services
	VICENTE HERNANDEZ	Cole Information Services
	GABRIEL GONZALEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2004	LAURA VOUGHT	Cole Information Services
	MYRA MONTANO	Cole Information Services
	JUAN MEZA	Cole Information Services
	EUFEMIO VAZQUEZ	Cole Information Services
	EUFEMIO SERNA	Cole Information Services
	FABIANA SALVATIERRA	Cole Information Services
	MAURO RAMOS	Cole Information Services
	CARLOS TORRES	Cole Information Services
	DAWN ZUBER	Cole Information Services
	ALEJANDRO FUENTES	Cole Information Services
	RESCALVO ARAGON	Cole Information Services
	IRIS VALLADAREZ	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ARTURO RAMIREZ	Cole Information Services
	ANDY NGUYEN	Cole Information Services
	SERGIO CASTELLANOS	Cole Information Services
	MANUEL SABALETA	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	ANA PENA	Cole Information Services
	MARITZA PERAZA	Cole Information Services
	GUADALUPE ZAMORA	Cole Information Services
	DEYSI CAMPOS	Cole Information Services
	FELICITAS CASILLAS	Cole Information Services
	MARIA MEJIA	Cole Information Services
	RAUL MELGAR	Cole Information Services
	LIZA SALES	Cole Information Services
	MARIA GARCIA	Cole Information Services
	RIGOBERTO GONZALES	Cole Information Services
	BERTHA QUINTALLA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	IRIS NUNEZ	Cole Information Services
	MIRIAM MOSQUEDA	Cole Information Services
	MARINA REYES	Cole Information Services
	ANGELICA RODRIGUES	Cole Information Services
	MARIA DELGADO	Cole Information Services
	ALVARO VELA	Cole Information Services
	PEDRO ESTRADA	Cole Information Services
	MATIANA MONDRAGON	Cole Information Services

FINDINGS

Year	Uses	Source
2004	EVANGELINA SANCHEZ	Cole Information Services
	TERESA CEJA	Cole Information Services
	ESTEBAN VASQUEZ	Cole Information Services
2001	VALLE TERRACE APTS	Haines & Company, Inc.
	BLUND Rosa	Haines & Company, Inc.
	BOWMAN Irrek T	Haines & Company, Inc.
	CASILLAS Felicitas N	Haines & Company, Inc.
	CASTELLANOS Sergio	Haines & Company, Inc.
	DELGADO Maria	Haines & Company, Inc.
	ESTRADA Pedro Diaz	Haines & Company, Inc.
	GARCIA Katherine	Haines & Company, Inc.
	LOPEZ Rony R	Haines & Company, Inc.
	LOUD Deshawn J	Haines & Company, Inc.
	PENA Ana	Haines & Company, Inc.
	RAMIREZ Jose Manuel	Haines & Company, Inc.
	REYES Roberto	Haines & Company, Inc.
	ROSALES Sergio	Haines & Company, Inc.
	RUIZ Ramos Mauro	Haines & Company, Inc.
	SANDOVAL Teodolina E	Haines & Company, Inc.
	SERNA Marta	Haines & Company, Inc.
	TORRES Carlos	Haines & Company, Inc.
	VALLADARES Alexander	Haines & Company, Inc.
	VAZQUEZ Eufemio	Haines & Company, Inc.
1999	DAMARIS LARA	Cole Information Services
	MARITESA ENRIQUEZ	Cole Information Services
	JENIFFER MCCORMICK	Cole Information Services
	JUAN SANCHEZ	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	VALENTINA DIBE	Cole Information Services
	ISIDRO CARANZA	Cole Information Services
	CABALLERO MOLINA	Cole Information Services
	MARIA MEJIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	EMILIO GOMEZ	Cole Information Services
	GEORGE GARCIA	Cole Information Services
	NERY SANTOS	Cole Information Services
	MARIA DELGADO	Cole Information Services
	GALLARDO DELIA	Cole Information Services

FINDINGS

Year	Uses	Source
1999	M CINELLI	Cole Information Services
	LUZ ZAMORA	Cole Information Services
	Y AREVALO	Cole Information Services
	EIRA GERONIMO	Cole Information Services
	ALEJANDRO BARRIENTOS	Cole Information Services
	LEONEL ZAVALETA	Cole Information Services
	CLARA BUTRON	Cole Information Services
	VALLE TERRACE APARTMENTS	Cole Information Services
	VICTOR TORAL	Cole Information Services
	ZULMA GONZALEZ	Cole Information Services
	ANTONIO JOVEN	Cole Information Services
	K NIKOLAYEV	Cole Information Services
	PABLO JUAREZ	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	HERNANDEZ VALLE	Cole Information Services
	JOSE RODRIGUEZ	Cole Information Services
	PEDRO DIAZ	Cole Information Services
	ROMAN ISAMA	Cole Information Services
	JUAN YANEZ	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	CARLOS PEREZ	Cole Information Services
	CLEMENTINA BAUTISTA	Cole Information Services
	LUIS REYES	Cole Information Services
	ROXANA DELEON	Cole Information Services
	CARLOS TORRES	Cole Information Services
	KAREN COREAS	Cole Information Services
	RUBEN RAMIREZ	Cole Information Services
	MAURO RAMOS	Cole Information Services
	NANCY JUAREZ	Cole Information Services
	P GUEVARA	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ROSA HERNANDEZ	Cole Information Services
	RONNIE PIERCE	Cole Information Services
1995	Arellano Pedro	Pacific Bell
	Diaz Maria Elvira	Pacific Bell
	Johnson Ryan M	Pacific Bell
	Rodas Miguel Angel	Pacific Bell
	Rodriguez Ana	Pacific Bell

FINDINGS

Year	Uses	Source
1995	Rodriguez Estuardo	Pacific Bell
	Rodriguez Francisca	Pacific Bell
	Valle Terrace Apartments	Pacific Bell
1994	VALLE TERRACE APARTMENTS	Cole Information Services
	MEJIA, MILDAIS	Cole Information Services
	LOZANO, ESTEBAN	Cole Information Services
	TRUJILLO, MARTINA	Cole Information Services
	PACHECO, DOLORES	Cole Information Services
	DAVILLA, ZOILA	Cole Information Services
	RODAS, MIGUEL	Cole Information Services
	SHAHID, K	Cole Information Services
	VALENCIA, J S	Cole Information Services
	ARIAS, RUBEN	Cole Information Services
	TORRES, D	Cole Information Services
	ARELLANO, PEDRO	Cole Information Services
1991	Fuentes Ricardo	Pacific Bell
	Black Jas C	Pacific Bell
	Padilla Jorge Alberto	Pacific Bell
	Potter Mark	Pacific Bell
	Richardson Kim	Pacific Bell
	Richardson L	Pacific Bell
	Richardson L	Pacific Bell
	Richardson L	Pacific Bell
	Valle Terrace Apartments	Pacific Bell
1985	Cantlin E M	Pacific Bell
	Cantlo D PCty	Pacific Bell
	Cooney Jeff	Pacific Bell
	Delrio Jose	Pacific Bell
	Fanous A	Pacific Bell
	German Steve	Pacific Bell
	Hampton D	Pacific Bell
	Houk M Bl	Pacific Bell
	Inaty Omar	Pacific Bell
	Inaya Beata	Pacific Bell
	Karsenti Aaron	Pacific Bell
	Kirby Donna R	Pacific Bell
	Kirby E L & Bl B	Pacific Bell
	Lewis Robt J	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Masciotra Chas P	Pacific Bell
	Multanen Tuija	Pacific Bell
	Rubinstein David Bl Jr	Pacific Bell
	Yoon Pauline	Pacific Bell
	Zaporski Lori	Pacific Bell
1980	ASCHERMAN LARRY	Pacific Telephone
	BALBAZAR SONJA	Pacific Telephone
	BUFFORD JAN	Pacific Telephone
	CANDISH J	Pacific Telephone
	CHARBONNEAU RAOUL	Pacific Telephone
	COTTER CHRISTOPHER	Pacific Telephone
	COUSIN MICHELLE A	Pacific Telephone
	DURANTE LEAH	Pacific Telephone
	EISIKOWITZ JEFFREY L	Pacific Telephone
	ERICKSON JOHN	Pacific Telephone
	FIROS M	Pacific Telephone
	FRAKER JOHN L	Pacific Telephone
	HENDRICKS ROBT & KATHLEEN	Pacific Telephone
	HILL C D	Pacific Telephone
	ISAAC HENRY M	Pacific Telephone
	MAROT TIMOTHY	Pacific Telephone
	MASCIOTRA CHAS P	Pacific Telephone
	MIZRAHI ISRAEL	Pacific Telephone
	PANG PATRICK & LISA	Pacific Telephone
	PARKER BRENT	Pacific Telephone
	ROBINSON J GARLAND JR	Pacific Telephone
	ROGANSON L	Pacific Telephone
	RUSSO SALVATORE	Pacific Telephone
	THOMPSON LLOYD E	Pacific Telephone
	VELIE BRUCE	Pacific Telephone
	WILLIAMS ELEANOR	Pacific Telephone
1975	Morrison M A	Pacific Telephone
	Neal Dwayne	Pacific Telephone
	Purdue D F	Pacific Telephone
	Ragone Vito N	Pacific Telephone
	Robinson J Garland Jr	Pacific Telephone
	Rons S	Pacific Telephone
	Ross Jeff	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Roth P L	Pacific Telephone
	Rothrock Kenneth	Pacific Telephone
	Schwartz Larry	Pacific Telephone
	Sevougian Jerry	Pacific Telephone
	Shapiro Cary	Pacific Telephone
	Tumler S F	Pacific Telephone
	Weaver Edw E	Pacific Telephone
	Westbrook Robt	Pacific Telephone
	Williams Andi	Pacific Telephone
	La Croix Lawrence	Pacific Telephone
	Mallet S	Pacific Telephone
	Marks J	Pacific Telephone
	Miller Jeff W	Pacific Telephone
	Asgharz Adeh Jafar	Pacific Telephone
	Balaes Jacques	Pacific Telephone
	Beasley Judy	Pacific Telephone
	Brunoehler Sandy	Pacific Telephone
	Burgess Robt	Pacific Telephone
	Charbonneau R	Pacific Telephone
	Cohen J	Pacific Telephone
	De Leon Alfredo G	Pacific Telephone
	Durante Leah	Pacific Telephone
	Dyas Roy E	Pacific Telephone
	Erickson John	Pacific Telephone
	Estrin E	Pacific Telephone
	Fein Harry	Pacific Telephone
	Fitzpatrick Jas F	Pacific Telephone
	Jachacz Jill	Pacific Telephone
	Karman Larry S	Pacific Telephone
	Kirst Donald G	Pacific Telephone
	Krasner Kenneth B	Pacific Telephone

15344 VANOWEN ST

Year	Uses	Source
2009	KHALED HASSEN	Cole Information Services
2004	KHALED HASSEN	Cole Information Services
2001	TANG Si	Haines & Company, Inc.
1999	KHALED HASSEN	Cole Information Services
1980	WELP JOS E	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	WELP HENRY J	Pacific Telephone
1975	Welp Henry J	Pacific Telephone
	Welp Jos E	Pacific Telephone
1970	WELP JOS E	Pacific Telephone
	WELP JOS E	Pacific Telephone

15346 VANOWEN ST

Year	Uses	Source
2009	TIFFANY CYPHERS	Cole Information Services
2004	TIFFANY CYPHERS	Cole Information Services
1999	TIFFANY CYPHERS	Cole Information Services

15349 VANOWEN ST

Year	Uses	Source
2014	STEPHANY GUILLEN	Cole Information Services
	CARLOS MONJE	Cole Information Services
	MAURICIO LUNA	Cole Information Services
	BEATRIZ GUERRERO	Cole Information Services
	SANDRA REINA	Cole Information Services
	DILCEY DERAMIREZ	Cole Information Services
	JUDY NAGLER	Cole Information Services
	YESENIA DESANTIAGO	Cole Information Services
	SONIA RODAS	Cole Information Services
2009	BEATRIZ GUERRERO	Cole Information Services
	JOEL SAGUNDO	Cole Information Services
	SONIA RODAS	Cole Information Services
	KIMBERLY MORGAN	Cole Information Services
	MAURICIO LUNA	Cole Information Services
2006	ALVARADO Hector R	Haines Company, Inc.
	LOPEZFemando	Haines Company, Inc.
	LUNA Herbert	Haines Company, Inc.
2004	ALVARADO Heclor R	Haines Company
	LOPEZ Femando	Haines Company
	LUNA Herbert	Haines Company
	ROBLESAntonio V	Haines Company
	HERBERT LUNA	Cole Information Services
	HUGO ALVARADO	Cole Information Services
	ANTONIO ROBLES	Cole Information Services
	URSULA CORLETO	Cole Information Services

FINDINGS

Year	Uses	Source
2004	OSWALDO LINARES	Cole Information Services
	FERNANDO LOPEZ	Cole Information Services
2001	HASBUN Rhina	Haines & Company, Inc.
	TRAN Kevin	Haines & Company, Inc.
	TRAN Kevin	Haines & Company, Inc.
1999	BEATRIZ GUERRERO	Cole Information Services
	MAURICIO LUNA	Cole Information Services
	KIMBERLY MORGAN	Cole Information Services
	SONIA RODAS	Cole Information Services
	RHINA HASBUN	Cole Information Services
	JOEL SAGUNDO	Cole Information Services
1995	Castellanos Juan C	Pacific Bell
1994	VILLALOBOS, GUS	Cole Information Services
	CASTELLANOS, JUAN C	Cole Information Services
1991	Castellanos Juan C	Pacific Bell
	Hernandez Elmer Antonio	Pacific Bell
	Hernandez Eloy	Pacific Bell
1985	Brooker Michael J	Pacific Bell
	Brooker Mike	Pacific Bell
1962	ROONEY THOS P	Pacific Telephone

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Year	Uses	Source
2014	MKJS ENTERPRISES	Cole Information Services
	FLORA GAMEZ	Cole Information Services
	MARIA CUATRO	Cole Information Services
	MICHAEL TIPTON	Cole Information Services
	DELFINA POCASANGRE	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	JANNETTE COREAS	Cole Information Services
	RICARDO CACHOLA	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	WILLIE HERNANDEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	JUANPABLO MEDRANO	Cole Information Services
2009	DELFINA POCASANGRE	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	MERCEDES DE-GODOY	Cole Information Services

FINDINGS

Year	Uses	Source
2009	JAIME RAMIREZ	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	DIDLER GUZMAN	Cole Information Services
	CLEMENTE MARIN	Cole Information Services
	OTTO GODOY	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	RYNA RODRIGUEZ	Cole Information Services
	RINA RODRIGUEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	GLORIA VASQUEZ	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
2004	ROBLES Emilia M	Haines Company
	MEJIAMarisela	Haines Company
	MARINClemente	Haines Company
	GUZMAN Lulis	Haines Company
	GUZMAN Didler	Haines Company
	GANDARILLAAna Maria	Haines Company
	ESCAMILLAJose	Haines Company
	CENALOZAMilicent	Haines Company
	APARTMENTS	Haines Company
	RODRIGUEZ Ana	Haines Company
	RODRIGUEZ Rina Mgtla	Haines Company
	ELENA MARCHAN	Cole Information Services
	FRIDES CRUZ	Cole Information Services
	GUILLERMIN FELICIANO	Cole Information Services
	SUVINIT SEECANANTA	Cole Information Services
	CLEMENTE MARIN	Cole Information Services
	MARISELA MEJIA	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	DIDLER GUZMAN	Cole Information Services
	L WINGATE	Cole Information Services
	DANILO FUENTES	Cole Information Services
	EDGAR LOZANO	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	LUIS GUZMAN	Cole Information Services
	JOSE ZAMORA	Cole Information Services
	MILICENT CENALOZA	Cole Information Services
	ANA GANDARILLA	Cole Information Services

FINDINGS

Year	Uses	Source
2004	RINA RODRIGUEZ	Cole Information Services
	MARTIN SOTO	Cole Information Services
	AMIR FORENTIN	Cole Information Services
2001	APARTMENTS	Haines & Company, Inc.
	FELICIANO Guillermina G	Haines & Company, Inc.
	FUENTES Danilo	Haines & Company, Inc.
	NAVARRO Carlos	Haines & Company, Inc.
	RAMIREZ Maria	Haines & Company, Inc.
	SOTO Martin	Haines & Company, Inc.
	RODRIGUEZ Ana	Haines & Company, Inc.
	RODRIGUEZ Rina M	Haines & Company, Inc.
1999	DIDLER GUZMAN	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
	ANA RODRIGUEZ	Cole Information Services
	DELFINA POCASANGRE	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	MERCEDES DE-GODOY	Cole Information Services
	OTTO GODOY	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	GLORIA VASQUEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	RINA RODRIGUEZ	Cole Information Services
	RYNA RODRIGUEZ	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	JAIME RAMIREZ	Cole Information Services
1970	ECKLES SCOTT E	Pacific Telephone
	ECKLES SCOTT E	Pacific Telephone

15353 VANOWEN ST

Year	Uses	Source
2014	GAMEZ TORREZ	Cole Information Services

15393 VANOWEN ST

Year	Uses	Source
2009	H MARTINEZ	Cole Information Services
2004	H MARTINEZ	Cole Information Services

Vanowen Street

15216 Vanowen Street

Year	Uses	Source
2006	ALONSO LVMD	Haines Company, Inc.
	ALONSO MEDICAL	Haines Company, Inc.
	GROUP AMG INDUSTRIAL	Haines Company, Inc.
	MEDICAL CLINIC BONAVENTURA	Haines Company, Inc.
	DENTAL	Haines Company, Inc.
2001	CLARK Herbert	Haines & Company, Inc.
	MALKIN RONALD L MD APC	Haines & Company, Inc.
	STIRLING BEHAVORIAL HLTH INST	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
1995	Miller Albert A MD	Pacific Bell
	Van Nuys Hospital Adolescent & Family Out Patient Services	Pacific Bell
	Van Nuys Hospital Outpatient	Pacific Bell
1991	AS AP Family Treatment Centers Inc	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Kessel Lori MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald LMDApc	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Menzer W&Z	Pacific Bell
	Miller Albert A MD	Pacific Bell
	Romans Robert MMDinc	Pacific Bell
	From Van Nuys Telephones Call	Pacific Bell
1990	LUSK HARRY A MD VAN NUYS	Pacific Bell
1986	LUSK HARRY A MD VAN NUYS	Pacific Bell
1985	Bruckner Laura S MD	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald L MD Ape	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Miller Albert A MD	Pacific Bell
1980	ACNE CARE MEDICAL CLINICS INC	Pacific Telephone
	BEIRNE M SHELIA MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	CANGELOSI JOS MD	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GOLD SIDNEY MD-SOUTHERN CALIFORNIA PERMANENTE MEDICAL GROUP	Pacific Telephone
	KRAMER JACK MD	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
1975	Beirne M Shelia MD	Pacific Telephone
	Gamble Thos J MD	Pacific Telephone
	Klaras Thomas G RPT	Pacific Telephone
	Mac Kay Calvin R MD	Pacific Telephone
	Malkin Ronald L MD	Pacific Telephone
	Miller Albert A MD	Pacific Telephone
	Poppen Mayo J MD	Pacific Telephone
	Somich Geraldine C MD internal medicine endrocrinology	Pacific Telephone
1970	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone
	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone

Year	Uses	Source
1970	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone
	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone
	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
1967	Snyder W H Jr MD	Pacific Telephone
1962	AMERONGEN FREDERICK K MD	Pacific Telephone
	COLUMBUS X-RAY LAB	Pacific Telephone
	FLETCHER HAROLD H MD	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	NELSON DONALD K MD	Pacific Telephone
1956	BOULTON C M	Pacific Telephone
1950	BROWN JOHN M R	Pacific Telephone
	BROWN JOHN M R	Pacific Telephone
	BOULTON C M R	Pacific Telephone
	BOULTON C M R	Pacific Telephone
1935	Divet A G r	Los Angeles Directory Co.

15220 Vanowen Street

Year	Uses	Source
2006	CENTERFOR	Haines Company, Inc.
	HEALTHY LIVING	Haines Company, Inc.
2001	HOSPITAL SERVICE PHARMACY	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
1995	Hospital Physicians Medical Group	Pacific Bell
	i Hospital Service Pharmacy	Pacific Bell
	VAN N UYS HOS PITAL	Pacific Bell
1991	San Fernando Valley ASAP At Van Nuys Hospital	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Boyd William MD	Pacific Bell
	Boyd Wm C Arteta	Pacific Bell
	Crisis Help Line Of Van Nuys Hospital	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
1990	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
	CRISIS HELPLINE OF VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1986	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1985	Boyd William MD	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Van Nuys Hub Caps	Pacific Bell
1981	VAN NUYS PSYCHIATRIC HOSPITAL VAN NUYS	Pacific Telephone
1980	VAN NYYS PSYCHIATRIC HOSPITAL	Pacific Telephone
	HOSPITAL SERVICE PHARMACY	Pacific Telephone
1976	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1975	Hospital Service Pharmacy	Pacific Telephone
	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1971	Diversified Health Services Inc	Pacific Telephone
	Van Nuys Psychiatric Hospital	Pacific Telephone
1970	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
1967	Brentwood Van Nuys Convalescent Hospital	Pacific Telephone
	Van Nuys Brentwood Convalescent Hospital	Pacific Telephone
1956	HALL ROBT O R	Pacific Telephone
1950	HALL ROBT O R	Pacific Telephone
	HALL ROBT O R	Pacific Telephone
	BROUILLETTE CATHERINE R	Pacific Telephone

FINDINGS

Year	Uses	Source
1950	BROUILLETTE CATHERINE R	Pacific Telephone
1940	A Brouillette E J o	Los Angeles Directory Co.
1926	Vacant	Los Angeles Directory Co.

VANOWEN VAN NUYS

15220 VANOWEN VAN NUYS

Year	Uses	Source
1999	CRISIS HELPOF VAN NUYS HOSPITAL	Cole Information Services

FINDINGS

ADJOINING PROPERTY: ADDRESSES NOT IDENTIFIED IN RESEARCH SOURCE

The following Adjoining Property addresses were researched for this report, and the addresses were not identified in research source.

Address Researched	Address Not Identified in Research Source
137 ROAD 6728 SEPULVEDA BLVD	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15200 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15203 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15205 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15207 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15207 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15209 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15209 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15211 VANOWEN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15211 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15211 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 VANOWEN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15216 Vanowen Street	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1981, 1976, 1972, 1971, 1969, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1985, 1980, 1976, 1975, 1972, 1970, 1969, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15220 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN ST	2006, 2004, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN ST	2006, 2004, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15220 Vanowen Street	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1972, 1969, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920
15220 VANOWEN VAN NUYS	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15222 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15222 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15223 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15223 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15224 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15224 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15225 VANOWEN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1985, 1980, 1976, 1975, 1972, 1970, 1969, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15225 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15225 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15225 VANOWEN ST	2014, 2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15226 VANOWEN ST	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15226 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15230 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15230 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15230 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15232 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15232 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15235 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15240 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15243 VANOWEN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15243 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15243 VANOWEN ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920
15243 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15246 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15246 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15249 VANOWEN ST	2014, 2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15252 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15255 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15259 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920
15260 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15260 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15261 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1925, 1924, 1923, 1921, 1920
15309 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15311 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15311 VANOWEN ST	2014, 2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15311 VANOWEN ST	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15313 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15315 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1980, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15316 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15316 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15316 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15317 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15317 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15319 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15319 VANOWEN ST	2014, 2009, 2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15320 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15320 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15321 LEMAY ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15321 LEMAY ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15322 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15323 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15323 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15324 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15324 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15327 LEMAY ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15327 LEMAY ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15330 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15330 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15330 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15331 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15331 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15332 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15332 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15332 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15333 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15333 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15333 ARCHWOOD ST	2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15333 LEMAY PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15333 LEMAY ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15333 LEMAY ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15336 VANOWEN ST	2014, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15337 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15337 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15337 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15340 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15340 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15340 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15340 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15340 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15342 LEMAY ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15343 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 LEMAY ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 LEMAY ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15343 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15344 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15344 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15344 VANOWEN ST	2014, 2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15346 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15346 ARCHWOOD ST	2014, 2009, 2004, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15346 ARCHWOOD ST	2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15346 VANOWEN ST	2014, 2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15347 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15347 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15347 ARCHWOOD ST	2014, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15348 ARCHWOOD ST	2014, 2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15349 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15349 VANOWEN ST	2014, 2009, 2003, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15349 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
15350 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15350 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15350 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15352 VANOWEN ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15352 VANOWEN ST	2014, 2009, 2006, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15353 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15353 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15353 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15353 LEMAY ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15353 LEMAY ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
15353 VANOWEN ST	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15354 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15354 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15354 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15357 LEMAY ST	2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15357 LEMAY ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15361 ARCHWOOD PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15361 ARCHWOOD ST	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15361 ARCHWOOD ST	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15393 VANOWEN ST	2014, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6639 PEACH AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6640 PEACH AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6647 PEACH AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6648 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6648 PEACH AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6649 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6649 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6649 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6649 SEPULVEDA LN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6649 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6653 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6654 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6655 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6655 PEACH AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6655 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6655 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6656 PEACH AVE	2014, 2009, 2003, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6656 PEACH AVE	2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6660 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6661 COLUMBUS AVE	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6661 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6661 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6661 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6661 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6665 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6666 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6666 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6666 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 COLUMBUS AVE	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 COLUMBUS AVE	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6700 COLUMBUS AVE	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 North Columbus Avenue	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6700 Sepulveda Boulevard	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6701 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1985, 1981, 1975, 1972, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6705 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6705 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6705 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6711 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1964, 1963, 1961, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 Sepulveda Boulevard	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6719 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6720 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6725 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6725 Sepulveda Boulevard	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6727 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6733 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6733 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6734 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6734 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6734 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6734 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6735 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6735 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6735 SEPULVEDA BLVD	2014, 2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6735 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6736 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6736 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6737 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6737 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6737 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6738 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6738 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6739 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6739 SEPULVEDA	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6739 SEPULVEDA BLVD	2014, 2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6739 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6739 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6740 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1972, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6740 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6740 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6740 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6741 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6741 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1966, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6741 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6741 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6742 SEPULVEDA BLVD	2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6743 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6743 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6743 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6743 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6744 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6744 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6748 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6748 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6748 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6750 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6750 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6750 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6750 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6752 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6752 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6752 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Address Researched	Address Not Identified in Research Source
6754 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6754 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6754 SEPULVEDA BLVD	2014, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6756 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6756 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6756 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6756 Sepulveda Boulevard	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6759 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6759 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6759 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6759 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6765 SEPULVEDA BLVD	2014, 2009, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6801 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6801 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6801 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6801 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6803 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6805 SEPULVEDA BLVD	2009, 2006, 2004, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6805 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6807 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6807 SEPULVEDA BLVD	2014, 2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6809 SEPULVEDA BLVD	2014, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6809 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6810 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1981, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6810 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6810 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6810 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6811 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6811 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1999, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6813 SEPULVEDA BLVD	2009, 2006, 2003, 2001, 2000, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6813 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6815 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6815 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1999, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6817 SEPULVEDA BLVD	2014, 2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6819 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1981, 1980, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6819 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6819 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6827 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6827 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6828 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6829 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6829 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6833 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6833 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6833 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6833 SEPULVEDA LN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6833 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6835 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6837 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched	Address Not Identified in Research Source
6840 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6840 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6841 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1994, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6841 SEPULVEDA BLVD	2014, 2009, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6841 SEPULVEDA BLVD	2006, 2003, 2001, 2000, 1996, 1995, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6841 SEPULVEDA PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6844 N SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1976, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6844 SEPULVEDA	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6844 SEPULVEDA BLVD	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
6844 SEPULVEDA LN	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

FINDINGS

Address Researched

6844 SEPULVEDA PL

Address Not Identified in Research Source

2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

TARGET PROPERTY: ADDRESS NOT IDENTIFIED IN RESEARCH SOURCE

The following Target Property addresses were researched for this report, and the addresses were not identified in the research source.

Address Researched	Address Not Identified in Research Source
6728 SEPULVEDA BLVD	2003, 2001, 2000, 1996, 1992, 1990, 1986, 1981, 1976, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

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Appendix G
Client-Supplied Documents

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

PHASE I ENVIRONMENTAL SITE ASSESSMENT

OF:

CALIFORNIA GREEN TREE VILLA
6728 SEPULVEDA BOULEVARD
VAN NUYS, CALIFORNIA 91411

AUGUST 31, 2020

PREPARED FOR:

USH
350 S. Grand Avenue, Suite 3050
Los Angeles, CA 90071

BY:

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.
1041 SOUTH PLACENTIA AVENUE, FULLERTON, CA 92831
PHONE: (888) 743-0998

PATRIOT PROJECT NO. LA141734B

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LIST OF APPENDIX SECTIONS

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1.0 SUMMARY

USH (Client) retained Patriot Environmental Laboratory Services, Inc. (PATRIOT) to perform a Phase I Environmental Site Assessment (ESA) of the approximately 2.18-acre site at 6728 Sepulveda Boulevard, in the Van Nuys community of the City of Los Angeles, in the County of Los Angeles, California, 91411 referred to herein as the "subject property."

PATRIOT has conducted this Phase I ESA in conformance with the scope and limitations of ASTM Practice E1527-13 of the subject property. Any exceptions to or deletions from this practice are described in Section 2.2 of this report. This report also meets the requirements of All Appropriate Inquiries as defined in CERCLA 42, U.S.C. 9601(35)(B). The enclosed report and opinion are based on the intent to purchase the subject property. We understand that you will rely on our opinion for such purposes.

This assessment has revealed no evidence of recognized environmental conditions, historical recognized environmental conditions, or controlled recognized environmental conditions connected with the subject property. Based on our findings, no further assessment currently appears warranted.

This assessment identified a de minimis condition associated with the hydraulic elevator on the subject property.

Two hydraulic elevators were located in the subject property building. These elevators were assumed to have been in place when the subject property building was constructed in 1973. Currently, the systems are maintained by ThyssenKrupp. The Property Manager, Mr. Brian Escalera stated that ThyssenKrupp have not reported any fluid releases or problems with the elevator systems. Although there were no reported signs or reports of leaking hydraulic fluid, it is possible that there have been releases in the past or the systems may leak in the future. This potential is exacerbated with time as the hydraulic lift systems age. If hydraulic elements from these systems leaked, or will leak, the surrounding subsurface soil may be impacted by hydraulic fluid and polychlorinated biphenyls (PCBs). Because groundwater is estimated to be more than 250 feet bgs, groundwater impact is not expected. Based on the nature of the potential release (i.e., hydraulic oil), extensive migration and impacts tend not to occur. If any hydraulic fluids have been released, the downward migration of contaminants would be minimized by the presence of the concrete foundation of the subject property building covering these areas. PATRIOT deems the possible past, or future release, of hydraulic fluid from the elevator systems to be a *de minimis condition*. *De minimis conditions* generally do not present a threat to human health or the environment and generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not *recognized environmental conditions*.

It is recommended that ThyssenKrupp, or any elevator maintenance company working on the subject property, be advised to immediately notify the subject property owners if a significant loss of hydraulic fluid is noted. Testing and disposal of impacted soils surrounding the elevators may be required when the subject property building is demolished. No further action regarding the subject property elevator appears necessary at this time.

2.0 INTRODUCTION

2.1 Definitions

To assist the reader with the interpretation of this report, PATRIOT would like to provide the following definitions of significant ESA terminology as defined by ASTM E1527-13.

Recognized environmental condition

A recognized environmental condition is defined as*, "*the presence or likely presence of any hazardous substances or petroleum products in, on, or at a Property: (*1*) due to any release to the environment; (*2*) under conditions indicative of a release to the environment; or (*3*) under conditions that pose a material threat of a future release to the environment."

Historical recognized environmental condition

A *historical recognized environmental condition* is defined as, *"*a past release of any hazardous substances or petroleum products that has occurred in connection with the Property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the Property to any required controls (for example, Property use restrictions, activity and use limitations, institutional controls, or engineering controls)."

Controlled recognized environmental condition

A controlled recognized environmental condition is defined as*, "*a *recognized environmental condition* resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with *hazardous substances* or *petroleum products* allowed to remain in place subject to the implementation of required controls (for example, *property* use restrictions, *activity and use limitations*, *institutional controls*, or *engineering controls*)."

De minimis condition

A de minimis condition is defined as*, "*a condition that generally does not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis conditions* are not *recognized environmental conditions* nor *controlled recognized environmental conditions*."

Business Environmental Risk

Business Environmental Risk is defined by ASTM as "a risk which can have a material environmental or environmentally-driven impact on the business associated with the current or planned use of a parcel of commercial real estate, not necessarily limited to those environmental issues required to be investigated in this practice (ESA, ASTM E1527-13). Consideration of *business environmental risk* issues may involve addressing one or more non-scope considerations such as asbestos, lead based paint, mold, endangered species, and other issues.

2.2 Purpose and Scope

A Phase I ESA is intended to provide a brief description of the subject property, its location and surroundings and to identify, to the extent feasible, associated r*ecognized environmental conditions, controlled recognized environmental conditions, historical recognized environmental condition,* and *de minimis conditions* associated with the subject property or surrounding land use and to create a list of the potential human and environmental receptors. The protocol followed for this assessment is in conformance with the requirements of All Appropriate Inquiries as defined in CERCLA 42, U.S.C. 9601(35) (B) and the American Society for Testing and Materials Standard Practice for Environmental Site Assessment for Commercial Real Estate Transactions, ASTM Standard E1527-13. Any exceptions are noted in Section 2.2 – Limiting Conditions and Methodology Used. PATRIOT understands that this ESA will be used by USH to perform due diligence with respect to environmental conditions at the subject property.

2.3 Limitations, Exceptions and Methodology of Assessment

Due care was taken during the investigation process, but a Phase I ESA cannot eliminate uncertainty about a subject property's potential for Environmental Conditions. It should be noted that all Phase I ESAs are inherently limited in the sense that conclusions are drawn and recommendations developed from information obtained from limited research and site evaluation. PATRIOT accepts no liability for hidden conditions, variations in composition of materials and identification of materials not normally found in construction use. Subsurface conditions were not field investigated as part of this study and may differ from the conditions implied by the surface observations.

PATRIOT has relied on one or more documents developed by other parties and is not liable for any conclusions drawn using these sources if their findings or procedures were erroneous. PATRIOT makes no warranty, guaranty, or certification regarding the quality, accuracy, or reliability of any prior reports reviewed and discussed in this report. PATRIOT expressly disclaims all liability for any errors or omissions contained in any prior reports provided to PATRIOT and discussed in this report. Additionally, the passage of time may result in a change in the environmental characteristics at this subject property and surrounding sites.

The scope of work for this report did not include testing of electrical equipment for the potential presence of polychlorinated biphenyls or the collection of other environmental samples. The scope of work did not include a detailed assessment of natural hazards such as naturally occurring asbestos, arsenic, radon gas or methane gas, an assessment of the potential presence of radionuclides, an assessment of nonchemical hazards such as the potential for damage from earthquakes or floods, or the presence of endangered species or wildlife habitats. The scope of work for this report did not include an assessment of the environmental compliance status of the subject property, the businesses operating at the subject property, or a health-based risk assessment. The scope of work for this report did not include any wetland studies, indoor air quality assessment, or vapor intrusion assessment beyond that required under ASTM 1527-13.

Our professional services have been performed, our findings obtained, and our recommendations have been prepared in accordance with customary principles and practices in the field of environmental science and engineering. The subject property boundaries and other drawings have been compiled from the best available recorded information and have not been verified by a field survey and may vary from actual conditions.

All exterior areas of the subject property and representative areas on the interior were inspected as part of this investigation. Due to COVID-19 restrictions and the elderly tenants occupying the subject property building, not all of the interior of the subject property building was inspected.

2.4 Data Gaps

In accordance with the ASTM standard, an attempt to confirm the history and use of the subject property was performed from the present back to when the subject property was first developed with any structures or was used for residential, agricultural, commercial, industrial or governmental purposes. Referenced historical documents included all of some of the following: Sanborn fire insurance maps, historical topographic maps, historical city directories, historical aerial photographs, building department records, prior environmental reports, regulatory agency database information, and information from a subject property owner representative.

These documents were consulted to fill in data gaps dating back to 1894, the first reasonably available information. Information from the subject property owner representative, Ms. Judy Shea, dated back approximately 40-years to 1980. Aerial photographs with coverage of the subject property were reviewed from the years 1928, 1938, 1947, 1952, 1964, 1967, 1970, 1977, 1983, 1989, 1994, 2002, 2005, 2009, 2012, 2016, and 2019. City Directories were reviewed in intervals of approximately five-years beginning in 1920. Historical USGS topographic maps of the subject property were reviewed from the years 1894, 1896, 1898, 1900, 1902, 1920, 1921, 1924, 1926/1927, 1953, 1966, 1972, and 2012.

Sanborn Fire Insurance Maps with coverage of the subject property were searched but no maps were made for this area. ASTM E1527-13 does not require the environmental professional to undertake a review of recorded land title records or search for environmental liens. This responsibility is placed upon the user. It is ES's understanding that a lender will engage a title company or title professional to undertake a review of reasonably ascertainable recoded land title records and lien records relating to the subject property. Per the scope of work, PATRIOT did not obtain recorded land title records or conduct an environmental lien search.

The user of this ESA did not respond to a request for an interview. Based on the residential use of the subject property, the lack of this document does not represent a data gap.

PATRIOT requested records for the subject property from the Los Angeles Regional Water Quality Control Board. As of the publication of this report, this agency has not responded to our request. Using various resources referenced in this report, PATRIOT formed an opinion on the subject property. PATRIOT does not anticipate that there are any significant records to be reviewed for the subject property at this agency. If records are received that will alter the conclusions or recommendations of this report, PATRIOT will notify the client.

All exterior areas of the subject property were inspected as part of this investigation. Due to COVID-19 restrictions and the elderly tenants occupying the subject property building, only a limited area of the interior of the subject property building was inspected. PATRIOT was able to obtain information from databases, historical records, exterior observations, and an interview with Mr. Brian Escalera who is the Property Manager working for Ms. Judy Shea, the subject property owner. Based on the information obtained and the past and current uses of the subject property, it is the opinion of PATRIOT that the ability to identify conditions indicative of releases or threatened releases has not been hampered by the lack of the visual inspection of all the interior of the subject property building.

It is the professional opinion of PATRIOT that there were no significant data gaps with regards to the ability of PATRIOT to identify conditions indicative of releases and threatened releases.

2.5 Reliance

This report was prepared for the sole use and benefit of USH. The information and opinions rendered in this report are for the exclusive use and reliance by USH. PATRIOT will not distribute or publish this report without the consent of USH except as required by law and court order. The information and opinions expressed in this report are given in response to a limited assignment by USH and should be considered and implemented only in respects to that assignment. The services provided by PATRIOT in completing this project have been provided in a manner consistent with normal standards of the profession. This report is not a legal opinion and does not offer warranties or guarantees expressed or implied.

3.0 SITE DESCRIPTION

3.1 Location and Legal Description

The subject property is approximately 2.18-acres and the street address is 6728 Sepulveda Boulevard, in the Van Nuys community of the City of Los Angeles in the County of Los Angeles, California, 91411. Other addresses that have been associated with the subject property as identified in historical document research have included 6715 Columbus Avenue. The subject property is located east of the terminus of Archwood Street at Sepulveda Boulevard. Sepulveda Boulevard delimits the subject property to the west, Columbus Avenue delimits the subject property to the east, and adjacent sites delimit the subject property to the north and south.

The approximate latitude and longitude near the center of the subject property are 34°11’34.04” north and 118°27’54.23” west, respectively. The subject property is composed of one parcel. The APN number for the subject property is 2235-004-010. The subject property is rectangular with the dimensions of approximately 575.31 feet along the north and south borders and 165 feet along the east and west borders. The subject property was occupied by a two story assisted living facility, paved parking lot, a pole sign, and landscaped grounds. The owners of the subject property were reported to be Judy Shea. PATRIOT was not provided with a legal description of the subject property.

3.2 Site and Vicinity Characteristics

3.2.1 Surface Characteristics

The general topography of the subject property sloped to the south, southeast. According to the U.S. Geological Survey (USGS) topographic map, Van Nuys California Quadrangle, the finished elevation near the center of the subject property was approximately 736 feet above Mean Sea Level (MSL). Unpaved areas included landscaped grounds around north and west sides of the subject property building.

3.2.2 Drainage Patterns/Basins

The subject property is in an area designated as "Zone X" on the FEMA Q3 Flood Insurance Rate Map, subject Los Angeles County, map number 06037C1305F dated September 26, 2008. These areas have been determined to be outside the 0.2% annual chance floodplain.

On August 22, 2020 PATRIOT researched the California Environmental Protection Agency, State Water Resources Control Board, Water Boards Storm Water Multiple Application & Report Tracking System for storm water permits related to construction, industrial, and municipal activities. There were no storm water/NPDES permits identified for the subject property.

There was no industrial water discharge from the subject property into a sanitary sewer system. There were two sources of wastewater at the subject property including sanitary sewage and stormwater runoff. The sanitary sewage discharged into the municipal system. The stormwater runoff is estimated to move via sheet flow and a concrete channel to the east, draining onto the south adjacent site. Stormwater from adjacent sites was not expected to enter the subject property under normal conditions. There were no identified or reported drinking water wells, groundwater monitoring wells, floor drains (other than in janitor closets, bathrooms, and food preparation areas), clarifiers (other than for cooking grease), sumps, septic system, or french drains noted on the subject property.

3.2.3 Geology

The subject property is located in the southeastern area of the San Fernando Basin. The San Fernando Basin is bounded to the east and northeast by the San Rafael Hills, Verdugo Mountains, and San Gabriel Mountains, to the northwest and west by the Santa Susana Mountains and Simi Hills, and to the south by the Santa Monica Mountains. The Los Angeles River drains most of the San Fernando Valley and is located approximately two miles south of the subject property. According to the *Geologic Map of California* published in 2010 by the California Geological Survey, the subject property is underlain by Quaternary Deposits composed of alluvium, lake, playa, and terrace deposits, unconsolidated and semi-consolidated.

According to the *Web Soil Survey* by the National Resources Conservation Service dated May 27, 2020, the primary soil type at the subject property is Urban land, Grommet-Ballona complex. The landform setting for this soil is described as alluvial fans with a slope of 0 to 5 percent. This soil is well drained and the depth to the water table is more than 80-inches.

3.2.4 Hydrogeology

The subject property lies within the southernmost area of the San Fernando Groundwater Basin (Upper Los Angeles River Watermaster, 2001). Water-bearing deposits in the San Fernando Valley include the Saugus Formation, and older and younger alluvium. The Saugus Formation is composed of unconsolidated continental and marine deposits of conglomerate, sand, silt, and clay, and crops out in the northern part of the valley on the southerly slopes of the San Gabriel Mountains. Groundwater within the San Fernando Valley Basin is unconfined and flows at approximately 300 feet/year to the south-southeast at the Site vicinity (Upper Los Angeles River Watermaster, 2001). Groundwater in the San Fernando Valley occurs in three principal water-bearing zones: (1) the early Quaternary Saugus Formation, (2) Late Quaternary Older Alluvium (terrace deposits), and (3) Recent Alluvium. The subsurface lithology within the Site vicinity is composed of Quaternary Alluvium, which consists of gravel, gravel and sand, sand, and clay. Groundwater for consumption (drinking and irrigation) is primarily drawn from the eastern part of the San Fernando Groundwater Basin. Under natural conditions, groundwater flows east across the western portion of the San Fernando Valley and to the southeast in the eastern portion toward the Los Angeles River Narrows. However, groundwater flow patterns are influenced by groundwater pumping for water supply. The direction of flow near these wells can change seasonally because the supply wells typically are pumped most heavily during the summer months. According to information provided by the LADPW, depth to groundwater in the observation wells within one mile of the subject property is estimated at 254.2 feet bgs (LADPW, 2008).

Based solely on the surface topography at the subject property and the well data described above, the presumed groundwater flow direction in the uppermost water-bearing unit across the subject property would be to the south, southeast. This is consistent with the surface topography that drops towards the south, southeast. South, southeast is only the presumed groundwater flow direction and only physical testing can accurately state the true groundwater flow direction.

3.2.5 Wetlands

PATRIOT screened the subject property for the presence of suspect wetlands during the site reconnaissance and by reviewing the U.S. Department of the Interior, Fish and Wildlife Service, *National Wetlands Inventory* online map researched on August 22, 2020 and the most recently available topographic map dated 2012. These sources indicated that the subject property is not in an area mapped as a potential wetlands area and there were no mapped bodies of water indicative of possible wetlands on the subject property. During PATRIOT's site reconnaissance, no suspect wetlands areas were observed on the subject property. The nearest significant surface water is a lake at the Sepulveda Basin Wildlife Area located approximately 1.38-mile south, southwest of the subject property. The Environmental Professional who performed the subject property reconnaissance is not a specialist trained in wetlands delineation.

A wetland delineation was beyond the scope of this assessment. PATRIOT notes that the Wetlands Inventory Map is prepared through the analysis of aerial photography and not by actual ground reconnaissance. It is normally used as a screening method to assess if potential wetland areas exist. No further assessment is recommended.

3.2.6 Earthquake Induced Landslides, Liquefaction, and Fault Lines

The Department of Conservation, California Geological Survey developed the Seismic Hazard Zone Report for the Van Nuys California 7.5 Minute Quadrangle map dated February 1, 1998. According to this map, the subject property is located in a designated Liquefaction Area but not in an Earthquake Induced Landslide Area. While this may affect the development of the subject property or the condition of the subject property in the event of an earthquake, it is not considered to be a Recognized Environmental Condition.

The Department of Conservation, California Geological Survey also published a fault zone map for the Van Nuys California 7.5 Minute Quadrangle map dated February 1, 1998. According to this map, the subject property is not located in an Alquist-Priolo earthquake fault zone and there were no faults located within one-quarter of a mile of the subject property. However, all of Southern California is earthquake prone.

3.2.7 Methane Zone

The City of Los Angeles, Department of Public Works, Engineering Department (LADPW) published a map dated March 31, 2004 showing areas where design standards related to construction in methane zones are required. The Los Angeles Fire Department have defined a Methane Zone as an area that has the potential to contain methane in the shallow subsurface. According to this map, the subject property is not located in a Methane Zone or in a Methane Buffer Zone. Additional oil field information and oil well data are described below in Section 5.8.

3.3 Structures, Roads and Other Improvements

The subject property was developed with a two-story assisted living facility, paved parking lot, a pole sign, and landscaped grounds. The Los Angeles County Office of the Assessor indicated that the subject property building was constructed in 1973 and is approximately 53,368 square feet. Asphalt paving covers much of the land not occupied by the subject property building. The subject property can be accessed from a driveway on Sepulveda Boulevard.

Electricity and potable water were supplied by the Department of Water and Power (DWP) and natural gas was supplied by Southern California Gas Company. Electricity and potable water were supplied by the Department of Water and Power (DWP) and natural gas was supplied by Southern California Gas Company. In a report entitled, "*2018 Drinking Water Quality Report for the Period of January 1 through December 31, 2018*," dated 2019, it was stated, "You will see that most constituents have not been detected in our water sources and those that are, are safely within the regulatory limits for drinking water." Sewer service was provided by the Sanitation Districts of Los Angeles County. Solid waste disposal services were performed by Los Angeles City contractors.

3.4 Current Uses of the Subject Property

At the time of the subject property reconnaissance on August 26, 2020, the subject property was being used as an assisted living and memory care facility. The subject property building contained apartments, a cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. There were no significant hazardous materials or petroleum products identified with this use.

3.5 Tenant, User, and Owner Information

Tenant/Owner

During the subject property reconnaissance on August 25, 2020, PATRIOT interviewed Mr. Brian Escalera, Property Manager, for Ms. Judy Shea the subject property owner. Mr. Escalera stated he had firsthand knowledge about the subject property for the past year. Mr. Escalera stated that to the best of his knowledge, the subject property use has always been residential or assisted living. Mr. Escalera knew of no previous tenants that had used hazardous and/or petroleum products on the subject property. He stated that since he has worked on the subject property there have been no hazardous materials or petroleum products onsite. He stated that they use detergent in the laundry and have never performed any drycleaning. Mr. Escalera indicated that the emergency generator is natural gas powered.

Mr. Escalera reported that he knew of no current or past environmental liens in association with the subject property. He stated that he was not aware of any Activity or Use Limitations (ALUs) such as engineering controls, land use restrictions or institutional controls in place or on file under federal, tribal, state, or local law. He had no knowledge of any Underground Storage Tanks (USTs) or Above Ground Storage Tanks (ASTs) on the subject property. Mr. Escalera stated that to the best of his knowledge, there had never been any spills or violations on the subject property in association with hazardous materials or petroleum products. He reported that he was not aware of a reduction in the subject property value due to environmental issues.

He was aware of no soil or groundwater contamination on the subject property or on adjacent sites. He was not aware of any issues or reports on the subject property regarding environmental site assessments or soil and/or groundwater testing. Other information obtained from this interview is presented in relevant sections of this report.

Owner

Ms. Judy Shea, the subject property owner, was provided with an environmental questionnaire provided in Appendix H. In an email dated August 25, 2020, Ms. Shea stated the following:

> "I have received the Phase 1 Questionnaire for 6728 Sepulveda Blvd. Van Nuys, CA. This property has been leased for the past 40 years, and I have no first-hand knowledge to be able to respond to any of these questions. If you have further questions or response to this e-mail, please also include Brian Escalera in your response. Thank you Bill. Best regards, Judy Shea."

User

The user of this ESA did not respond to a request for an interview. Based on the residential use of the subject property, the lack of this document does not represent a data gap.

3.6 Historical Uses of the Subject Property

Historical information was obtained from aerial photographs (1928, 1938, 1947, 1952, 1964, 1967, 1970, 1977, 1983, 1989, 1994, 2002, 2005, 2009, 2012, 2016, and 2019) presented in Appendix C, USGS Topographic maps (1894, 1896, 1898, 1900, 1902, 1920, 1921, 1924, 1926/1927, 1953, 1966, 1972, and 2012) presented in Appendix D, and City Directories (intervals of five years or less, where available, beginning in 1920) presented in Appendix E. Information from the subject property owner representative, Ms. Judy Shea, dated back approximately 40-years to 1980.

The subject property was undeveloped in the first reasonably available historical documentation dated 1894. Based on referenced historical documents, the first known use of the subject property was for orchards beginning sometime prior to 1928. Between 1947 and 1952, the orchards were removed from the subject property and the subject property appeared to have been fallow farmland. In 1973, the existing subject property building was constructed. A sports court was added to the east end of the subject property between 1983 and 1989. The sports court was recently replaced by the existing asphalt paved parking lot. The only use of the subject property since its first development has been residential.

There were no past tenants that would be expected to have used significant quantities of hazardous materials or petroleum products and there were no records of such uses. There were no records of spills, releases, or violations from former subject property tenants. There were no historical recognized environmental conditions or controlled recognized environmental conditions identified in the historical documents reviewed.

Because the subject property use appeared to have been agricultural from as early as 1928 through at least 1952, it is possible that pesticides have been applied to the subject property. Prior to 1972, it was a common practice to use environmentally persistent pesticides, specifically those that included DDT, DDD, DDE and Toxaphene. In general, proper pesticide applications, if any, only used small amounts. Many pesticides applied to soil were designed to be relatively immobile and were applied to remain near the surface where they were most affective and did not readily leach downward to groundwater. Because most pesticides tend to persist in the upper 1 to 2 feet of topsoil, residual pesticides in soil would be likely to have been redistributed over the subject property and surrounding area during grading activities; resulting in an overall dilution in the concentration of pesticides, if any. In addition, there were no specific indications that pesticides had been applied to the subject property. Based on this information, the amount of time that has passed since the subject property was used for agricultural purposes, and due to past grading, paving, and development of the subject property, there is a low likelihood that a recognized environmental condition exists at the subject property due to the former agricultural use. It is also PATRIOT's opinion that the potential contact to human receptors is not significant. No further action is recommended regarding the past agricultural use of the subject property.

3.6.1 Sanborn Fire Insurance Maps

Sanborn Fire Insurance Maps with coverage of the subject property area were searched but no maps were generated in the subject property area.

3.6.2 Historical Aerial Photographs

The following are descriptions of the historical aerial photographs taken at the subject property and reviewed by PATRIOT. This review has been supplemented by geographic place names and other data obtained in other assessment activities of this ESA. These photographs can be found in Appendix C. Although it may be stated below that there were no obvious signs of the storage or disposal of hazardous materials or petroleum products in these photographs, specific uses, or the presence of materials, may not have been identifiable from the information contained in the photographs. The descriptions below are mainly limited to the subject property, however, information from these maps were used to describe the history of the adjacent sites as discussed below in Section 3.8.

1928

In the 1928 aerial photograph, the subject property appeared to have been undeveloped and was occupied by an orchard. The adjacent sites were occupied by orchards and some single-family residences. The surrounding area was mostly agricultural. Sepulveda Boulevard was visible but was unpaved. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in this photograph.

1938 and 1947

There were no significant differences on the subject property in the 1938 and 1947 aerial photographs from the 1928 aerial photograph. Sepulveda Boulevard had been paved by 1938. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in this photograph.

1952

In the 1952 aerial photograph, the orchards had been cleared from the subject property. The subject property was occupied by crops or was fallow land. Extensive developed of the surrounding area was evident in this photograph. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in this photograph.

1964, 1967, and 1970

There were no significant differences on the subject property in the 1964, 1967, and 1970 aerial photographs from the 1952 aerial photograph. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in these photographs.

1977

In the 1977 aerial photograph, the subject property had been developed with the existing residential development and parking lots except for the east end which was vacant and unpaved. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in this photograph.

1983, 1989, 1994, 2002, 2005, 2009, 2012, 2016, and 2019

With a few exceptions, there were no differences on the subject property in the 1983, 1989, 1994, 2002, 2005, 2009, 2012, 2016, and 2019 aerial photographs from the 1977 photograph. A sports court one the east end was first visible in the 1989 photograph. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in these photographs.

3.6.3 Topographic Maps

Topographic maps from 1894, 1896, 1898, 1900, 1902, 1920, 1921, 1924, 1926/1927, 1953, 1966, 1972, and 2012 are presented in Appendix D. These maps depicted the subject property, adjacent sites, and surrounding areas as vacant, occupied by non-descript structures, or shaded as developed using house omission tint indicating dense urban development. There were no obvious signs of the storage or disposal of hazardous materials on the subject property in any of the topographic maps.

3.6.4 Environmental Liens

No environmental liens were found during this investigation. The subject property was not listed in the search of the Federal NPL Liens database. The subject property owner stated that there were no environmental liens on the subject property. For there to be an environmental lien against the subject property, it must be a suspected, or confirmed, contributor to subsurface contamination. Research conducted for this report did not find any uses that would have contributed to subsurface contamination on the subject property and no regulatory agencies identified it as such.

3.6.5 Title Report

It was not in the scope of work for PATRIOT to obtain a Title report for the subject property. The Client did not provide PATRIOT with a Title report for review.

3.6.6 Previous Subject Property Inspection Reports

The Client did not provide any previous inspection reports or Phase I Environmental Site Assessments for the subject property.

3.6.7 City Directories

PATRIOT retained Environmental Data Resources, Inc. (EDR) to perform historical city directory research of the subject property. PATRIOT reviewed the report, "*The EDR-City Directory Abstract*" by EDR dated August 21, 2020. These directory listings contain spelling errors that may appear below or in Section 3.8 that have not been corrected. The complete city directory search is presented in Appendix E. The subject property was listed as a residential retirement facility since at least 1999.

Historical City Directory Listings	
Year	**Tenant**
1999	California Green Tree Villa Retirement Hotel
2004	California Green Tree Villa Of Van Nuys
2006	California Green Tree Villa
2009	California Green Tree Villa Retirement Hotel
2014	California Green Tree Villa Retirement Hotel

3.7 Current Uses of Adjoining Sites

Current uses of the immediately adjacent sites and their addresses as noted on the buildings or researched on-line are as follows:

- North to the West –Shopping plaza with the following tenants, from west to east: Wing Stop, Dental Office, Subway Restaurant, Metro PCS, John's Watch Repair, Shears Barber, Dazzle Hair & Nail Spa, Coin-op Laundry and Drycleaners, Rose Bakery, Dollar King, O'Reilly Auto Parts, Opportunity (offices), Baskin Robbins, and Garibay's Flowers; 6734 to 6756 Sepulveda Boulevard and 15222 to 15244 Vanowen Street;
- North Center – Center for Health Living; 15220 Vanowen Street;
- North to the East – Medical office building; 15216 Vanowen Street;
- East – Columbus Avenue followed by the Columbus Avenue Elementary School; 6700 Columbus Avenue;
- South – California Healthcare and Rehabilitation; 6700 Sepulveda Boulevard;
- West – Sepulveda Boulevard followed by a vacant lot currently being developed;
- Northwest – Sepulveda Boulevard followed by a multitenant commercial building with tenants, from south to north: Locksmith, Sepulveda Cleaners, Renyoso's Lapidary (retail), and Bob Sands Fishing & Tackle; 6735 to 6743 Sepulveda Boulevard.

Based on observations and research, there is a low likelihood that a recognized environmental condition exists at the subject property because of the current adjacent land use to the west. PATRIOT did not detect obvious indications that this adjacent site stored large quantities of hazardous materials, hazardous waste, have USTs, or are involved in a cleanup operation.

The north site to the west, east, and south adjacent sites utilized hazardous materials and/or petroleum products and are discussed in more detail below in Section 4.1.2.

The northwest adjacent drycleaner site did not appear on any of the environmental databases researched. Based on the historical research discussed below in Section 3.8.7, it was evident that the current drycleaner operation did not occupy this suite until sometime after 2006. Based upon the depth to groundwater (more than 250 feet bgs); the lack of any reported spills, violations, or releases; the short period this site has been a drycleaner operation; the lack of reports indicating solvent use had occurred on this site; the distance of the subject property building to the drycleaner (120 feet); and its crossgradient location from the subject property; there is a low likelihood that a recognized environmental condition, or vapor intrusion issue, exists at the subject property due to this operation. No further action is recommended regarding this site at this time.

3.8 Past Uses of Adjoining Sites

3.8.1 North Adjacent Site to the West

Historical sources indicated that the site adjacent to and north of the subject property, to the west at 6734-6756 Sepulveda Boulevard and 15222-15230 Vanowen Street, was undeveloped in 1894. By 1928, this site was occupied by crops and orchards. A gasoline station existed north of the agricultural land. This site use remained agricultural until between 1952 and 1964 when the land was cleared of crops and orchards and was vacant. Between 1964 and 1967, this site was developed with the existing shopping plaza and the gasoline station was replaced by the existing parking lot. The table below contains a listing of past tenants on this adjacent site as presented in historical city directly listings.

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
1940	6736	Blaguiere Eugene Real Estate
1950	6736	Engle Don Real Estate
1950	15230	Ciccimarro Jetino R
1956	6734	Day Or Night Janitor Service
1956	6736	Valley Properties Real Estate
1956	6736	Belden Marvel T Valley Properties Real Estate
1956	6736	Spurlock Wm F Valley Properties Real Estate
1956	15230	Ciccimarro Angelino
1956	6734	Day Or Night Janitor Services
1962	15230	Ciccimarro Angelino
1967	6740	Drug World Pharmacy Inc.
1970	6740	Drug World Pharmacy
1970	6740	Drug World Pharmacy
1970	6750	J & J Barber Shop

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
1970	6752	Color Carousel Coiffures
1970	6752	Carousel Coiffures
1970	6754	Alpha Centre Cleaners & Shirt Laundry
1970	15232	Nordic Bakery
1970	15230	Alpha Beta Acme Markets Inc.
1970	15222	Sherry S Flowers
1970	15224	Thirty-One Baskin-Robbins Ice Cream Stores
1970	15226	Vanowen Liquor House
1971	6740	Drug World Pharmacy
1975	6734	Marcos Restrnt
1975	6740	Drug World Pharmacy
1975	6750	Maurices Hairmasters Styling
1975	6752	Color Carousel Coiffures
1975	6754	Alpha Self Service Laundramat
1975	6754	Alpha Centre Cleaners
1975	15232	Rose Bakery
1975	15222	Fords Flowers
1975	15222	Flowers By Ford
1975	15224	Van Nuys
1975	15224	Van Nuys
1975	15226	Vanowen Liquor House
1976	6740	Drug World Pharmacy
1980	6734	Marcos Restrnt
1980	6740	Drug World Pharmacy
1980	6748	Arthers Shoe Repair
1980	6750	Maurice S Hairmasters Styling
1980	6752	Color Carousel Coiffures
1980	6754	Alpha Centre Cleaners
1980	6756	The Coin Laundry
1980	15232	Rose Bakery
1980	15230	Alpha Beta Company
1980	15222	Flowers By Marianne
1980	15224	Thirty-One Baskin-Robbins Ice Cream Stores Van Nays
1980	15224	Baskin-Robbins 31 Ice Cream Stores Retail Stores
1980	15226	Bijoux
1981	6740	Drug World Pharmacy
1985	6734	Marcos Restaurant

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
1985	6740	Gifts
1985	6740	Drug World Pharmacy
1985	6748	Johns Shoe Repair
1985	6750	Cuts Unlimited
1985	6752	Color Carousel Coiffures
1985	6754	Alpha Centre Cleaners
1985	6756	The Coin Laundry
1985	6756	Coin Laundry
1985	15232	Ros E Bake Ry
1985	15222	Marian N E
1985	15224	Thirty One Baskin Robbins Ice Cream Stores Conid Van Nuys Contd
1985	15226	Alis Jewelry
1986	6740	Hallmark Cards & Gifts Van Nuys
1990	6740	Hallmark Cards & Gifts Van Nuys
1991	6740	Drugan J Scott Nor
1991	6740	Pharmacy
1991	6740	American Guide Publications
1991	6740	American Greetings
1991	6750	Cutt Michael
1991	6750	Cuts Unlimited
1991	6752	Cindy Retchin
1991	6752	Cindy Nails
1991	6752	Color Carousel Coiffures
1991	6754	Sepulveda Cleaners
1991	6756	Coin Laundry
1991	15232	Rosef Bakery
1991	15222	Saint Germain Florist
1991	15224	Van Hoys
1991	15224	Van Nuys
1991	15226	Fashion World
1994	6734	Perla Del Mar
1994	6734	Jose Luis E Ordonez
1994	6734	Perla Del Mar
1994	6734	Jose Luis E Ordonez
1994	6740	Drug World
1994	6740	Drug World Pharmacy
1994	6748	Johns Shoe Repair

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
1994	6750	Shears
1994	6750	Shears Barber & Styling
1994	6752	Nails By Jenny
1994	6752	One & Only Too
1994	6754	Sepulveda Cleaners
1994	6756	Coin Laundry
1994	15232	Rose Bakery
1994	15230	Alpha Beta Co 168
1994	15230	Alpha Beta
1994	15222	Saint Germain Florist
1994	15224	Baskin Robbins Ice Cream
1994	15226	Fashion World
1995	6734	Perla Del Mar
1995	6740	Chicago Pharmacies Inc
1995	6748	Johns Shoe Repair
1995	6750	Li Tonis Cuts Unlimited
1995	6750	Shears Barber & Styling
1995	6752	One & Only Too
1995	6754	Sepulveda Cleaners
1995	6756	Coin Laundry
1995	15232	Rose Bakery
1995	15222	Saint Germain Florist
1995	15224	Van Nuys
1995	15224	Baskin Robbins
1995	15226	Fashion World
1999	6734	Perla Del Mar
1999	6740	Chicago Pharmacies Incorporated
1999	6740	Drug World
1999	6748	Johns Shoe Repair
1999	6750	Cuts Unlimited
1999	6750	Nails By Jenny
1999	6750	Shears Barber & Styling
1999	6752	One & Only Too
1999	6754	Sepulveda Cleaners
1999	6756	Coin Laundry
1999	15232	Rose Bakery
1999	15230	Western Union Van Nuys

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
1999	15230	Ralphs Grocery Company
1999	15222	Saint Germain's Florist
1999	15224	Baskin Robbins 31 Ice Cream Stores
1999	15224	St Charles Catholic Church
1999	15224	Thirty One Baskin Robbins Ice Cream Stores
1999	15226	Fashion World
2001	15232	Rose Bakery
2001	15230	Ralphs Grocery Co Store 636
2001	15222	Saint Germain's Florist
2001	15224	Thirty One Baskin Robbins
2001	15224	Baskin Robbins 31
2001	15226	Fashion World
2004	6734	Occupant Unknown
2004	6734	La Perla
2004	6734	Occupant Unknown
2004	6734	La Perla
2004	6740	Mid Valley Pharmacy
2004	6740	Susan Bigornia
2004	6748	Johns Shoe Repair
2004	6748	Occupant Unknown
2004	6750	Occupant Unknown
2004	6752	One & Only Too Hair Design
2004	6752	One & Only Too
2004	6754	Occupant Unknown
2004	6756	Occupant Unknown
2004	15232	Rose Bakery
2004	15230	Ralphs Grocery Co
2004	15222	Occupant Unknown
2004	15222	Gardenlass Flowers 2
2004	15224	Baskin Rbn 31 Ice Cream Str
2004	15226	Fashion World
2004	15226	Occupant Unknown
2006	6734	La Perla
2006	6748	Repair Johns Watch
2006	6748	Repair
2006	6748	Johns Shoe
2006	6750	Styling

North Adjacent Site to the West Historical City Directory Listings		
Year	**Address**	**Tenant**
2006	6750	Shears Barber
2006	6752	Renewal Hair and Nail Spa
2006	6754	Cleaners
2006	6754	Sepulveda
2006	15232	Rose Bakery
2006	15222	Flowers
2006	15222	Garibay's
2006	15226	Fashion Cococ
2009	6740	Mid Valley Pharmacy
2009	6742	Ing Wireless
2009	6748	Johns Shoe Repair
2009	6750	Shears Barber & Styling
2009	6754	Sepulveda Cleaners
2009	15232	Rose Bakery
2009	15230	Fresh & Easy Neighborhood Market
2009	15222	Gardenias Flowers 2
2009	15222	Garibay's Flowers
2009	15224	Thirty One Baskin Robin
2009	15224	Baskin Robbins 31 Ice Cream Stores
2014	6734	Wing stop
2014	6740	Subway Sandwiches
2014	6742	Metro PCS
2014	6748	Johns Watch Repair
2014	6748	Johns Shoe Repair
2014	6748	Smith John
2014	6750	Shears Barber & Styling
2014	6752	Dazzle Hair & Nail
2014	6756	Vn Laundry
2014	15232	Rose Bakery
2014	15230	Fresh & Easy Neighborhood Market
2014	15222	Garibay's Flowers
2014	15224	Baskin Robbins
2014	15226	Ace California Express

Except for the former gasoline station and a dry cleaning operation, there were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products. The drycleaning facility was listed under several different names in the 6754 Sepulveda Boulevard suite since at least 1970. This site was listed in one or more environmental databases. Specific information regarding hazardous materials or petroleum products on this site is discussed below in Section 4.1.2.

3.8.2 North Adjacent Central Site

Historical sources indicated that the center north adjacent site at 15220 Vanowen Street, was undeveloped in 1894. By 1928, this site had been developed with a single-family residence and orchard. Between 1952 and 1964, the residence was demolished, the orchard removed, and the existing commercial building was constructed. The table below contains a listing of non-residential past tenants on the north adjacent site center site as presented in historical city directly listings.

North Central Adjacent Site Historical City Directory Listings	
Year	**Tenant**
1967	Brentwood Van Nuys Convalescent Hospital
1967	Van Nuys Brentwood Convalescent Hospital
1970	Van Nuys-Brentwood Convalescent Hospital
1971	Van Nuys Psychiatric Hospital
1971	Diversified Health Services Inc
1975	Hospital Service Pharmacy
1976	Van Nuys Psychiatric Hospital
1980	Van Nyys Psychiatric Hospital
1980	Hospital Service Pharmacy
1981	Van Nuys Psychiatric Hospital
1985	Boyd William MD
1985	Hospital Service Pharmacy
1985	Van Nuys Hub Caps
1985	Boyd William MD
1985	Hospital Service Pharmacy
1985	From Los Angeles Telephones Call
1985	Van Nuys Hub Caps
1986	Van Nuys Hospital
1990	Van Nuys Hospital
1990	Crisis Helpline Of Van Nuys Hospital
1990	Asap Family Treatment Of Chemical Dependency
1991	Asap Family Treatment Of Chemical Dependency
1991	Hospital Service Pharmacy

North Central Adjacent Site Historical City Directory Listings	
Year	**Tenant**
1991	Boyd William MD
1991	Boyd Wm C Arteta
1991	Crisis Help Line Of Van Nuys Hospital
1991	San Fernando Valley Asap At Van Nuys Hospital
1991	Boyd William MD
1991	Boyd Wm C Arteta
1991	Crisis Help Line Of Van Nuys Hospital
1991	Hospital Service Pharmacy
1991	San Fernando Valley Asap At Van Nuys Hospital
1991	Asap Family Treatment Of Chemical Dependency
1994	Hospital Serv Phar
1994	Van Nuys Hosp
1994	Van Nuys Hospital
1995	Hospital Physicians Medical Group
1995	Hospital Physicians Medical Group
1999	Van Nuys Hospital
1999	Crisis Helpline Of Van Nuys Hospital
1999	Hospital Service Pharmacy
1999	Crisis Helpline Of Van Nuys Hospital
2001	Hospital Service Pharmacy
2001	Van Nuys Hospital
2001	Hospital Service Pharmacy
2001	Van Nuys Hospital
2006	Center For Healthy Living
2009	Center For Healthy Living
2014	Center For Healthy Living

There were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products. There were no signs of the storage or disposal of hazardous materials on the central north adjacent site in the historical information reviewed. There were no indications from any historical sources that the subject property has been impacted from this adjacent site.

3.8.3 North Adjacent Site to the East

Historical sources indicated that the north adjacent site to the east, at 15216 Vanowen Street, was undeveloped in 1894. By 1928, this site had been developed with a single-family residence and orchard. Between 1952 and 1964, the residence was demolished, the orchard removed, and the existing medical office building was constructed. The table below contains a listing of non-residential past tenants on the north adjacent site center site as presented in historical city directly listings.

North Adjacent Site to the East Historical City Directory Listings	
Year	**Tenant**
1962	Columbus X-Ray Lab
1962	Fletcher Harold H MD
1962	Gamble Thos J MD
1962	Greaney E M Jr MD
1962	Hartman Sherman W MD
1962	Huston Wm A MD
1962	Mckillip Jas B Jr Valley Physical Therapy Center
1962	Nelson Donald K MD
1967	Snyder W H Jr MD
1970	Fletcher Harold H MD Canoga Park Offices
1970	Fletcher Harold H MD Canoga Park Offices
1970	Hartman Sherman W MD
1970	Kaufman Chas H MD
1970	Mackay Calvin R MD
1970	Mckillip Jas B Jr Valley Physical Therapy Center
1970	Miller Albert A MD
1970	Ballard Chas A MD
1970	Dragul Philip C MD Women S Clinic The
1970	Gamble Thos J MD
1970	Greaney E M Jr MD
1970	Poppen Mayo J MD Van Nuys
1970	Snyder W H Jr MD
1970	Valley Physical Therapy Center Burbank Ofc
1970	Women S Clinic The Van Nuys Ofc
1970	Ballard Chas A MD
1970	Dragul Philip C MD Women S Clinic The
1970	Gamble Thos J MD
1970	Greaney E M Jr MD
1970	Hartman Sherman W MD

North Adjacent Site to the East Historical City Directory Listings	
Year	**Tenant**
1970	Kaufman Chas H MD
1970	Mackay Calvin R MD
1970	Mckillip Jas B Jr Valley Physical Therapy Center
1970	Miller Albert A MD
1970	Poppen Mayo J MD Van Nuys
1970	Snyder W H Jr MD
1970	Valley Physical Therapy Center Burbank Ofc
1970	Women S Clinic The Van Nuys Ofc
1975	Bernie M Shelia MD
1975	Gamble Thos J MD
1975	Klaras Thomas G Rpt
1975	Mac Kay Calvin R MD
1975	Malkin Ronald L MD
1975	Miller Albert A MD
1975	Poppen Mayo J MD
1975	Somich Geraldine C MD Internal Medicine Endocrinology
1980	Kramer Jack MD
1980	Miller Albert A MD
1980	Acne Care Medical Clinics Inc.
1980	Bernie M Shelia MD
1980	Cangelosi Jos MD
1980	Gamble Thos J MD
1980	Gold Sidney MD-Southern California Permanente Medical Group
1985	Bruckner Laura S MD
1985	Gamble Thos J MD
1985	Lusk Harry A MD
1985	Malkin Ronald L MD Ape
1985	Menzer Lawrence L MD
1985	Miller Albert A MD
1986	Lusk Harry A MD
1990	Lusk Harry A MD
1991	As Ap Family Treatment Centers Inc
1991	Gamble Thos J MD
1991	Kessel Lori MD
1991	Lusk Harry A MD
1991	Malkin Ronald LMDAPC
1991	Menzer Lawrence L MD

North Adjacent Site to the East Historical City Directory Listings	
Year	**Tenant**
1991	Menzer W&Z
1991	Miller Albert A MD
1991	Romans Robert MD
1994	Premium Health Care Svc
1994	Van Nuys Hospital
1995	Miller Albert A MD
1995	Van Nuys Hospital Adolescent & Family Out Patient Services
1995	Van Nuys Hospital Outpatient
1999	Van Nuys Hosp Adolescent & Family Out Patient Services
1999	Serra Medical Clinic
1999	Malkin Ronald L MD APC
1999	Lazaro Alonso
1999	Van Nuys Hospital Outpatient
1999	Mullally William J MD
1999	Miller Albert A MD
2001	Clark Herbert
2001	Malkin Ronald L MD APC
2001	Stirling Behavioral Health Inst
2001	Van Nuys Hospital Outpatient
2001	Van Nuys Hospital Outpatient
2004	Herman Construction
2004	Dr Ronald Malkin MD APC
2006	Alonso MD
2006	Alonso Medical
2006	Group AMG Industrial
2006	Medical Clinic Bonaventura
2006	Dental
2009	Lazaro Alonso
2009	Elizabeth Rojas Inc
2009	Alonso Medical Group
2014	Specialty Group The
2014	Alonso L V MD
2014	AMG Industrial Medical Clinic
2014	Alonso Medical Group
2014	J & A Physical Therapy
2014	Bonaventura Dental

There were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products. There were no signs of the storage or disposal of hazardous materials on the north adjacent site to the east in the historical information reviewed. There were no indications from any historical sources that the subject property has been impacted from this adjacent site.

3.8.4 East

Historical sources indicated that the site adjacent to and east of the subject property, across Columbus Avenue, was undeveloped in 1894. By 1928, this site was occupied by an orchard. Crops replaced the orchards between 1928 and 1938. Between 1952 and 1964, the existing school began to be developed including its past use as a horticultural education center.

This site was listed in one or more environmental databases. Specific information regarding hazardous materials or petroleum products on this site is discussed below in Section 4.1.2.

3.8.5 South

Historical sources indicated that the site adjacent to and south of the subject property was undeveloped in 1894. By 1928, this site was occupied by an orchard. Between 1947 and 1952, the orchard had been removed and this land appeared to be fallow. This site remained fallow agricultural land unit the existing medical facility was constructed between 1967 and 1970. The table below contains a listing of non-residential past tenants on the south adjacent site as presented in historical city directly listings.

South Adjacent Site Historical City Directory Listings	
Year	**Tenant**
1970	Beverly Manor Convalescent Hospital
1975	Beverly Manor Convalescent Hospital
1975	Beverly Manor Convalescent Hospital
1980	Beverly Manor Convalescent Hospital
1980	Beverly Manor Convalescent Hospital
1985	Beverly Home Health Care Services
1985	Friedman Arlene J Ph D
1991	Beverly Manor Convalescent Hospital
1995	Ahimsa Sub Acute Center
1999	Beverly Manor Convalescent Hospital
2004	California Healthcare & Rehabilitation
2006	Health Care
2006	Rehabilitation Center

South Adjacent Site Historical City Directory Listings	
Year	**Tenant**
2009	Beverly Enterprises California Inc
2009	California Healthcare
2009	Longwood Management Corp
2009	Jack Woodward
2009	Beverly Enterprises California Inc
2009	California Healthcare
2014	Health Care Beverly
2014	South Pacific Rehabilitation Service
2014	California Healthcare Rehabilitation

There were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products on the south adjacent site. However, this site was listed in one or more environmental databases. Specific information regarding hazardous materials or petroleum products on this site is discussed below in Section 4.1.2.

3.8.6 West

Historical sources indicated that the site adjacent to and west of the subject property, across Sepulveda Boulevard, was undeveloped in 1894. By 1928, this site was occupied by an orchard. Between 1928 and 1938, the orchard had been removed and this land was occupied by crops and a single-family residence. Between 1952 and 1964, a motel was developed on this site. Between 2016 and 2019, the motel was demolished and this site was vacant.

There were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products. There were no signs of the storage or disposal of hazardous materials on the west adjacent site in the historical information reviewed. There were no indications from any historical sources that the subject property has been impacted from this adjacent site.

3.8.7 Northwest

Historical sources indicated that the site adjacent to and northwest of the subject property, across Sepulveda Boulevard, was undeveloped in 1894. By 1928, this site was occupied by an orchard. Between 1928 and 1938, the orchard had been removed and this land was occupied by crops and a single-family residence. Between 1947 and 1952, this site was developed with the existing commercial building.

The north suite of the northwest adjacent building was occupied by a restaurant from at least 1950 through 1999. Between 1999 and 2006, the existing tenant, Bob Sands Fishing Tackle moved from the two south suites to the north suite. This indicates that the current drycleaner operation did not occupy this suite until sometime after 2006. The table below contains a listing of non-residential past tenants on the south suite of the northwest adjacent site as presented in historical city directly listings.

Northwest Adjacent Site Historical City Directory Listings	
Year	**Tenant**
1962	Valentine Red Liquor Store and Carpet Fair
1950	McDonald's Craft Shop and Poor boy Cafe
1956	McDonald's Craft Shop and Poor boy Cafe
1962	McDonald's Craft Shop
1965	Servo-Tek Marine
1965	Servo-Tek Marine
1970	Sands Bob Fishing Tackle, Servo-Tek Marine, and Allen Engineering
1971	Servo Tek of California
1975	Sands Bob Fishing Tackle and Allen Engineering
1975	Accounting Services Unlimited and Fred Ferganchick Insurance
1980	Sands Bob Fishing Tackle, Arthur's Shoe Repair, Metro Maintenance Systems Inc., and Ace Gun Shop
1985	Sands Bob Fishing Tackle, John's Shoe Repair, Metro Maintenance Systems Inc., and Ace Gun Shop
1991	Ace Gun Shop and Bob Sands Fishing Tackle
1994	Valencia Lock & Key, Bob Sands Fishing Tackle, and Ace Gun Shop
1994	Jeffs Lock & Key Service and John's Shoe Repair
1995	Valencia Lock & Key Service, Bob Sands Fishing Tackle, John's Shoe Repair, and Ace Gun Shop
1999	Jeffs Lock & Key, Bob Sands Fishing Tackle, John's Shoe Repair, and Ace Gun Shop
2004	Jeff Ross Lock & Key, Bob Sands Fishing Tackle, Reynoso Jewelry Repair, and Exclusive Tile and Stone
2006	Jeffs Lock & Key, ASAP Movers, John's Shoe and Watch Repair, Reynoso Jewelry, and Exclusive Tile and Stone
2009	Exclusive Tile and Stone, John's Shoe Repair, and Reynoso Lapidary & Supply
2014	ASAP Movers, John's Shoe and Watch Repair, and Reynoso Jewelry Repair

There were no tenants identified that are suspected of having uses significant quantities of hazardous materials or petroleum products. There were no signs of the storage or disposal of hazardous materials on the west adjacent site in the historical information reviewed. There were no indications from any historical sources that the subject property has been impacted from this adjacent site.

4.0 RECORDS REVIEW

4.1 Standard Environmental Record Sources, Federal and State

A Federal, State and Local Radius Profile Report from Environmental Data Resources, Inc. dated August 21, 2020 was reviewed by PATRIOT. The radius report, found in Appendix F, contains records of registered sites surrounding the subject property for the classifications and distances as required by ASTM Practice E1527-13. Descriptions of each database, their source, and publication dates are detailed in this appendix section.

4.1.1 Subject Property Environmental Database Summary

The subject property was not listed in any of the databases searched.

4.1.2 Adjacent Sites Environmental Database Summary

The adjacent sites to the west and northwest were not listed in any of the databases searched. The adjacent sites to the north, east, and south were listed in one or more of the environmental databases searched.

North Adjacent Site to the West

Grand Plaza LLC at 6734 Sepulveda Boulevard was a listing for the north adjacent site located upgradient of the subject property. This facility was listed in the HAZMAT and UST databases. The databases had no specific information other than a facility number FA0037505 and the facility was listed as inactive. PATRIOT searched for documents for this site on the ENVIROSTOR and GeoTracker websites, at the Los Angeles County Department of Public Works (DPW) Industrial Waste, Underground Storage Tanks, Stormwater Division, and from lists published by the Los Angeles Fire Department UST and Hazmat Departments. The only information found was a possible record of this site on the Los Angeles Fire Department Inactive UST list. Records were requested and were provided by this agency. Excerpts from these files are presented in Appendix I.

The removal of one 750 gallon gasoline tank was described in a report entitled, *Soils Report – UST Removal* by Partner Engineering and Science, Inc. (Partner) dated November 20, 2009. According to the drawings in this report, the UST was formerly located approximately 26 feet east of Sepulveda Boulevard and approximately 230 feet north of the subject property. According to this report, a subsurface investigation was performed in September 2009 at the former gasoline site located on this site at the corner of Sepulveda Boulevard and Vanowen Street. Seven soil borings were advanced and a geophysical survey was performed to search for any remaining USTs. All soil samples had trace to non-detectable concentrations of targeted contaminants. However, a suspect UST was identified. This tank was registered with the Los Angeles City Fire Department and its removal was permitted.

The tank was removed and soil samples collected on November 10, 2009. The soil excavated above and around the UST were reported to have not exhibited staining or odors. The soil samples were taken under the direction of Inspector Holtfreter of the Los Angeles Fire Department. Partner was directed to take two soil samples from approximately two feet below the northwest and southeast ends of the tank. The samples were analyzed for Total Petroleum Hydrocarbons as gasoline (TPH-g) by EPA Method 8015M and for benzene, toluene, ethylbenzene, and total xylenes (BTEX) and fuel oxygenates by EPA Method 8260B. None of the soil samples had detectable concentrations of any of the target compounds. Based on the Partner report, the Los Angeles Fire Department issued a no further action letter dated February 8, 2010.

There is a low likelihood that a recognized environmental condition exists at the subject property due to the former gasoline station on the north adjacent site for the following reasons: because of its distance from the subject property; there were no records of spills or releases on this site; subsurface testing performed on this site in 2010 did not identify any releases; because the depth to groundwater was reported to be more than 250 feet, migration of contaminants via groundwater to the subject property is not likely; and this site has been issued a no further action letter from the Los Angeles Fire Department. No further action is recommended regarding this site.

Sepulveda Cleaner, AFCO Cleaners & Laundry, Alpha Cleaners/1-75 Sepulveda Cleaners at 6754 Sepulveda Boulevard was a tenant located adjacent to the north and upgradient of the subject property. Historical documents indicated that this suite was occupied by a drycleaner since at least 1970. This tenant was listed as having used tetrachloroethene/ perchloroethylene (PCE) with a vapor recovery unit. There were no reports of spills or releases on this site. This site has an active permit to operate a drycleaner business from the South Coast Air Quality Management District (SCAQMD) and there have been no violations issued. A copy of their current SCAQMD permit is presented in Appendix G. Due to its physical properties, PCE is an extremely pervasive chemical and can, even during regular use and without significant spills, contaminate soil and/or groundwater. However, based on the estimated depth to groundwater which is at least 250 feet below ground surface (bgs), groundwater migration does not appear to be a path to onsite contamination. Also, the north wall of the subject property building is at least 30 feet from the wall of the north adjacent building. Based upon the depth to groundwater, the lack of any reported spills or releases, the lack of reported violations, and the distance of the subject property building to the drycleaner, there is a low likelihood that a recognized environmental condition, or vapor intrusion issue, exists at the subject property due to this tenant. No further action is recommended regarding this site at this time.

O'Reilly Auto Parts/Fresh & Easy #1083 at 15230 Vanowen Street was another tenant located on the north adjacent site, upgradient of the subject property. These tenants were listed in the RCRA NonGen/NLR, CERS HAZ WASTE, HAZNET, CERS, and HWTS databases. These tenants generated small quantities of hazardous waste and/or petroleum products for off-site disposal or recycling. This site had an air pollution permit. There were no violations issued to these tenants. There is a low likelihood that a recognized environmental condition exists at the subject property due to these tenants for the following reasons: because of their distances from the subject property; only small quantities of wastes have been generated; there were no records of spills or releases on this site; and because the depth to groundwater was reported to be more than 250 feet, any release of contaminants would not be expected to impact the subject property via groundwater. No further action is recommended regarding this site.

East Adjacent Site

Van Nuys ES No. 1/Van Nuys New Elementary at 15141 Lemay Street and 6700 Columbus Avenue was located adjacent to the east, across Columbus Avenue, and crossgradient of the subject property. This site was listed in the RCRA-LQG, FINDS, ECHO, ENVIROSTOR, SCH, and CERS databases. This site generated large quantities of hazardous waste and/or petroleum products for off-site disposal or recycling. Because this site was developed as a school, subsurface testing had been performed on this site. PATRIOT reviewed DTSC records for this site as published on the ENVIROSTOR database. An excerpt from this source is presented in Appendix G. According to the DTSC this 3.5 acre site was historically a horticultural education center. A Preliminary Endangerment Assessment (PEA) was completed in May 2000. Results from the PEA investigation indicated concentrations of metals and polyaromatic hydrocarbons (specifically creosote) were identified in soil. A removal action has been recommended. There is a low likelihood that a recognized environmental condition exists at the subject property due to this site for the following reasons: because of its distance from the subject property; its location crossgradient from the subject property; the release had been limited to the soil and is therefore not anticipated to migrate to the subject property; and because the depth to groundwater was reported to be more than 250 feet, migration of contaminants via groundwater to the subject property is not likely. No further action is recommended regarding this site.

South Adjacent Site

California Health Care at 6700 Sepulveda Boulevard was located adjacent to the south and downgradient of the subject property. This site was listed in the HAZMAT and CERS databases. This site was listed as a chemical storage facility but there were no reports of regulated wastes being generated on this site. This site received multiple violations between 2016 and 2009 for paperwork issues and for the failure to properly train employees. Although some violations were issued with respect to hazardous material paperwork and training issues, none of these were related to or indicative of a release. Collectively the available information is not considered to be indicative of a release and the known medical use of this site are not considered to constitute a recognized environmental condition. No further action is recommended regarding this site.

4.1.3 Sites Within 0.125 Miles of the Subject Property

Tesoro (USA) 63234/Chevron #9-0316T/Bretts Incorporated/ARCO/Thrifty at 6810 Sepulveda Boulevard was located approximately 515-feet north, northwest and crossgradient of the subject property. This site was listed in the HAZMAT, LUST, CORTESE, CERS, Historic Auto Stations, RCRA-SQG, FINDS, CERS HAZ WASTE, CERS TANKS, HIST UST, UST, SWEEPS UST, and CA FID UST databases. This site generated small quantities of hazardous waste and/or petroleum products for off-site disposal or recycling. This site was a gasoline station with multiple petroleum product USTs. This site had a release of solvent or non-petroleum hydrocarbon that impacted soil and possibly groundwater discovered in 1996. Testing and/or remediation have been performed on this site and its status as of 1996 has been closed. This site also had a release of hydrocarbons that impacted soil and groundwater discovered in 1996. Testing and/or remediation have been performed on this site and its current status is closed. There is a low likelihood that a recognized environmental condition exists at the subject property due to this site for the following reasons: because of its distance from the subject property; its location crossgradient from the subject property; the site status has been closed with remedial action completed or deemed unnecessary; and because the depth to groundwater was reported to be more than 250 feet, migration of contaminants via groundwater to the subject property is not likely. No further action is recommended regarding this site.

There were three sites located within 0.125-miles of the subject property that had registered USTs located at 6801 Sepulveda Boulevard, 6759 Sepulveda Boulevard, and 15107 Vanowen Street. These sites were located all located at least 230-feet from the subject property and crossgradient or downgradient of the subject property. There is a low likelihood that a recognized environmental condition exists at the subject property due to these sites for the following reasons: because of their distances from the subject property; their locations crossgradient or downgradient from the subject property; there were no records of spills or releases on these sites; and because the depth to groundwater was reported to be more than 250 feet, migration of contaminants via groundwater to the subject property is not likely. No further action is recommended regarding these sites.

There are other sites on multiple databases that are located within 0.125 miles (660 feet) of the subject property. There is a low likelihood that a recognized environmental condition exists at the subject property as a result of these sites because none of them were: adjacent, drycleaners, historical drycleaners, had USTs, were gasoline stations, or had reported spills or releases. No further action is recommended regarding these sites.

4.1.4 Sites Between 0.125 Miles and 0.25 Miles of the Subject Property

There were several sites on multiple databases that were located between 0.125 and 0.25 miles from the subject property that have a low likelihood of creating a recognized environmental condition at the subject property and no further action is recommended regarding any of these sites because of their distances from the subject property and there were no reports of spills or releases on any of these sites.

4.1.5 Sites Located More than 0.25 miles from the Subject Property

There were multiple sites on several databases that were located more than 0.25-miles from the subject property that have a low likelihood of creating a recognized environmental condition at the subject property and no further action is recommended regarding any of these for the following reasons:

- Their distances from the subject property;
- There were no reports of spills or releases, and/or;
- The releases were not of a magnitude that would be expected to impact the subject property and/or;
- The site statuses had been closed with remedial action completed or deemed unnecessary.

4.1.6 Orphan (Unmapped) Sites

There were no orphan (unmapped) sites identified in the radius report.

4.1.7 Los Angeles County Department of Public Works, Agency Records

The Los Angeles County Department of Public Works (LACDPW) maintains records of industrial waste and underground storage tank sites. These sites are not necessarily those that have had releases or spills.

The search of their online database records was limited to the subject property and the north adjacent site. The subject property and north adjacent site were not listed in the search of these records.

4.1.8 South Coast Air Quality Management District (SCAQMD)

PATRIOT performed a search of the SCAQMD Facility Information Detail database for records pertaining to the subject property. These records include air pollution permits, applications, and violations. Regularly scheduled updates are made to this database by the SCAQMD at least once per week. There were no records found pertaining to the subject property. The north adjacent site was listed for having a permit to operate a drycleaner business. The permit is active and there have been no violations issued. A copy of their current permit is presented in Appendix G.

4.1.9 Los Angeles Regional Water Quality Control Board

PATRIOT requested to review records for the subject property from the Los Angeles Regional Water Quality Control Board. As of the publication of this report, this agency had not responded to our request. Using other resources referenced in this report, PATRIOT formulated an opinion on the subject property. PATRIOT does not anticipate that there are any significant records to be reviewed for the subject property at this agency that would change our opinion. If records are received that will alter the conclusions or recommendations of this report, PATRIOT will notify the client.

4.1.10 Los Angeles County Fire Department

PATRIOT requested to review records for the subject property from the Los Angeles County Fire Department, Health Hazardous Materials Division. This agency also keeps records formerly held by the Los Angeles County Department of Public Health / Public Health Investigation unit. In an e-mail dated August 21, 2020 from the Site Administrator of the Health Hazardous Materials Division, it was stated that there were no records for the subject property.

4.1.11 City of Los Angeles Fire Department

Los Angeles Fire Department, Certified Unified Program Agency (CUPA) records were researched for the subject property. The Los Angeles Fire Department published six tables most recently dated April 3, 2018 that included all known active hazardous materials sites, inactive hazardous materials sites, active AST sites, inactive AST sites, active UST sites, and inactive UST sites. The subject property was not identified in any of these lists.

The north adjacent site was listed in the "inactive UST sites" list under the 6734 Sepulveda Boulevard address. PATRIOT requested records from this agency for the north adjacent site. Start

4.1.12 Department of Toxic Substances Control (DTSC)

DTSC Files

PATRIOT requested to review records for the subject property from the Department of Toxic Substances Control (DTSC). Ms. Ruth J. Saroian with Regional Central Files wrote in a letter dated August 24, 2020 that after a thorough review of their files, they have found no records that exist pertaining to the subject property.

Generator Information Services Section

Ms. Saroian indicated that their Hazardous Waste Tracking System (HWTS) may have manifests that were generated from the subject property. PATRIOT reviewed the HWTS listings and found this information was consistent with the waste generation information discussed above in Section 4.1.1.

EnviroStor

PATRIOT searched for the subject property and adjacent sites on the EnviroStor website published by the DTSC. This website contains listings of Federal Superfund sites, State Response sites, Voluntary Cleanup sites, School Cleanup sites, Evaluation sites, School Evaluation sites, Military Evaluation sites, Tiered Permit sites, Corrective Action sites, Operating Permit sites, Post Closure Permit sites, and Non-Operating Permit sites. The subject property and adjacent sites to the north, south, west, and northwest were not identified on the EnviroStor website. Reports published on this web site for the east adjacent site, across Columbus Avenue, are discussed above in Section 4.1.2.

4.1.13 State Water Resources Control Board (GeoTracker)

PATRIOT searched for the subject property and adjacent sites on the GeoTracker website published by the State Water Resources Control Board. GeoTracker contains lists of DTSC cleanup sites, other cleanup sites, LUST sites, UST sites, land disposal sites, military sites, and DTSC Disposal Permit sites. The subject property and adjacent sites were not identified on the GeoTracker website.

4.1.14 CalEPA Regulated Sites

PATRIOT searched for the subject property and adjacent sites on the CalEPA Regulated Site Portal. This site combines data about environmentally regulated sites and facilities in California. These activities include hazardous materials and wastes, state and federal cleanups, impacted ground and surface waters, and toxic materials. The subject property and adjacent sites to the north, east, west, and northwest were not identified in the CalEPA Regulated Site Portal. Reports published on this web site for the south adjacent site are discussed above in Section 4.1.2.

5.0 INFORMATION FROM SITE RECONNAISSANCE

5.1 Hazardous Substances Connected with Identified Uses

The site reconnaissance was performed on August 26, 2020 by Mr. Doug Kochanowski, Biologist and Project Manager that included a walk of the subject property to determine the presence of hazardous materials and environmental conditions. Mr. Kochanowski is an Environmental Professional as defined by ASTM E1527-13 and 40 CFR §312.10(b). All exterior areas of the subject property were inspected. Due to COVID-19 restrictions and the elderly tenants occupying the subject property building, the interior areas of the subject property were not inspected. Information regarding hazardous materials and petroleum products was obtained from an interview with Mr. Brian Escalera, the Property Manager for the subject property.

Except for standard maintenance and janitorial chemicals, Mr. Escalara stated that there were no hazardous materials and petroleum products being used or stored on the subject property. He indicated that they had a laundry for washing cloths and bedding but the only materials used were standard detergents. Mr. Escalara confirmed that they had an emergency generator but it was fueled by natural gas. No regulated or hazardous wastes were generated on the subject property.

There was no evidence noted of spills or releases of these materials during the site reconnaissance.

5.2 Unidentified Substance Containers

There were no unidentified substance containers observed on the subject property.

5.3 Storage Tanks

No USTs were noted on the subject property at the time of the subject property reconnaissance. There were no common indicators of USTs such as vent pipes, fill ports, manways, fuel gauges, or dispensers observed. In the regulatory information researched there were no USTs reportedly installed, removed, closed in place, or abandoned at the subject property and no common indicators of closed tanks were observed.

PATRIOT observed no ASTs on the subject property and did not identify any equipment which would require such tanks. Moreover, visual indicators of former site ASTs such as tank cradles, secondary containment structures, and tank pedestals were not observed.

5.4 Hydraulic Equipment

There were no above or below-grade hydraulic lift systems observed on the subject property.

Two hydraulic elevators were reported to be located in the subject property building. These elevators were assumed to have been in place when the subject property building was constructed in 1973. Currently, the systems are maintained by ThyssenKrupp. The Property Manager, Mr. Brian Escalera stated that ThyssenKrupp have not reported any fluid releases or problems with the elevator systems. Although there were no reported signs or reports of leaking hydraulic fluid, it is possible that there have been releases in the past or the system may leak in the future. This potential is exacerbated with time as the hydraulic lift systems age.

If hydraulic elements from these systems had leaked, or will leak, the surrounding subsurface soil may be impacted by hydraulic fluid and polychlorinated biphenyls (PCBs). Because groundwater is estimated to be more than 250 feet bgs, groundwater impact is not expected. Based on the nature of the potential release (i.e., hydraulic oil), extensive migration and impacts tend not to occur. If any hydraulic fluids have been released, the downward migration of contaminants would be minimized by the presence of the concrete foundation of the subject property building covering this area. PATRIOT deems the possible past, or future release, of hydraulic fluid from the elevator systems to be a *de minimis condition*.

De minimis conditions generally do not present a threat to human health or the environment and generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not *recognized environmental conditions*.

It is recommended that ThyssenKrupp, or any elevator maintenance company working on the subject property, be advised to immediately notify the subject property owners if a significant loss of hydraulic fluid is noted. Testing and disposal of impacted soils surrounding the elevators may be required when the subject property building is demolished. No further action regarding the subject property elevators appears necessary at this time.

5.5 Indications of PCBs

There were no pole-mounted transformers or hydraulic lift systems located on the subject property.

PCBs may have been present in the hydraulic fluid of the two elevators and is discussed above in Section 5.4.

One pad-mounted electrical transformer was observed near the northwest subject property corner. PCBs were typically removed from transformers in the southern California area in the late 1970s and early 1980s. The unit appeared in good condition and evidence of leaks was not observed. The Los Angeles Department of Water and Power (DPW) is responsible for the cleanup of any leaks emanating from their transformers. No further action regarding the transformer is recommended.

The subject property building was constructed in approximately 1973, therefore, the fluorescent light ballasts may contain PCBs. However, due to renovations many, if not all, the ballasts may have been replaced. The ballasts are not an obvious threat to the environmental integrity of the subject property but their disposal may be regulated. Other than ensuring that the ballasts are properly disposed of, no further action regarding the ballasts is recommended.

5.6 Indications of Solid Waste Disposal

There was no evidence observed of buried drums, buried containers, free liquids, odors, unusual depressions, or excavations that would indicate solid waste disposal activity on the subject property. There was no evidence of fill material from an unknown source on the subject property. An area of the parking lot east of the northeast corner of the subject property building was being used as a solid waste storage area . There was no surface evidence of spills, releases, or illegal disposal noted in this area during the subject property reconnaissance.

Based on surface observations, other than typical engineered fill used in foundation construction, it did not appear that a significant amount of fill had been imported onto the subject property.

5.7 Surface Staining

There was no evidence noted of discolored soils, odors, or surface staining on the subject property during the site reconnaissance. There was no evidence of sparse, stressed, or dead vegetation (from other than insufficient water). There was no visual evidence of improper handling or disposal of hazardous chemicals or materials on the grounds of the subject property.

5.8 Physical Setting Analysis

The subject property is in an area surrounded by commercial and residential developments. The area around the subject property began to significantly develop in the 1960s.

There were no indications that the subject property or any of the adjacent sites have been affected by the presence of oil or natural gas deposits. According to a State of California, California Geologic Energy Management Division (CalGEM) Well Finder search, the subject property is not located in the proximity of an oil or gas field. In addition, there were no oil wells mapped on the subject property, on any of the adjacent sites, or within one-quarter of a mile of the subject property.

5.9 Pipelines

PATRIOT reviewed the online National Pipeline Mapping System published by the Pipeline and Hazardous Materials Safety Administration, a division of the Department of Transportation. According to this agency, one or more hazardous liquids pipelines run along Sepulveda Boulevard but no accidents(liquids) or incidents (gas) were reported near the subject property. Hazardous liquid pipelines are strictly regulated, monitored, and protected. Also, the operators of the pipelines are responsible for any releases caused by their pipelines. No further action is recommended regarding pipelines near the subject property.

6.0 NON-SCOPE ASTM CONSIDERATIONS

6.1 Asbestos

PATRIOT performed asbestos testing of the subject property building and have published a report under separate cover.

6.2 Lead Based Paint

PATRIOT performed lead based paint testing of the subject property building and have published a report under separate cover.

6.3 Radon

Based on the results of the State of California Department of Health Services' 1990 California Statewide Radon Survey, the U.S. Environmental Protection Agency (U.S. EPA) lists subject Los Angeles County as being in Radon Zone 2. Zone 2 areas have a predicated average indoor radon screening potential of between 2.0 picocuries per liter (pCi/L) and 4.0 pCi/L. The level at which the U.S. EPA considers radon levels to be unhealthful is 4.0 pCi/L in residential structures.

There can be extreme variations of indoor radon levels within a local area based upon geologic, soil structure and building characteristics. The EPA recommends testing as the definitive method in determining the radon level within a specific structure. Radon testing was not part of this project's scope of work.

6.4 Mold

PATRIOT performed asbestos testing of the subject property building and have published a report under separate cover.

6.5 Fluorescent Light Tubes

The presence of fluorescent light tubes in the subject property is not a threat to the health of the tenants or the environmental integrity of the subject property. Their disposal, however, is regulated.

In California, the California Environmental Protection Agency Department of Toxic Substances Control (DTSC) regulates the management of spent fluorescent light tubes and spent mercury vapor lamps. These are hazardous wastes because mercury is listed as a hazardous waste under Title 22, California Code of Regulations, Section 66261.126. The spent tubes and lamps typically contain enough mercury to qualify as toxic hazardous wastes under Title 22, CCR, Section 66699 when disposed of in quantity. Questions regarding this policy should be direct to the DTSC, Hazardous Waste Management Program. Although their disposal is regulated, this is not a Recognized Environmental Condition.

6.6 Mercury

The subject property was inspected for the presence of mercury containing building components. There were no suspect mercury containing components identified in the subject property building in the areas surveyed. Some of the high voltage lighting systems, such as the exterior lighting, may contain mercury vapor but these are not a threat to the environmental integrity of the subject property.

6.9 Vapor Intrusion

Based on a review of agency records, historical documents, and current site uses, there were no onsite sources identified that had the potential to have created a vapor intrusion issue on the subject property.

There were no offsite properties identified in the database research that had an open release of petroleum hydrocarbons within 528 feet (one-tenth of a mile (0.1-miles)) upgradient, 165-feet crossgradient, or 100 feet downgradient of the subject property. There were no offsite properties identified in the database research that had a documented release of other chemicals, such as VOCs, identified within 1,760-feet (one-third of a mile (⅓-mile)) upgradient, 365-feet crossgradient, or 100 feet downgradient of the subject property.

It should be noted that PATRIOT was not contracted to perform an assessment of the subject property in accordance with ASTM Standard E2600 nor does this assessment meet the requirements of said standard.

7.0 FINDINGS, OPINIONS, AND RECOMMENDATIONS

This assessment has revealed no evidence of recognized environmental conditions, historical recognized environmental conditions, or controlled recognized environmental conditions connected with the subject property. Based on our findings, no further assessment currently appears warranted.

This assessment identified a de minimis condition associated with the hydraulic elevator on the subject property.

Two hydraulic elevators were located in the subject property building. These elevators were assumed to have been in place when the subject property building was constructed in 1973. Currently, the systems are maintained by ThyssenKrupp. The Property Manager, Mr. Brian Escalera stated that ThyssenKrupp have not reported any fluid releases or problems with the elevator systems. Although there were no reported signs or reports of leaking hydraulic fluid, it is possible that there have been releases in the past or the systems may leak in the future. This potential is exacerbated with time as the hydraulic lift systems age. If hydraulic elements from these systems leaked, or will leak, the surrounding subsurface soil may be impacted by hydraulic fluid and polychlorinated biphenyls (PCBs). Because groundwater is estimated to be more than 250 feet bgs, groundwater impact is not expected. Based on the nature of the potential release (i.e., hydraulic oil), extensive migration and impacts tend not to occur. If any hydraulic fluids have been released, the downward migration of contaminants would be minimized by the presence of the concrete foundation of the subject property building covering these areas. PATRIOT deems the possible past, or future release, of hydraulic fluid from the elevator systems to be a *de minimis condition*. *De minimis conditions* generally do not present a threat to human health or the environment and generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not *recognized environmental conditions*.

It is recommended that ThyssenKrupp, or any elevator maintenance company working on the subject property, be advised to immediately notify the subject property owners if a significant loss of hydraulic fluid is noted. Testing and disposal of impacted soils surrounding the elevators may be required when the subject property building is demolished. No further action regarding the subject property elevator appears necessary at this time.

8.0 REFERENCES

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United States Geological Survey Topographic Maps, 1894, 1896, 1898, 1900, 1902, 1920, 1921, 1924, 1926/1927, 1953, 1966, 1972, and 2012, *Pacoima, Los Angeles, Santa Monica,* and *Van Nuys California Quadrangles*.

National Wetlands Inventory, Wetlands Mapper, U.S. Department of the Interior, Fish and Wildlife Service, August 22, 2020, http://www.fws.gov/wetlands/Data/Mapper.html.

California Environmental Protection Agency, State Water Resources Control Board, Water Boards Storm Water Multiple Application & Report Tracking System, researched on August 22, 2020, https://smarts.waterboards.ca.gov/smarts/faces/SwPublicUserMenu.xhtml.

Web Soil Survey, National Resources Conservation Service, May 27, 2020, http://websoilsurvey.nrcs.usda.gov/app/.

Watermaster Service in the Upper Los Angeles River Area, Los Angeles County, 1999-2000 Water Year, October 1, 1999 – September 30, 2000, Upper Los Angeles River Watermaster, May 2001.

http://dpw2.co.la.ca.us/website/wells/viewer.asp, Los Angeles Department of Public Works (LADPW), February 12, 2008.

Soils Report – UST Removal, Partner Engineering and Science, Inc., November 20, 2009.

9.0 SIGNATURE OF ENVIRONMENTAL PROFESSIONALS

The undersigned certifies that the professional services have been performed, our findings obtained, and our recommendations have been prepared in accordance with customary principles and practices in the field of environmental science and engineering. PATRIOT has acted in good faith and has no relationship with sellers, buyers, or agents of the subject property. There have been no conflicts of interest involved in the drawing of conclusions, which have been based solely on materials reviewed and visual inspections performed by ES. The undersigned declares that to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in 40 CFR 312 Section 312.10. We have the specific qualifications based on education, training, and experience to assess a subject property of the nature, history and setting of the subject property. We have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312 with any exceptions noted in Section 2.2 - Limitations, Exceptions and Methodology of Assessment.

Prepared and reviewed by:

Douglas B. Kochanowski
Biologist and Project Manager
CHMM (#9970), CAC (#99-2699)

Reviewed by:

Jeffrey B. Fleming
Regional Manager

10.0 QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONALS PARTICIPATING IN THE PHASE I ESA

Name:	Douglas B. Kochanowski
Title:	Biologist and Project Manager
Education:	Degree(s)/Year/Specialization
	B.S. San Diego State University/1988/Biology
Active Registrations:	Senior Level Certified Hazardous Materials Manager (CHMM)
	Certification Number: 9970
	Secretary on Board of Directors for So CAL ACHMM
	Member of the American Indoor Air Quality Council
Certifications:	California Certified Asbestos Consultant (CAC)
	Certification Number: 99-2699
	Certified AHERA Asbestos Inspector
	Certified AHERA Asbestos Management Planner
	Certified AHERA Asbestos Designer
	Certified AHERA Supervisor
	OSHA HAZWOPR 1910.120/Site Supervisor
	Certified Radiation Worker
	Confined Space Entry Trained
Years in Environmental Practice:	31

Name:	Jeffrey B. Fleming
Title:	Regional Manager
Education:	Degree(s)/Year/Specialization
	University of Washington, B.S./1988/Physics
	San Diego State University, M.A./1990/Physical Geography
Certifications:	AHERA Accredited Building Inspector
	Certification Number: #298BIR3867
Years in Environmental Practice:	30

11.0 LIST OF APPENDIX SECTIONS

APPENDIX A Maps, Figures, Additional Information & Documentation

APPENDIX B Site Photographs

APPENDIX C Aerial Photographs

APPENDIX D Historical Topographic Maps

APPENDIX E City Directory Research

APPENDIX F Radius Profile Report

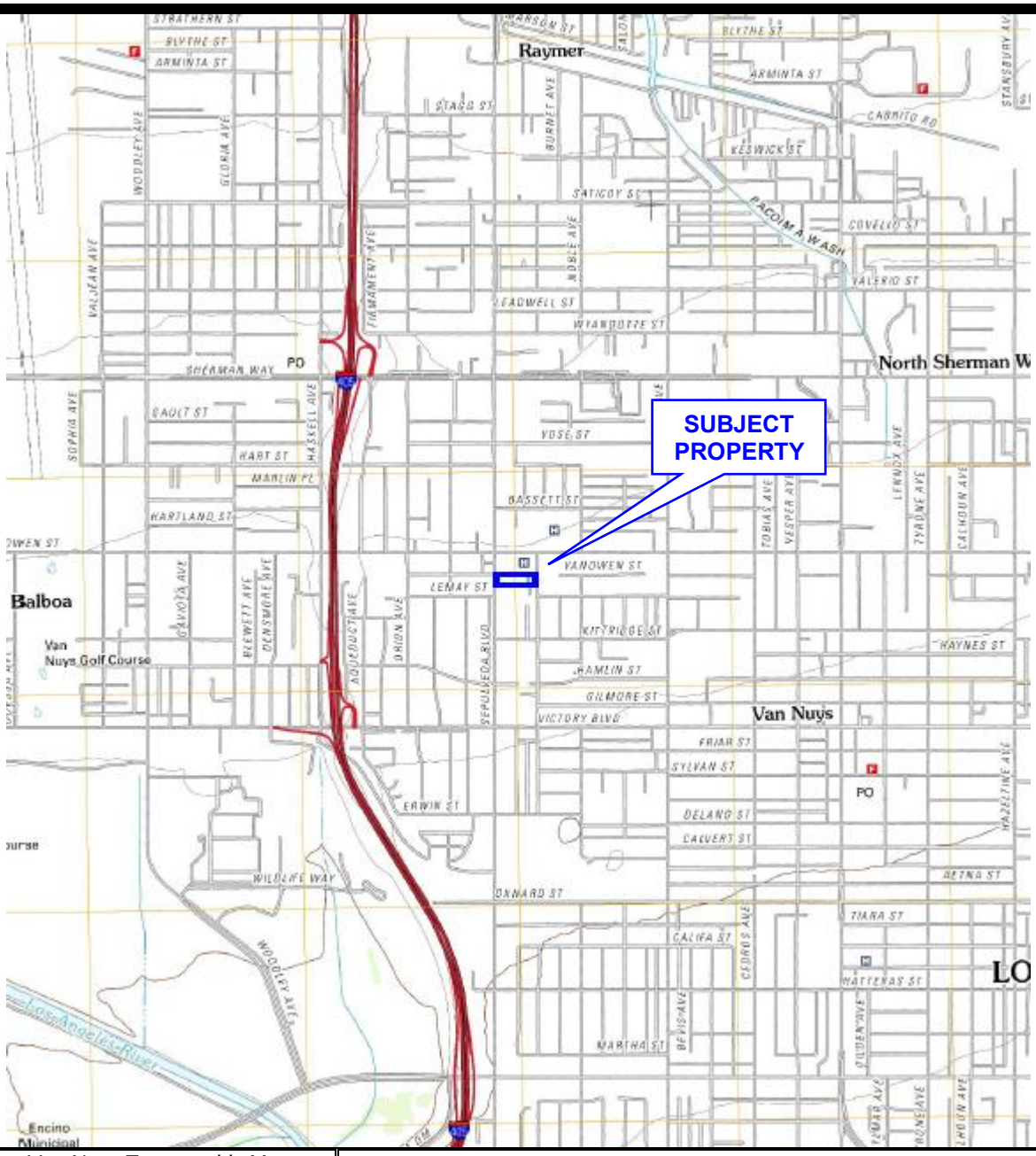
APPENDIX G Excerpts from Regulatory Agency Records

APPENDIX H Questionnaires

APPENDIX I Excerpts from Regulatory Agency Records North Adjacent Site

APPENDIX A

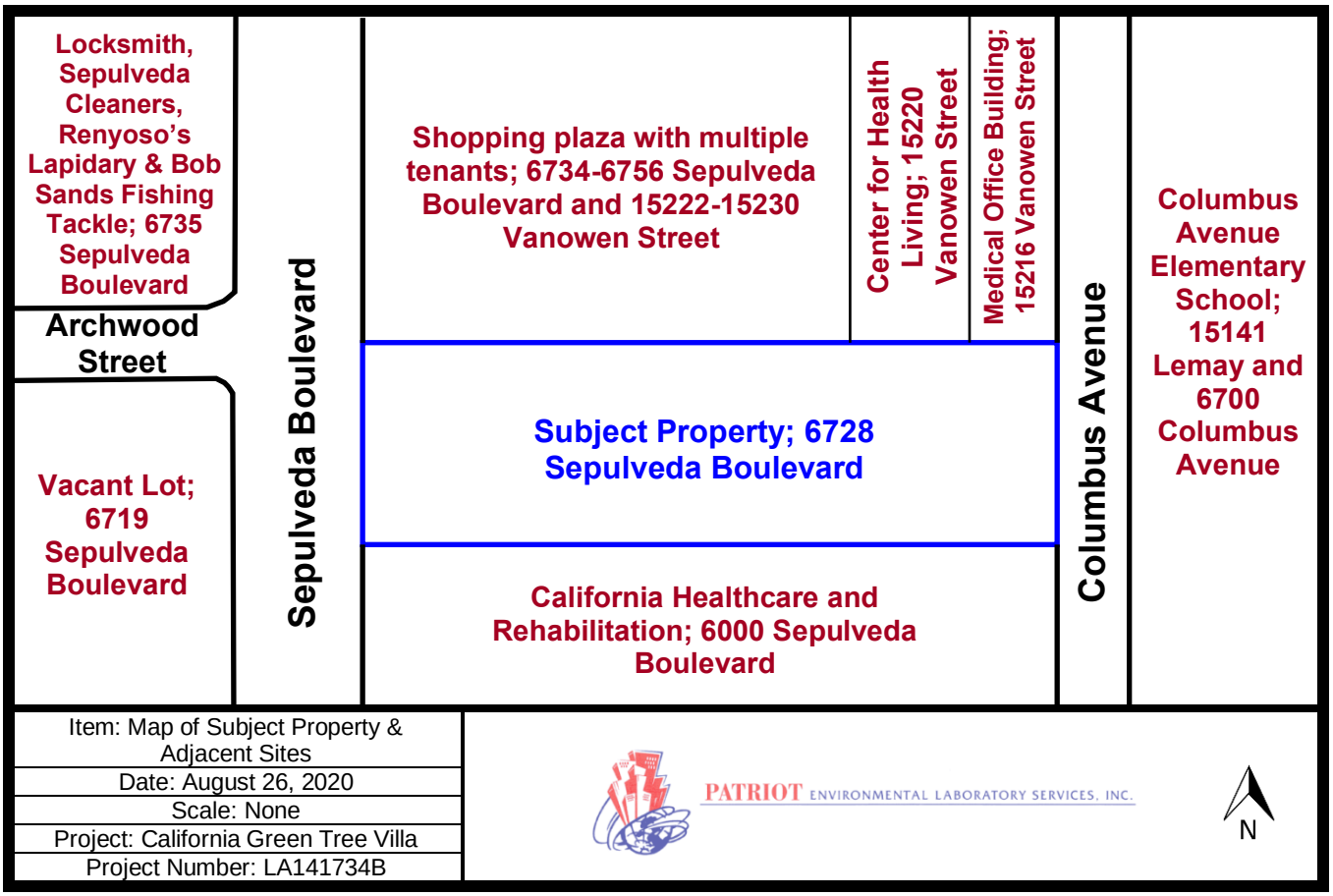
Maps, Figures, Additional Information & Documentation



Item: Van Nuys Topographic Map
Date: 2012
Scale: 7.5 Minute
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N


Locksmith, Sepulveda Cleaners, Renyoso's Lapidary & Bob Sands Fishing Tackle; 6735 Sepulveda Boulevard
Archwood Street
Vacant Lot; 6719 Sepulveda Boulevard
Sepulveda Boulevard
Shopping plaza with multiple tenants; 6734-6756 Sepulveda Boulevard and 15222-15230 Vanowen Street
Center for Health Living; 15220 Vanowen Street
Medical Office Building; 15216 Vanowen Street
Subject Property; 6728 Sepulveda Boulevard
California Healthcare and Rehabilitation; 6000 Sepulveda Boulevard
Columbus Avenue
Columbus Avenue Elementary School; 15141 Lemay and 6700 Columbus Avenue
Item: Map of Subject Property & Adjacent Sites
Date: August 26, 2020
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B
PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.
N

Item: Site Plan, Photo Courtesy of Google Earth
Date: August 26, 2020
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

APPENDIX B

Site Photographs

SUBJECT PROPERTY PHOTOGRAPHS

Subject property building looking northwest.

Subject property building looking southeast.

Public room inside the subject property building.

Subject property laundry.

East parking lot looking northwest from near the southeast subject property corner.

Transformer near the northwest subject property corner, looking northeast.

Standard maintenance chemicals and paint in the second floor shop.

East elevator equipment room.

SUBJECT PROPERTY PHOTOGRAPHS

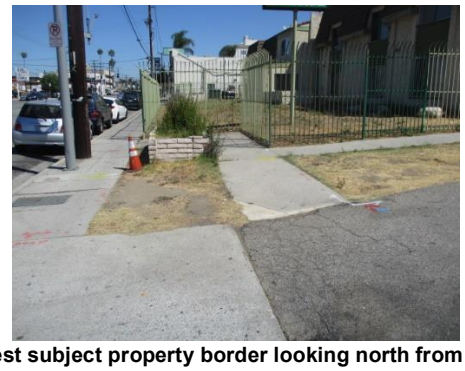
West elevator equipment room.

Natural gas fired emergency generator outside the northeast corner of the subject property building.

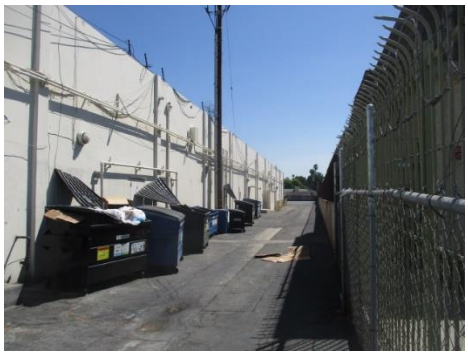
North subject property building looking west from the northeast subject property corner.

East subject property border looking north from the southeast subject property corner.

South subject property border looking east from the southwest subject property corner.



West subject property border looking north from the southwest subject property corner.



North adjacent site looking northeast from the northwest subject property corner.

East adjacent site looking northeast from the southeast subject property corner.

SUBJECT PROPERTY PHOTOGRAPHS

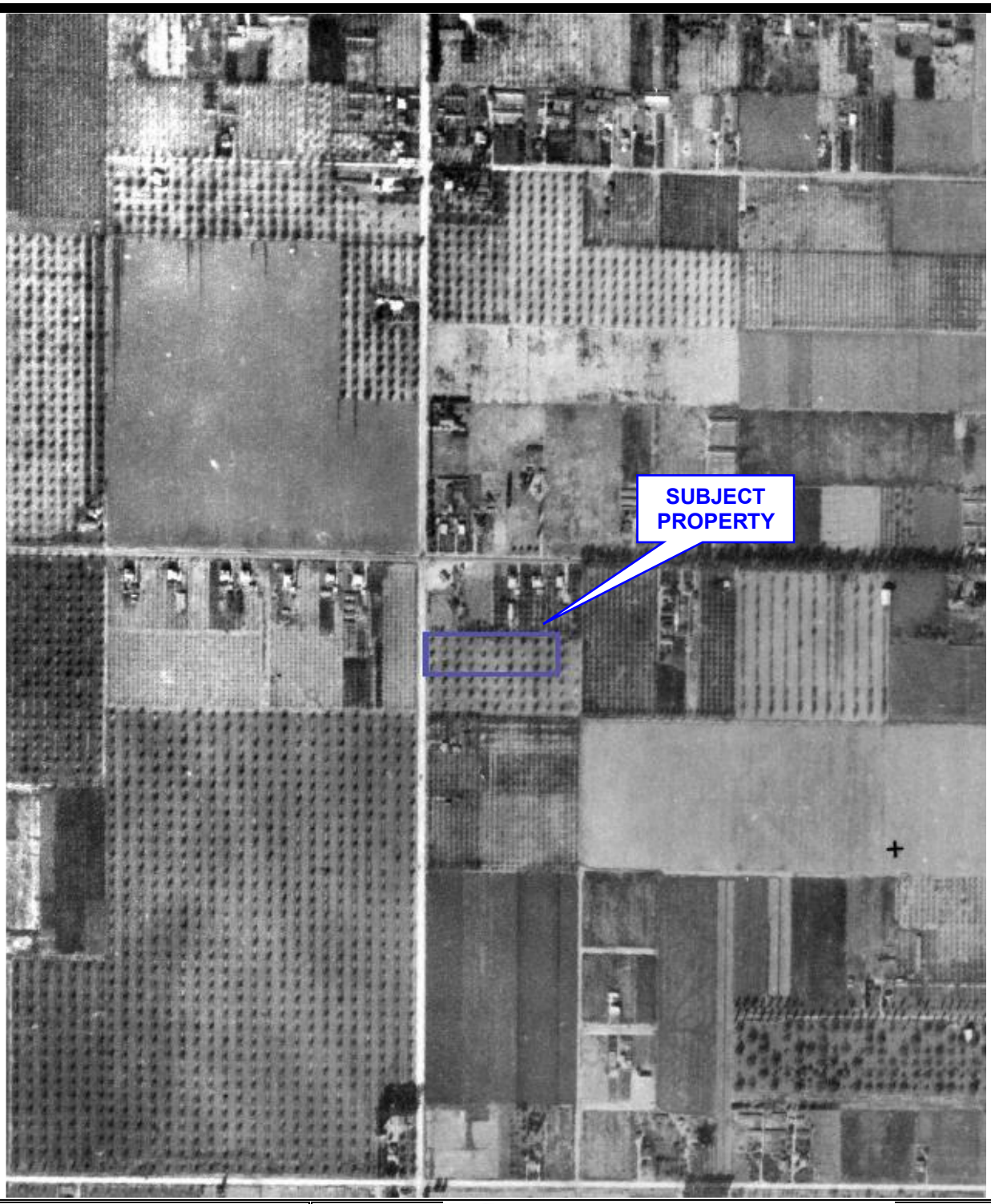
South adjacent site looking southeast from the southwest subject property corner.

West adjacent site looking southwest from the northwest subject property corner.

Northwest adjacent site looking northwest from the northwest subject property corner.

APPENDIX C

Aerial Photographs



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Scale: None
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Project Number: LA141734B

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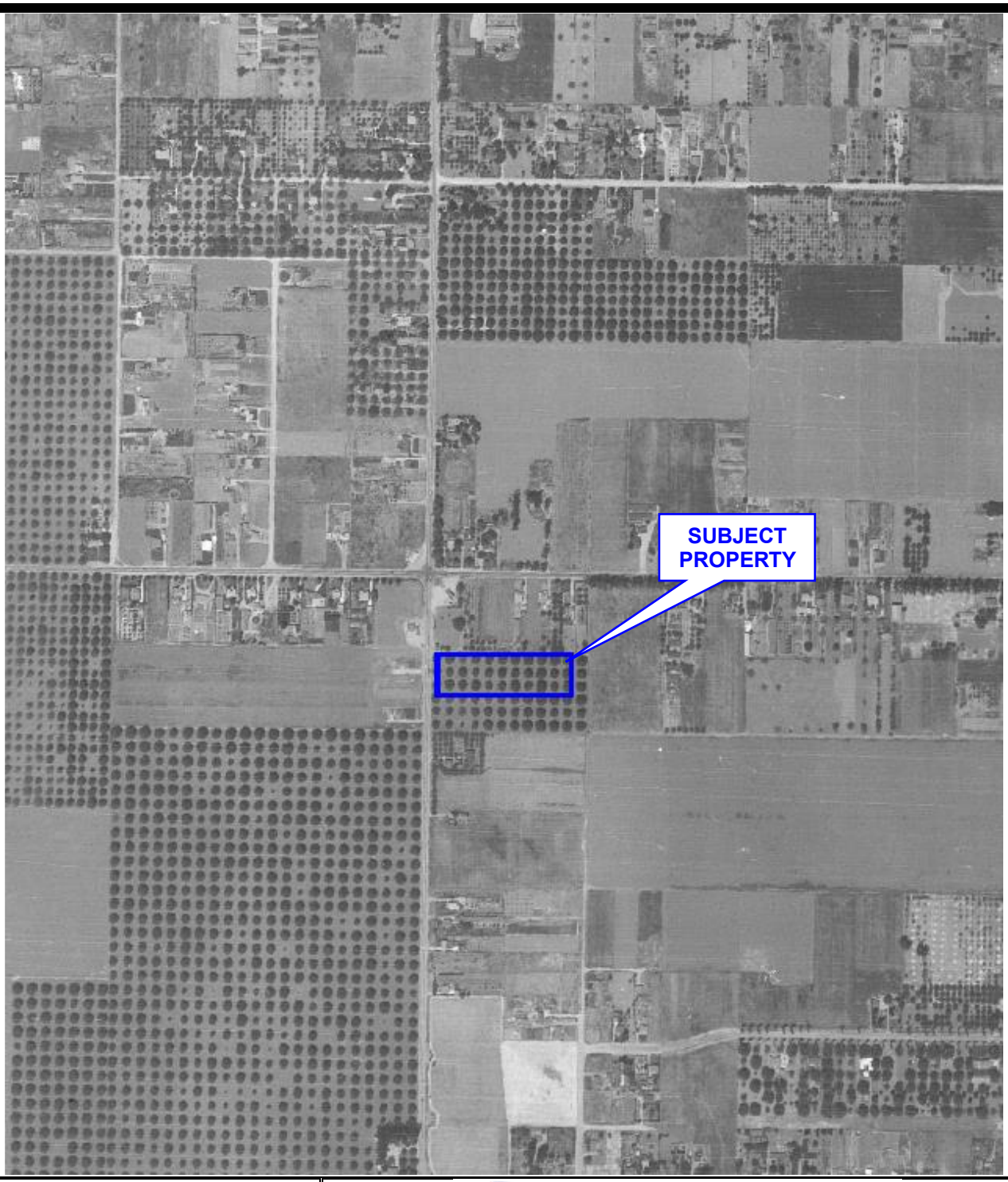

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Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

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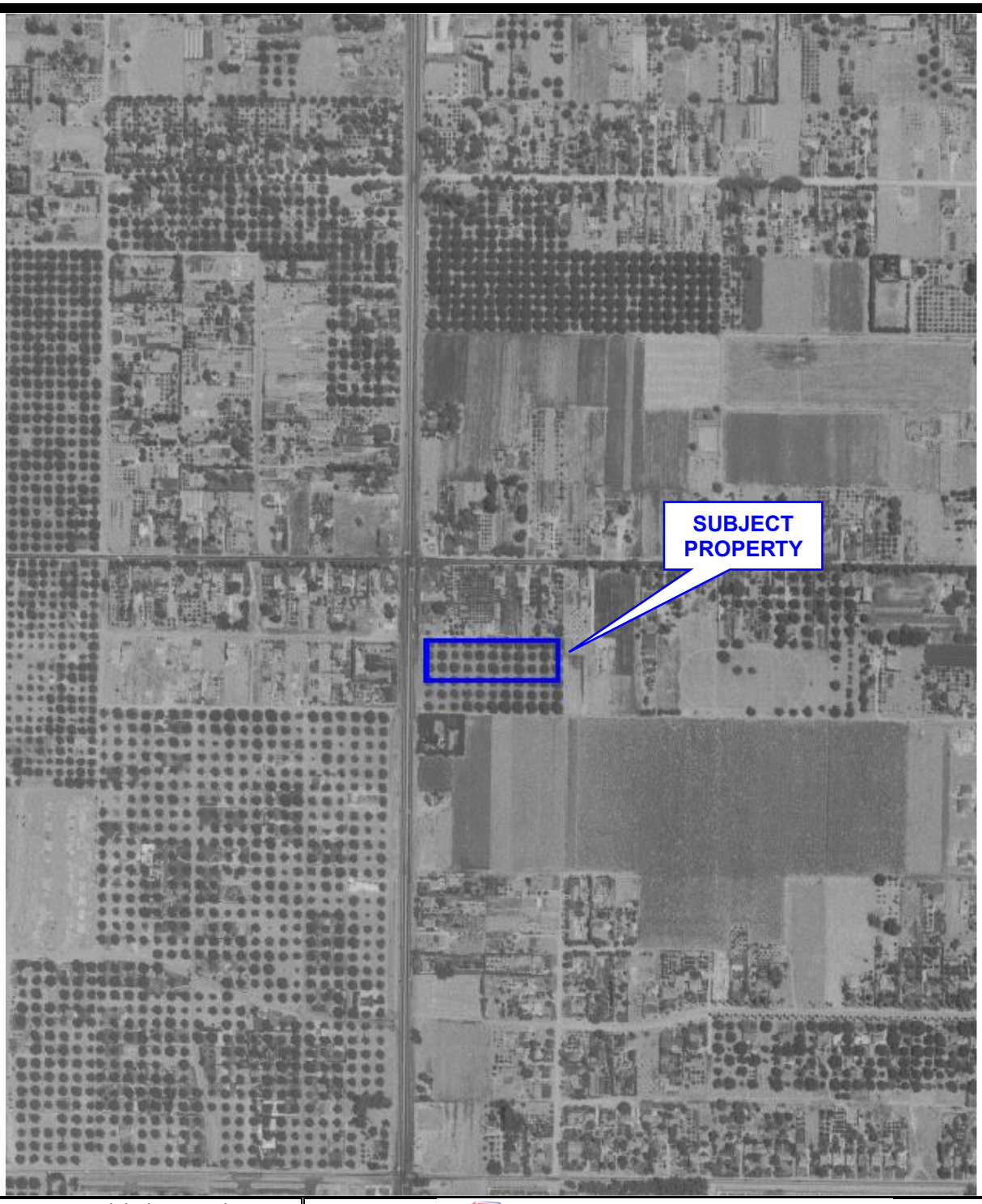

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Project Number: LA141734B

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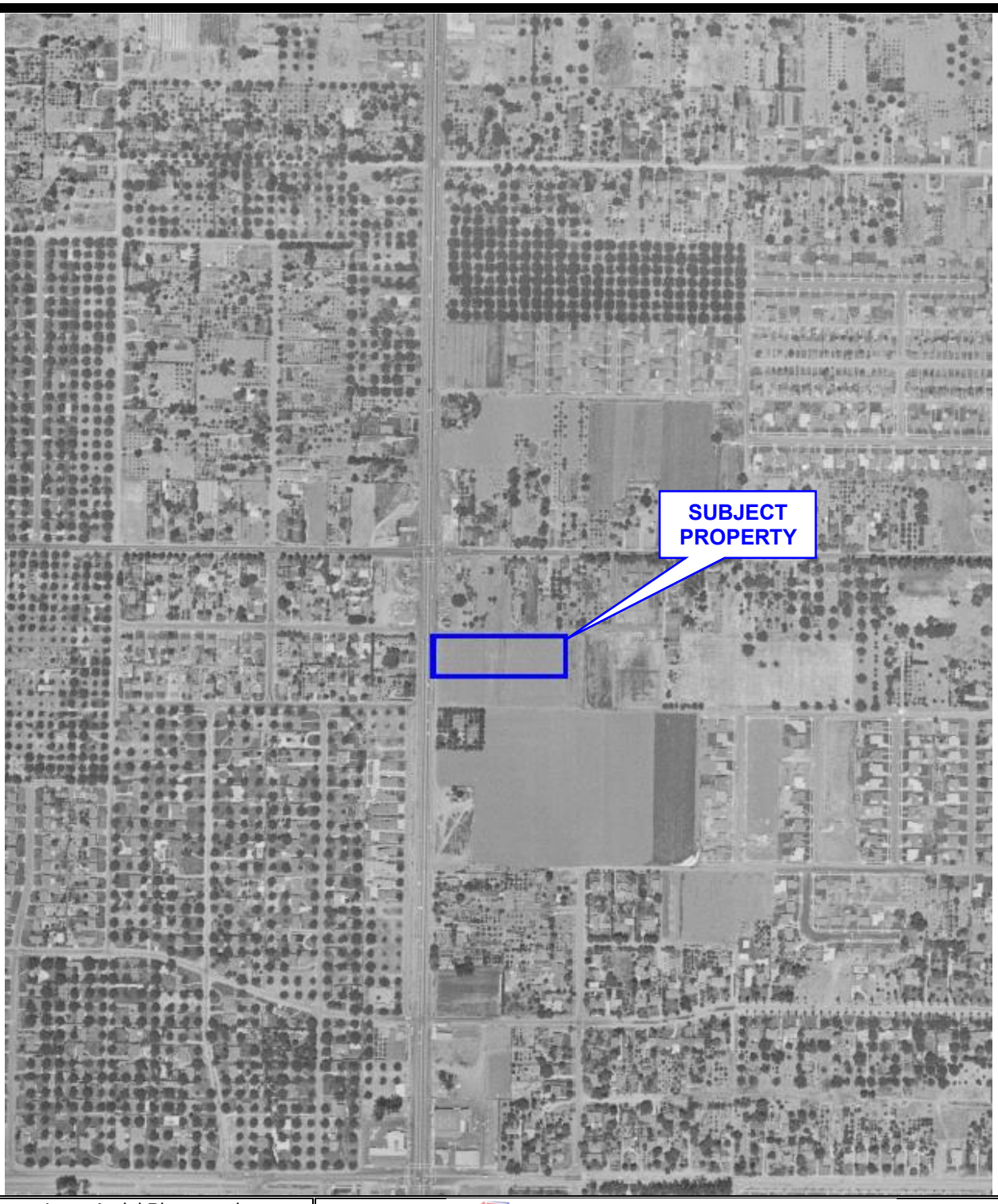

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Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

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Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

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Date: 1967
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

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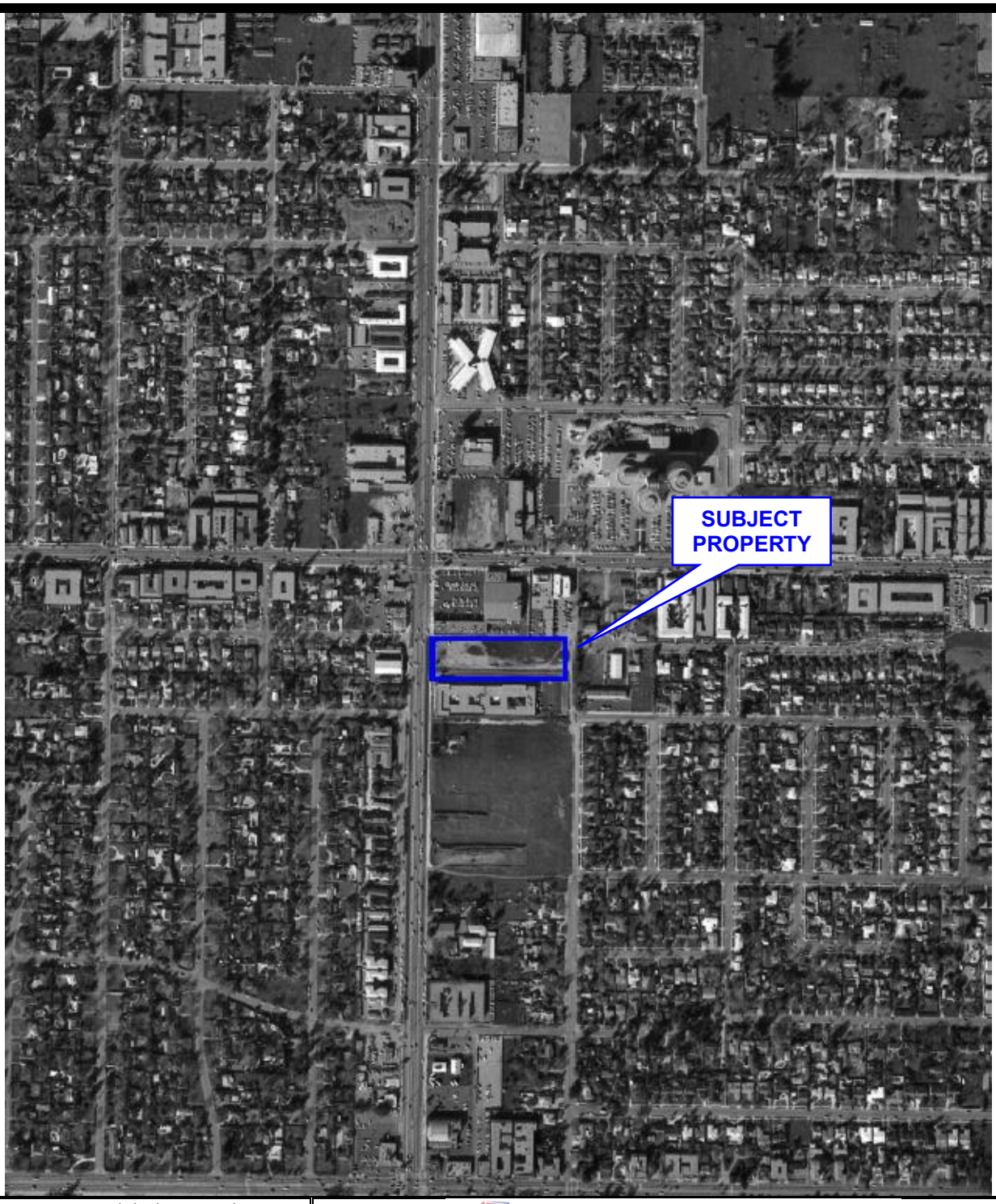

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Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

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Date: 1977
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

Item: Aerial Photograph
Date: 1983
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

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Project Number: LA141734B

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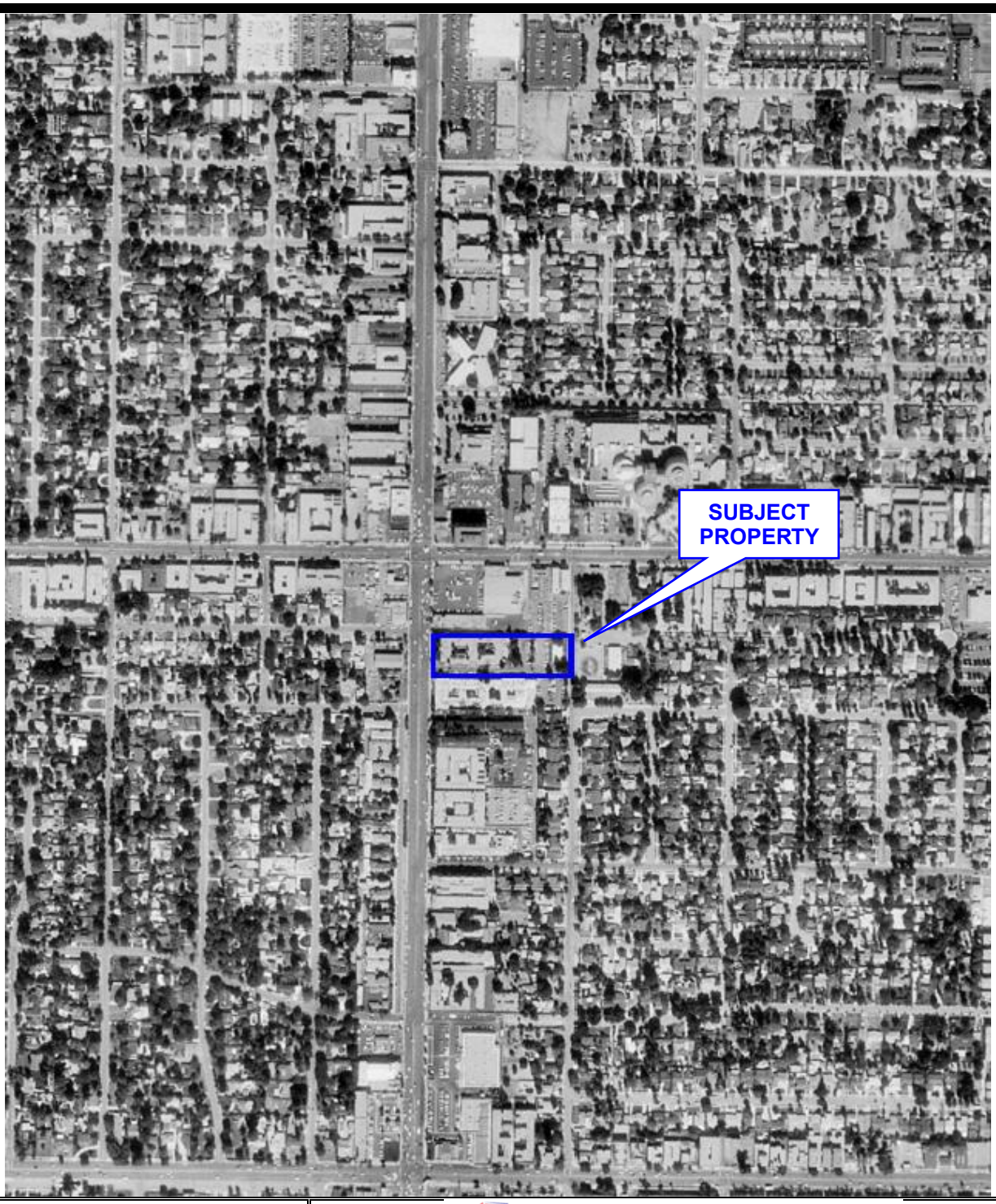

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Scale: None
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Project Number: LA141734B

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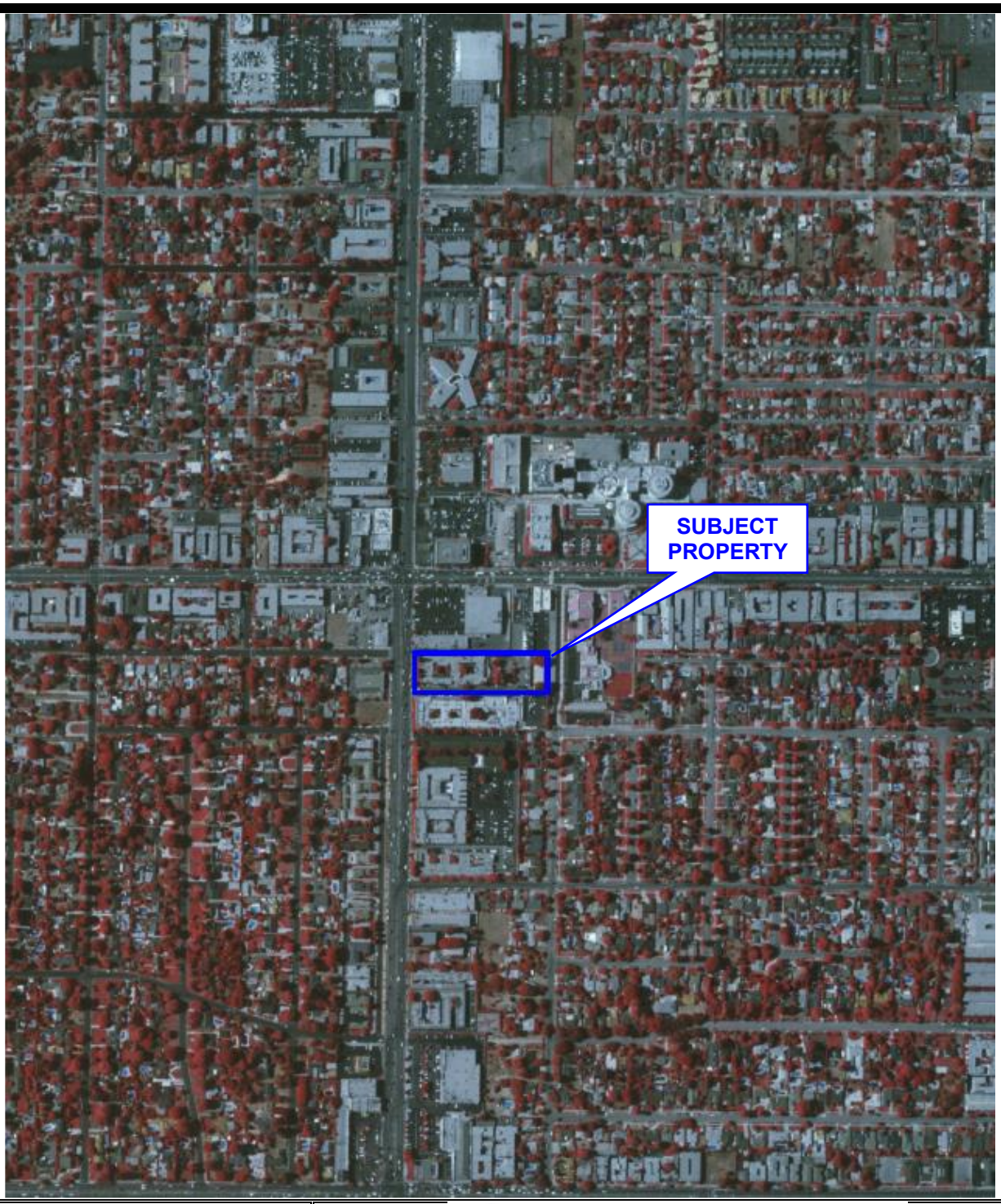

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Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

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Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

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Date: 2009
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

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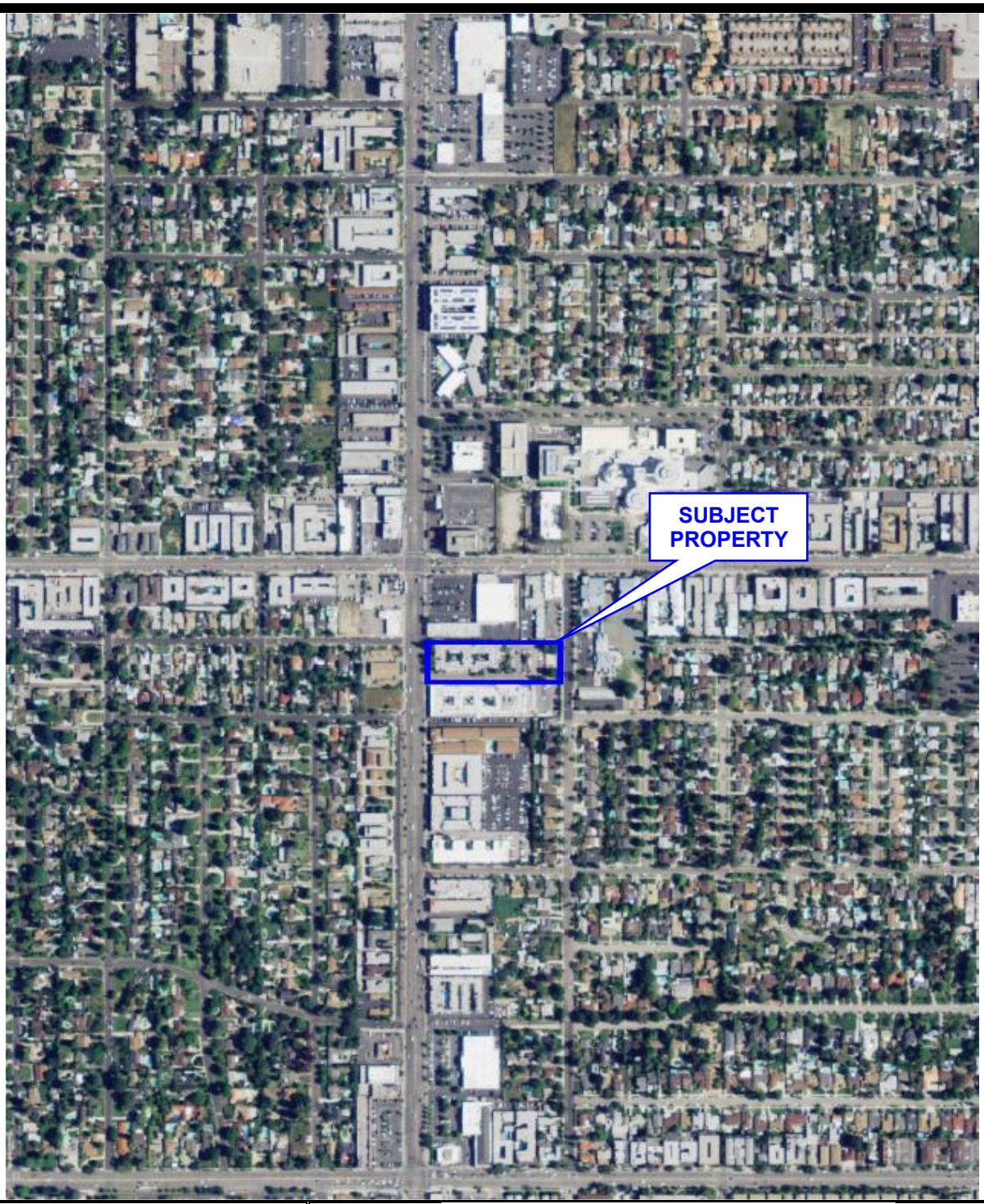

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Scale: None
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Project Number: LA141734B

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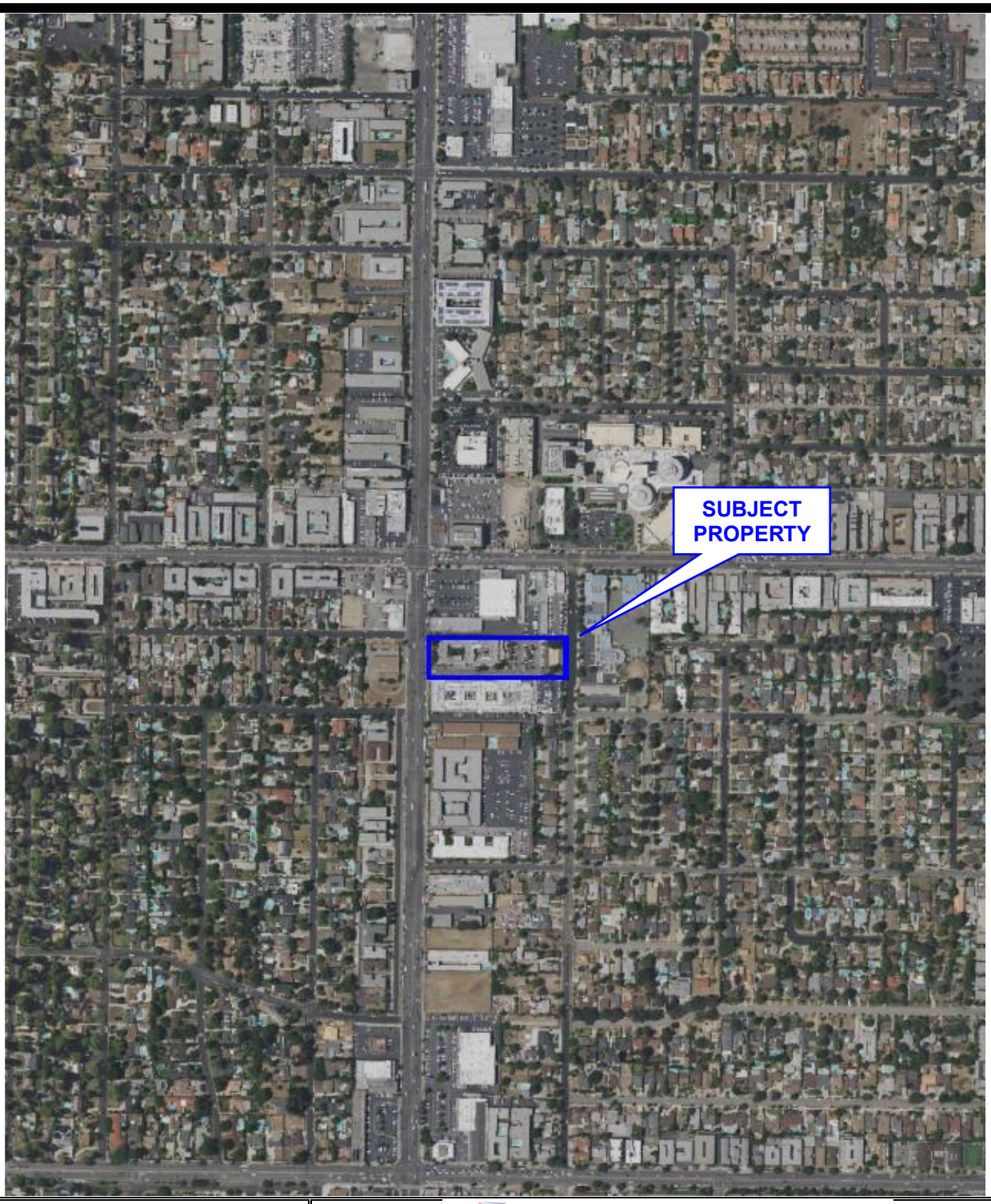


Item: Aerial Photograph
Date: 2016
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

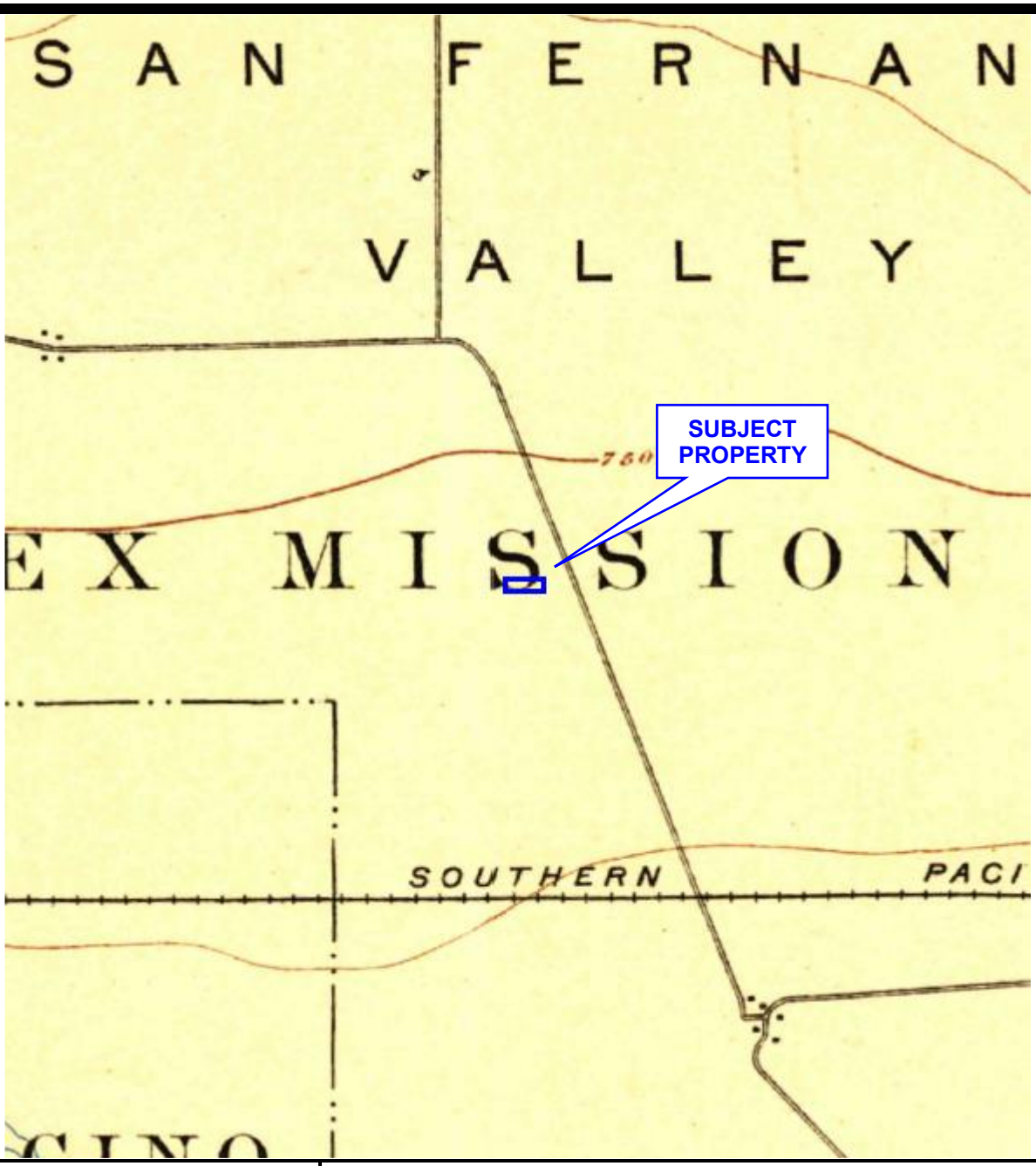
Aerial Photograph, Courtesy of Google Earth
Date: 2019
Scale: None
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

APPENDIX D

Historical Topographical Maps



Item: Historical Topographic Map, Los Angeles Quadrangle
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Scale: 15 Minute
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

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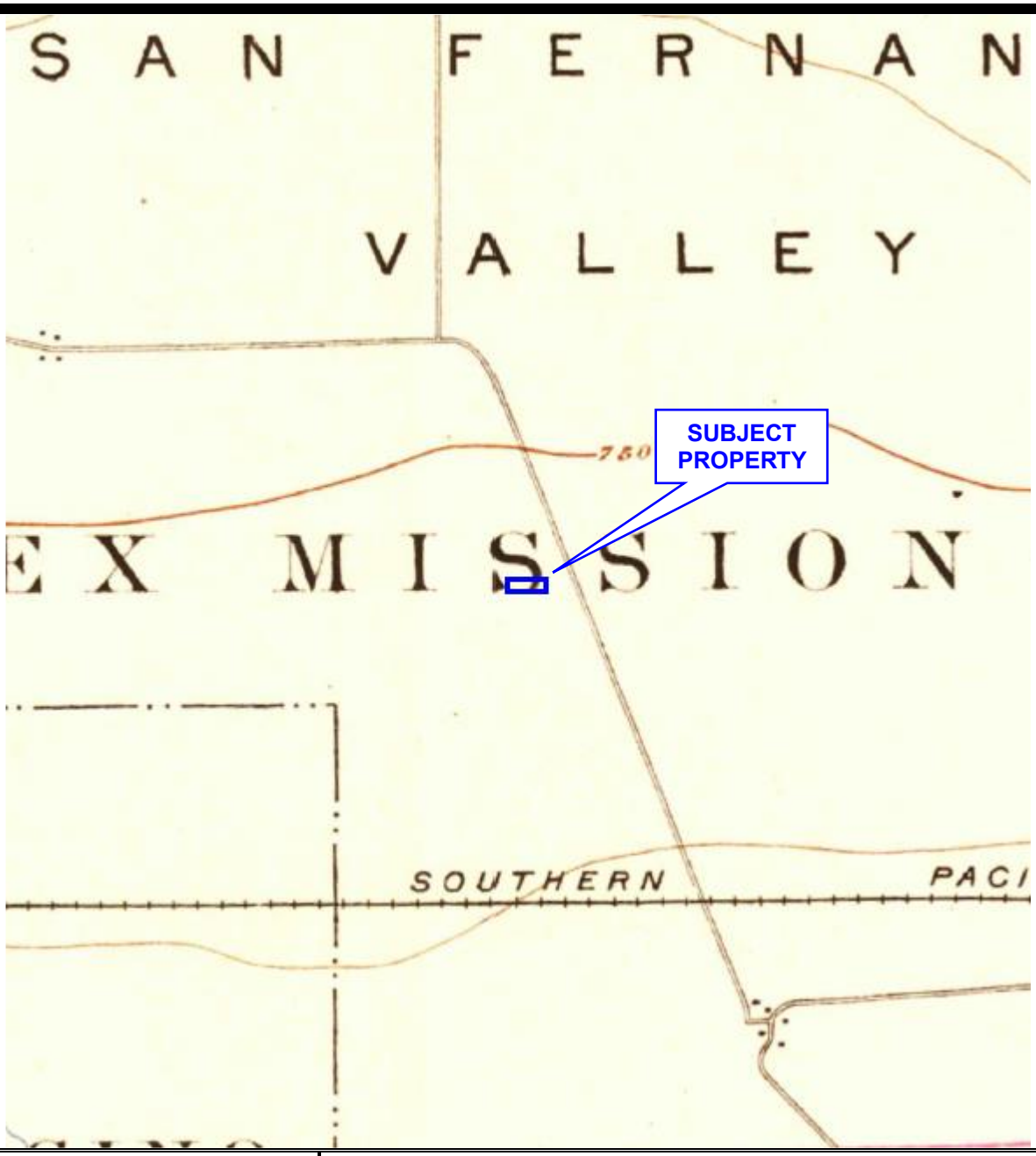

Item: Historical Topographic Map, Santa Monica Quadrangle
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Scale: 15 Minute
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Project Number: LA141734B

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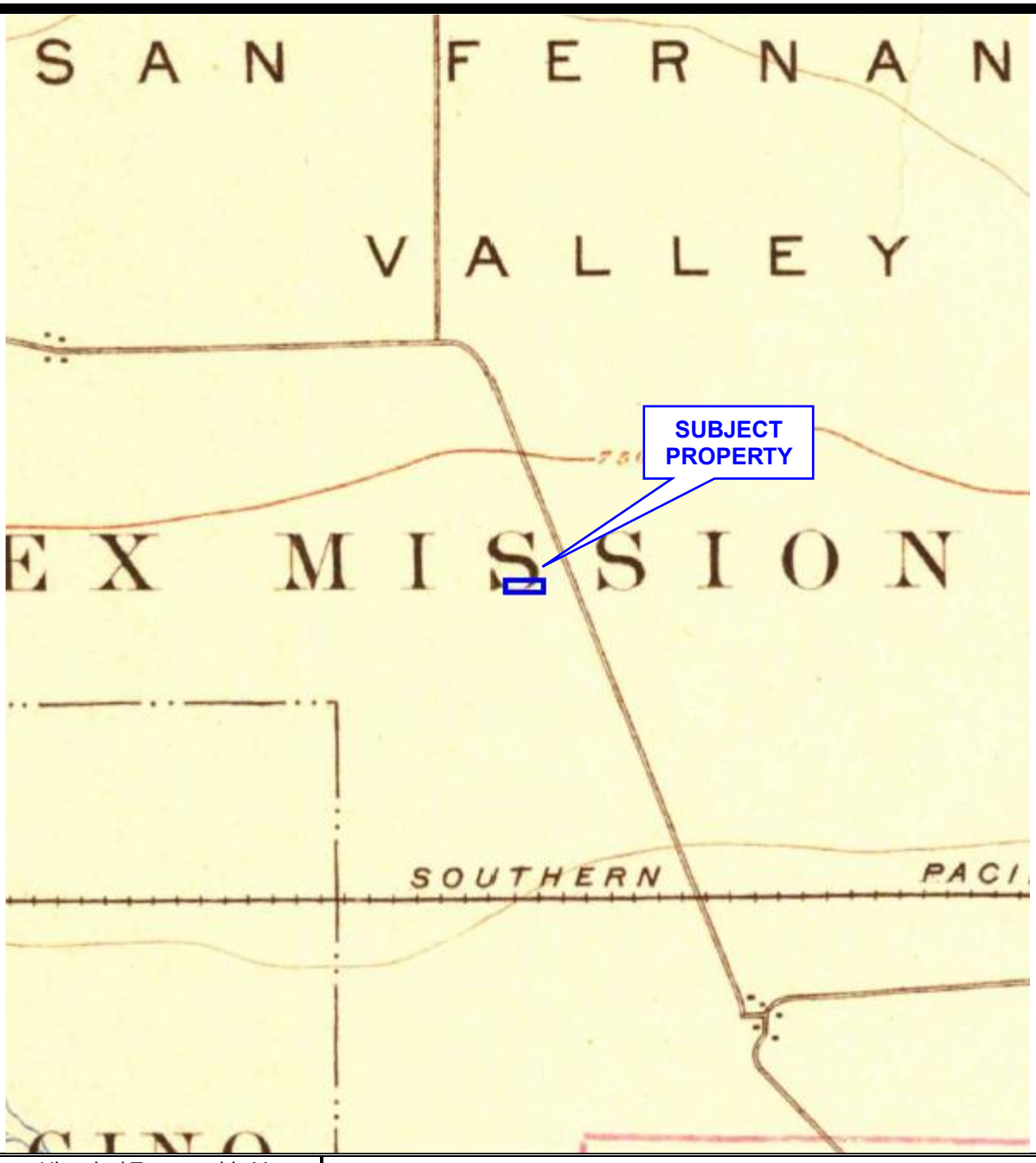

Item: Historical Topographic Map, Santa Monica Quadrangle
Date: 1898
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Project Number: LA141734B

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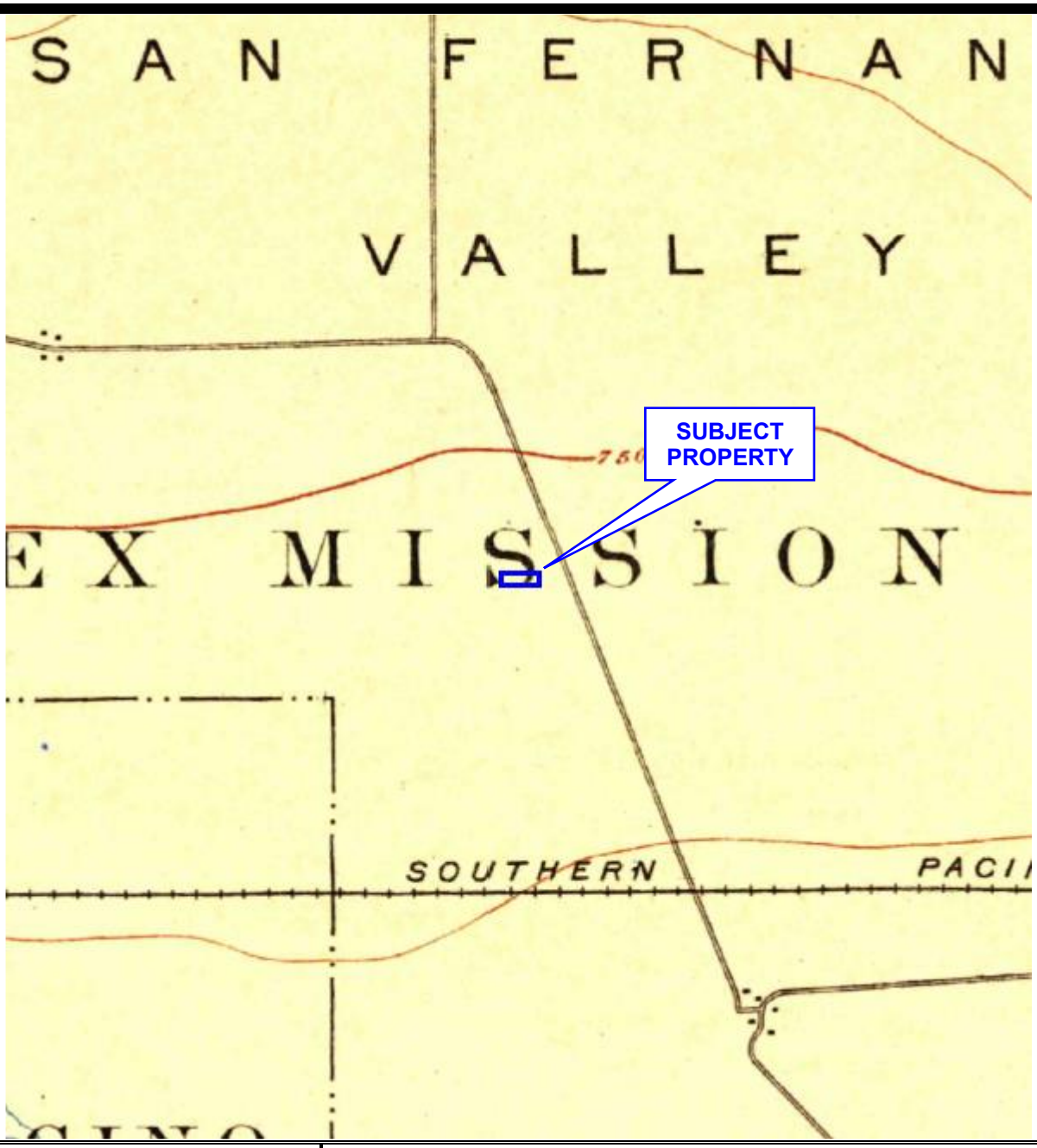

Item: Historical Topographic Map, Los Angeles Quadrangle
Date: 1900
Scale: 15 Minute
Project: California Green Tree Villa
Project Number: LA141734B

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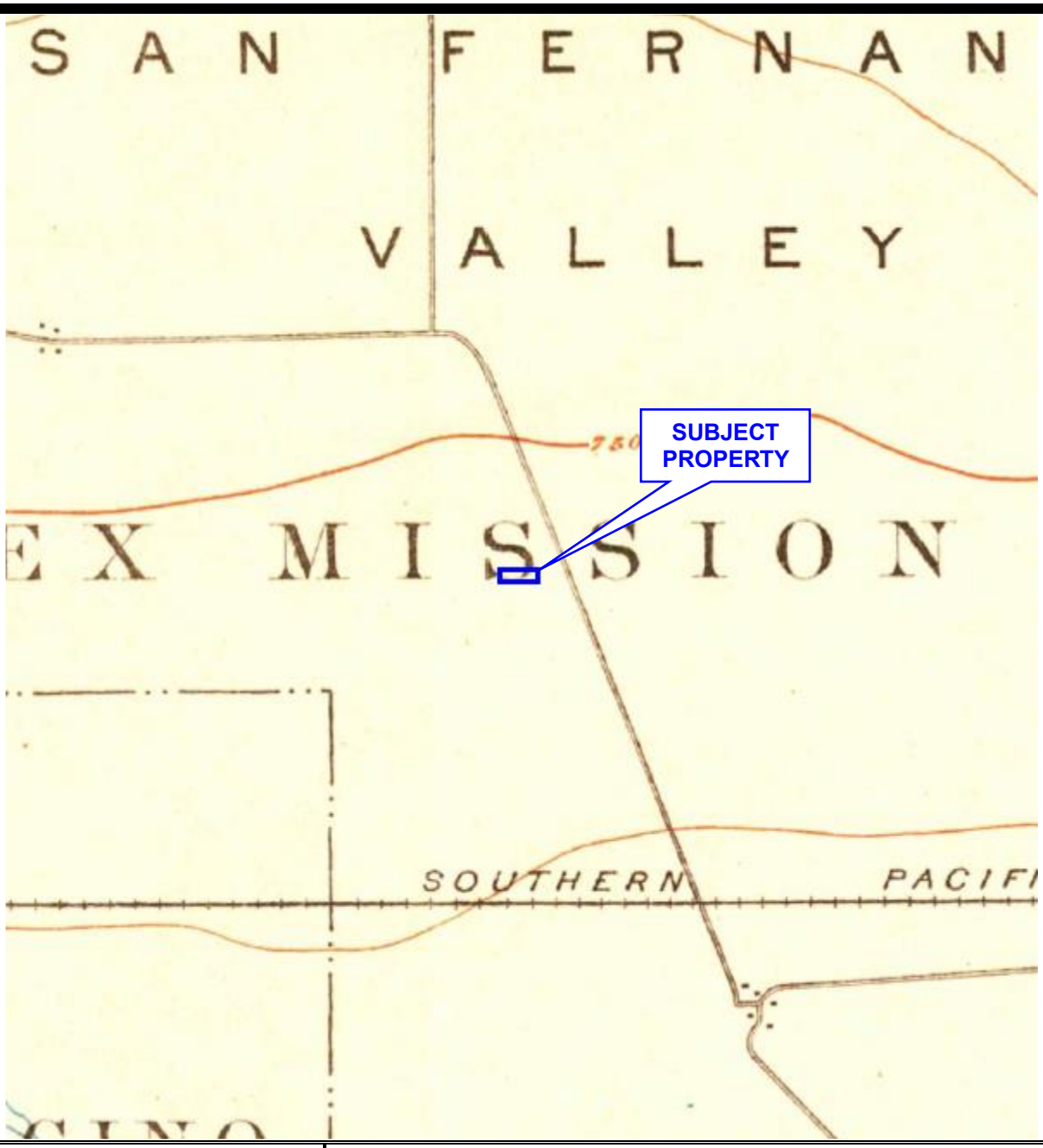

Item: Historical Topographic Map, Santa Monica Quadrangle
Date: 1902
Scale: 7.5 Minute
Project: California Green Tree Villa
Project Number: LA141734B

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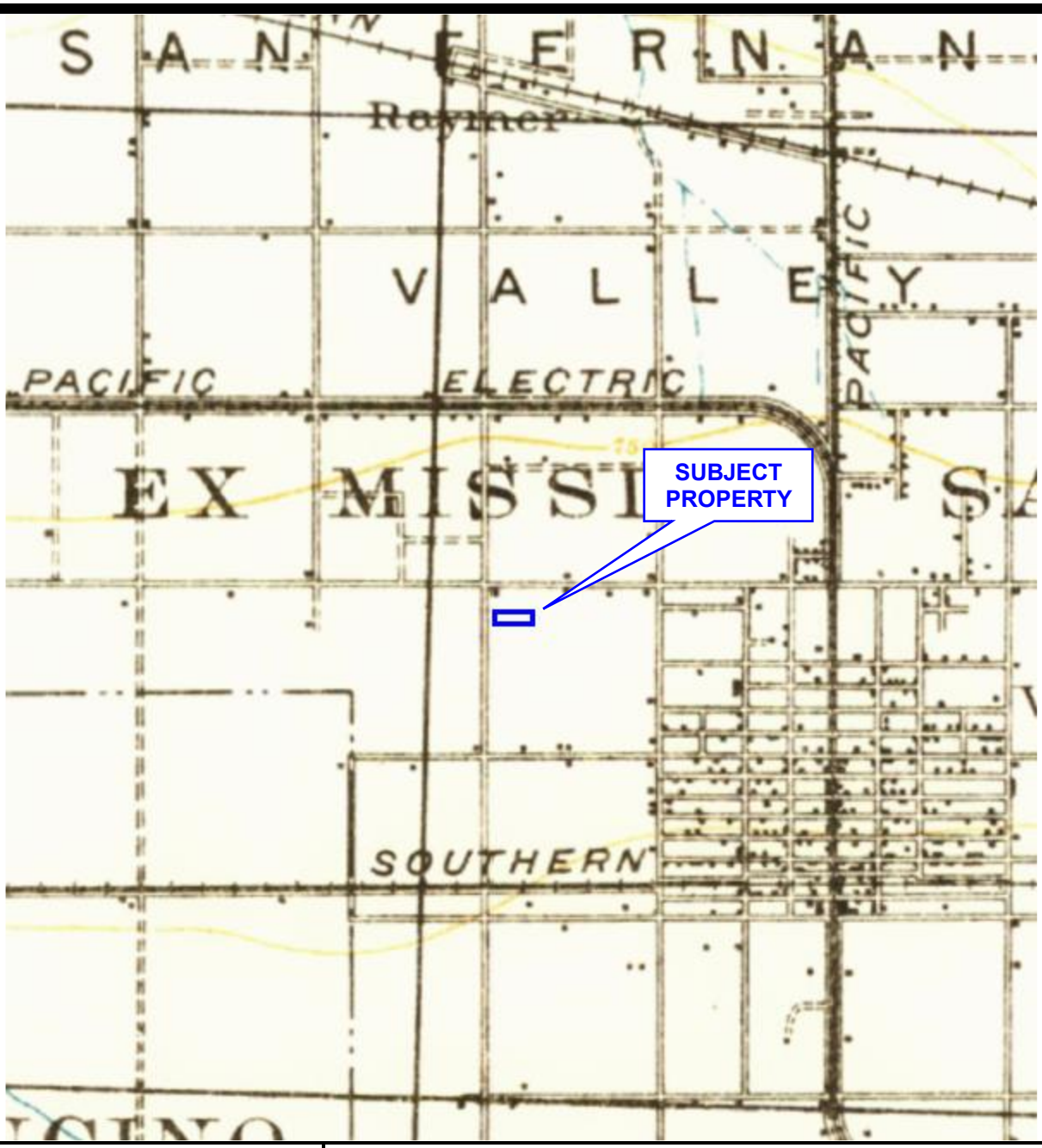

Item: Historical Topographic Map, Santa Monica Quadrangle
Date: 1920
Scale: 15 Minute
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

Item: Historical Topographic Map, Santa Monica Quadrangle
Date: 1921
Scale: 15 Minute
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

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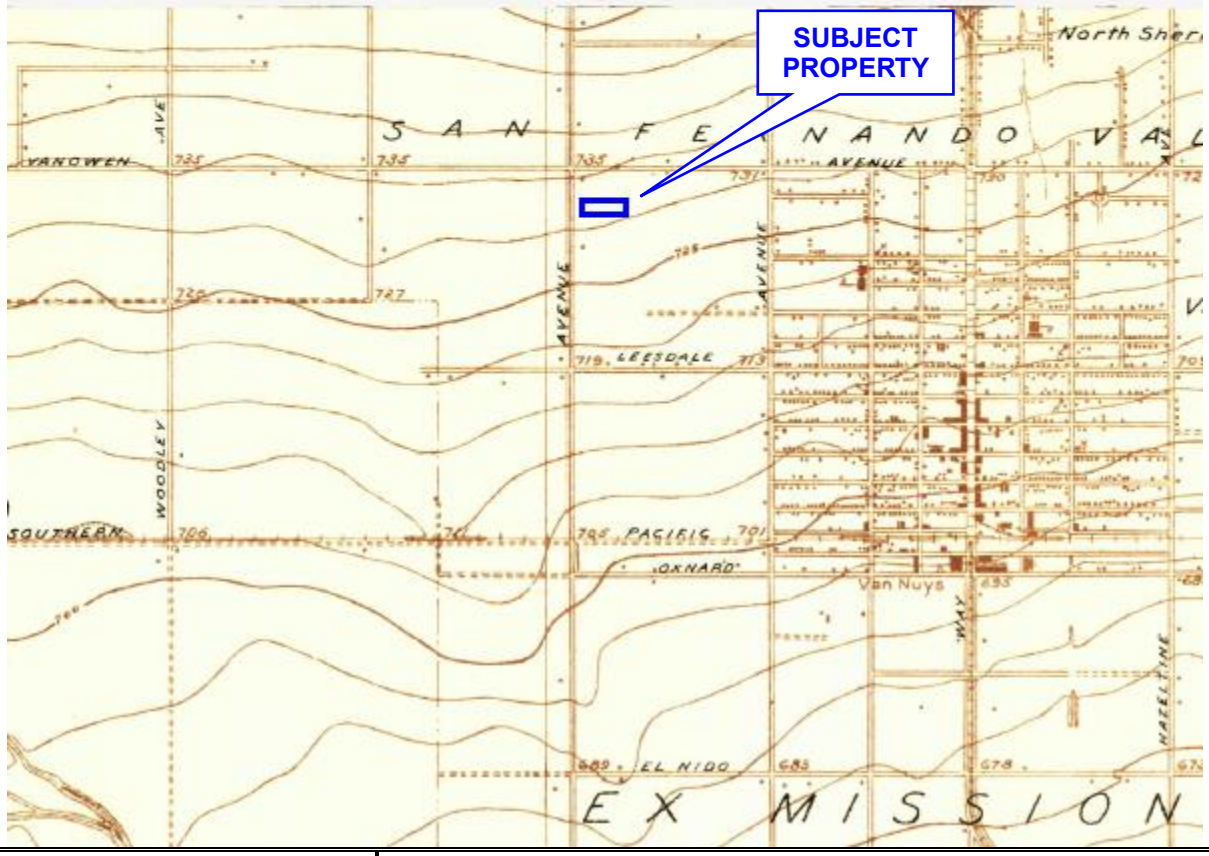

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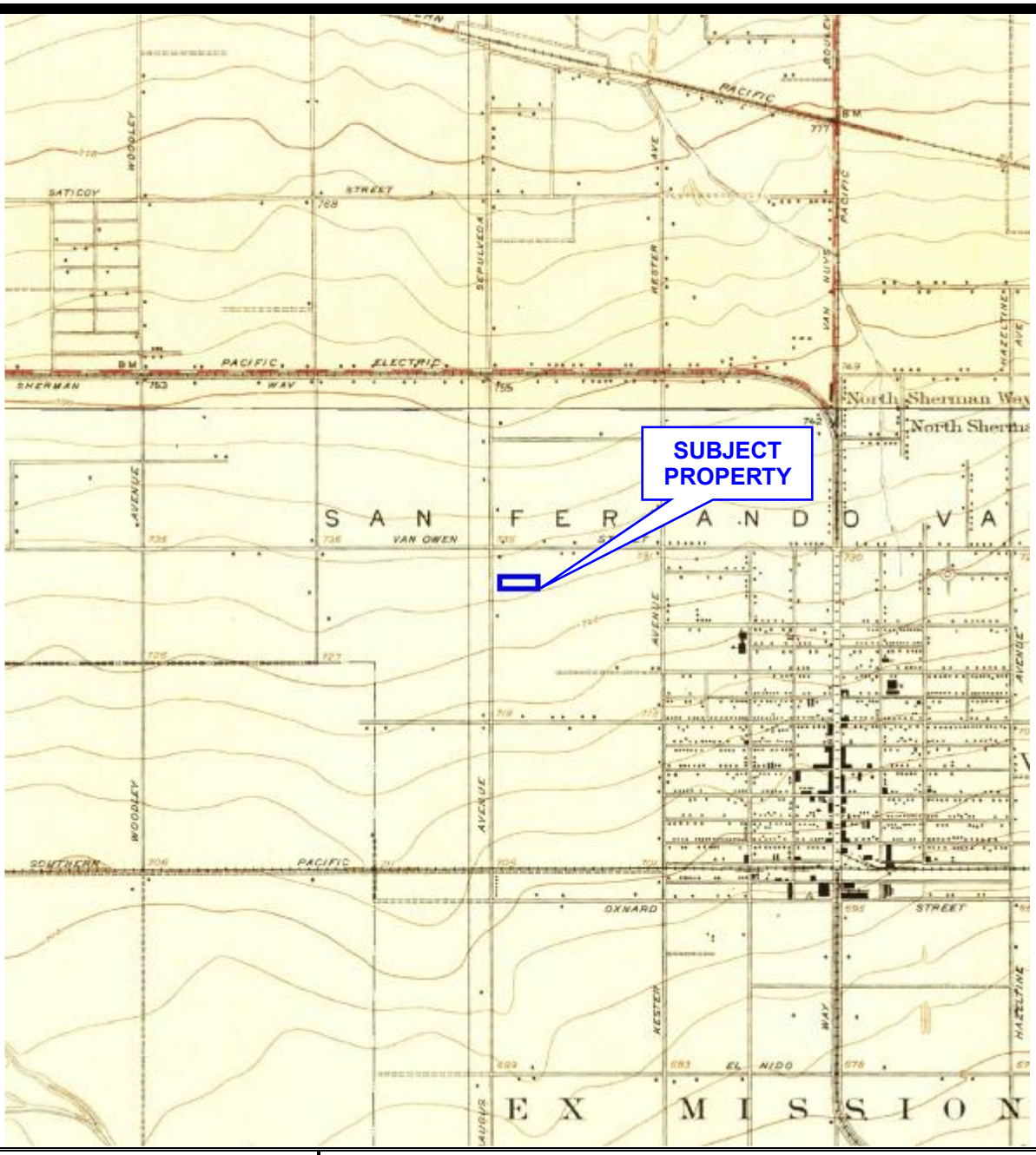

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Project Number: LA141734B

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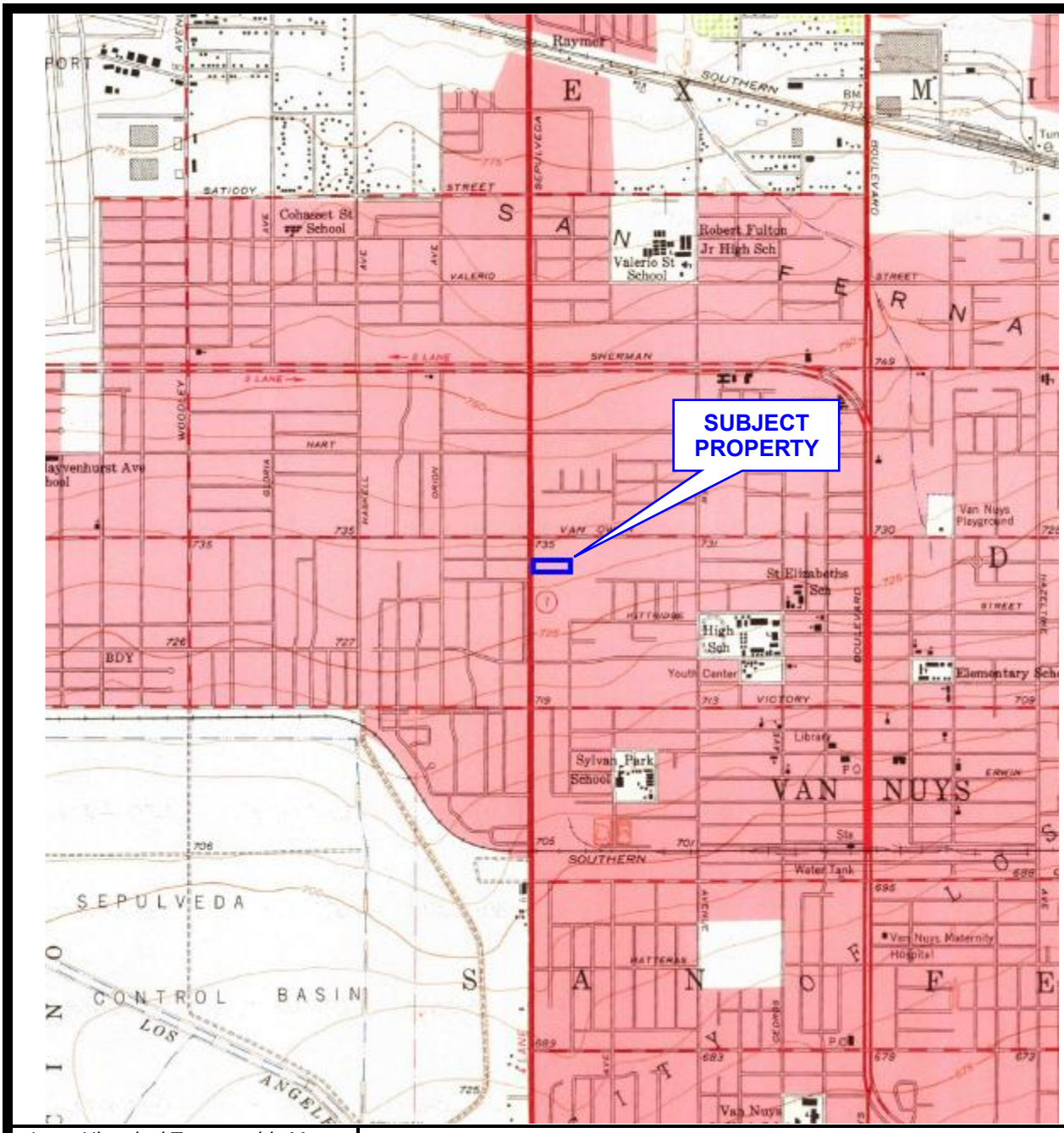

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Date: 1953
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Project Number: LA141734B

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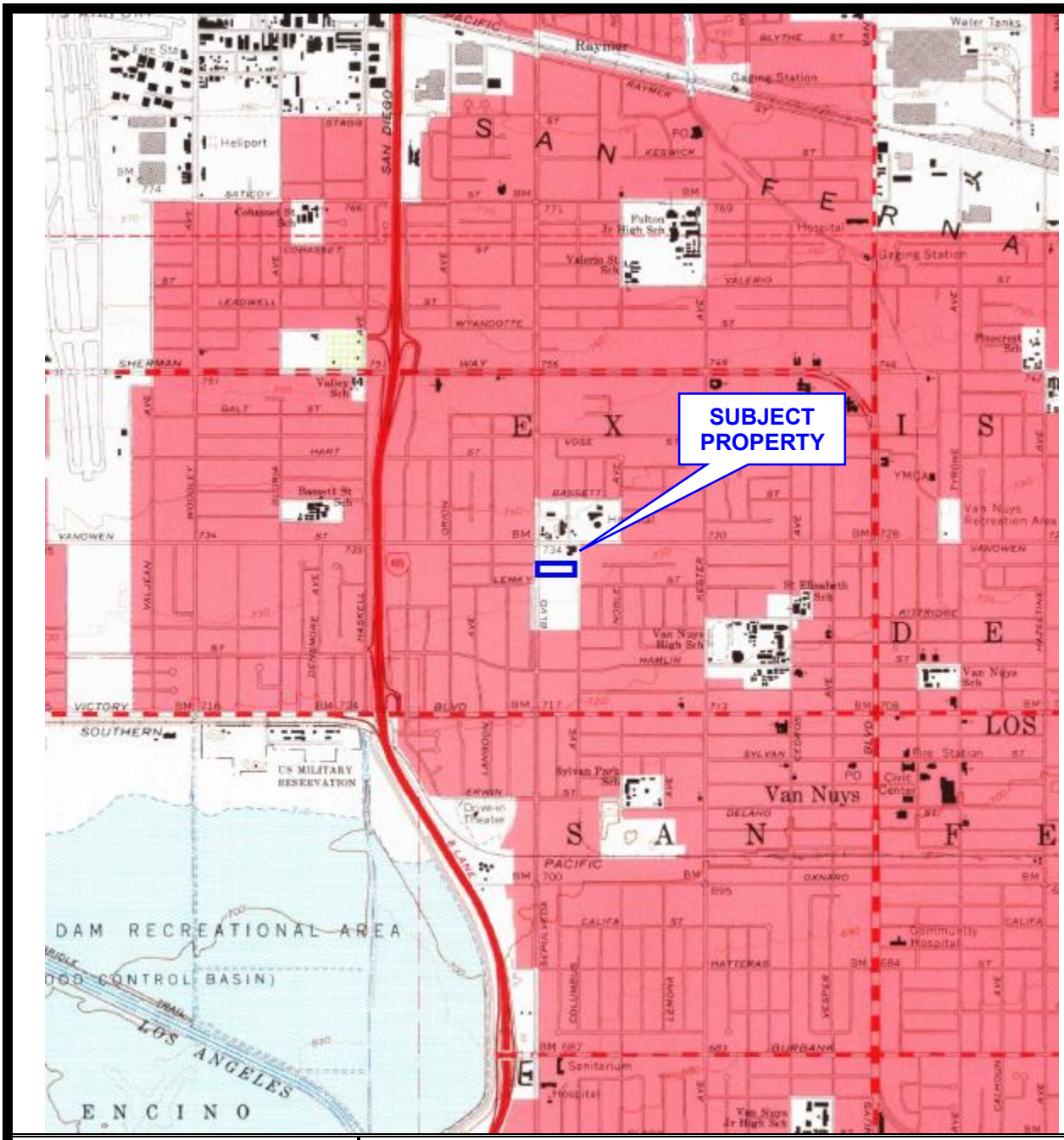

Item: Historical Topographic Map, Van Nuys Quadrangle
Date: 1966
Scale: 7.5 Minute
Project: California Green Tree Villa
Project Number: LA141734B

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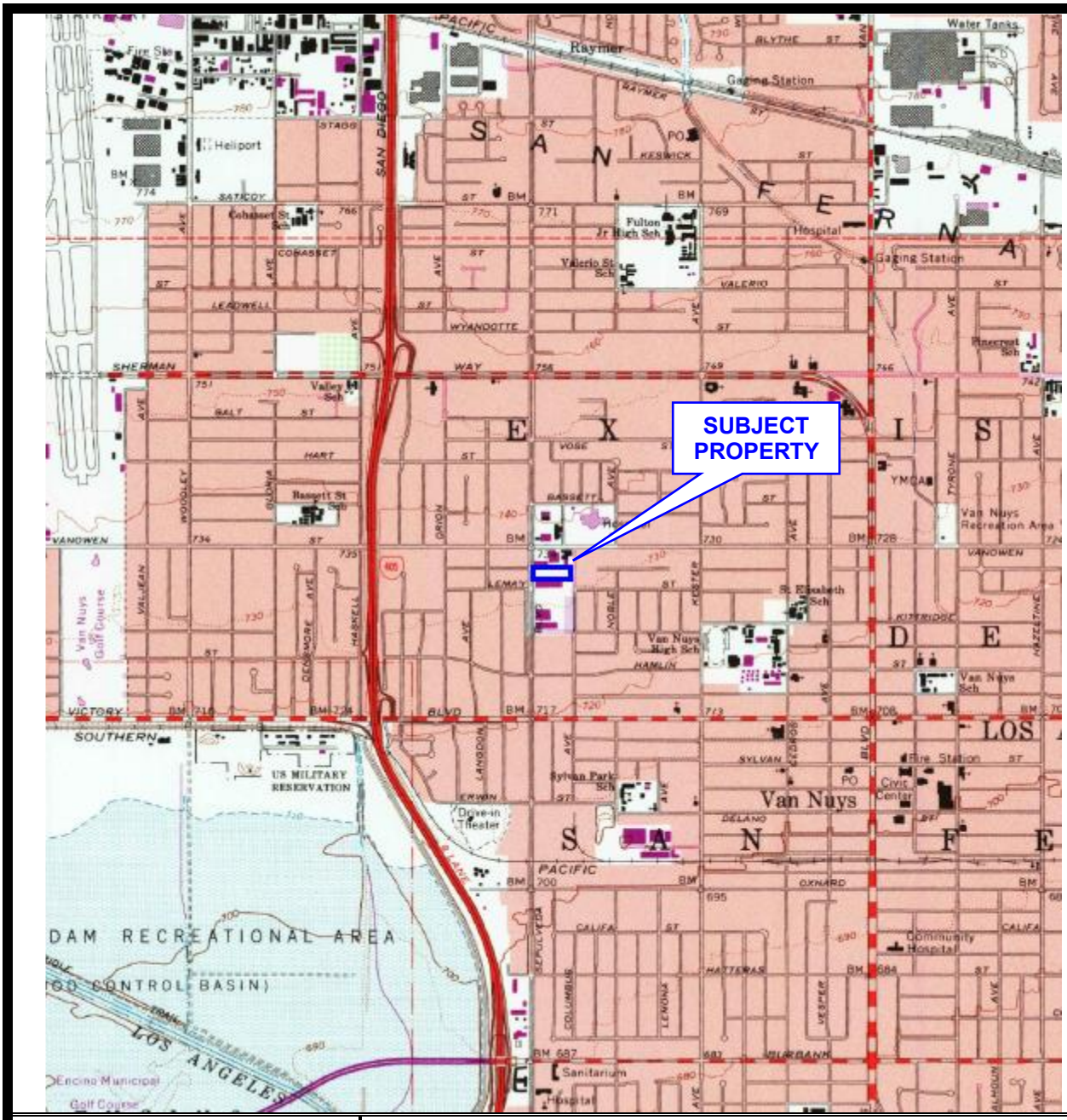

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Project Number: LA141734B

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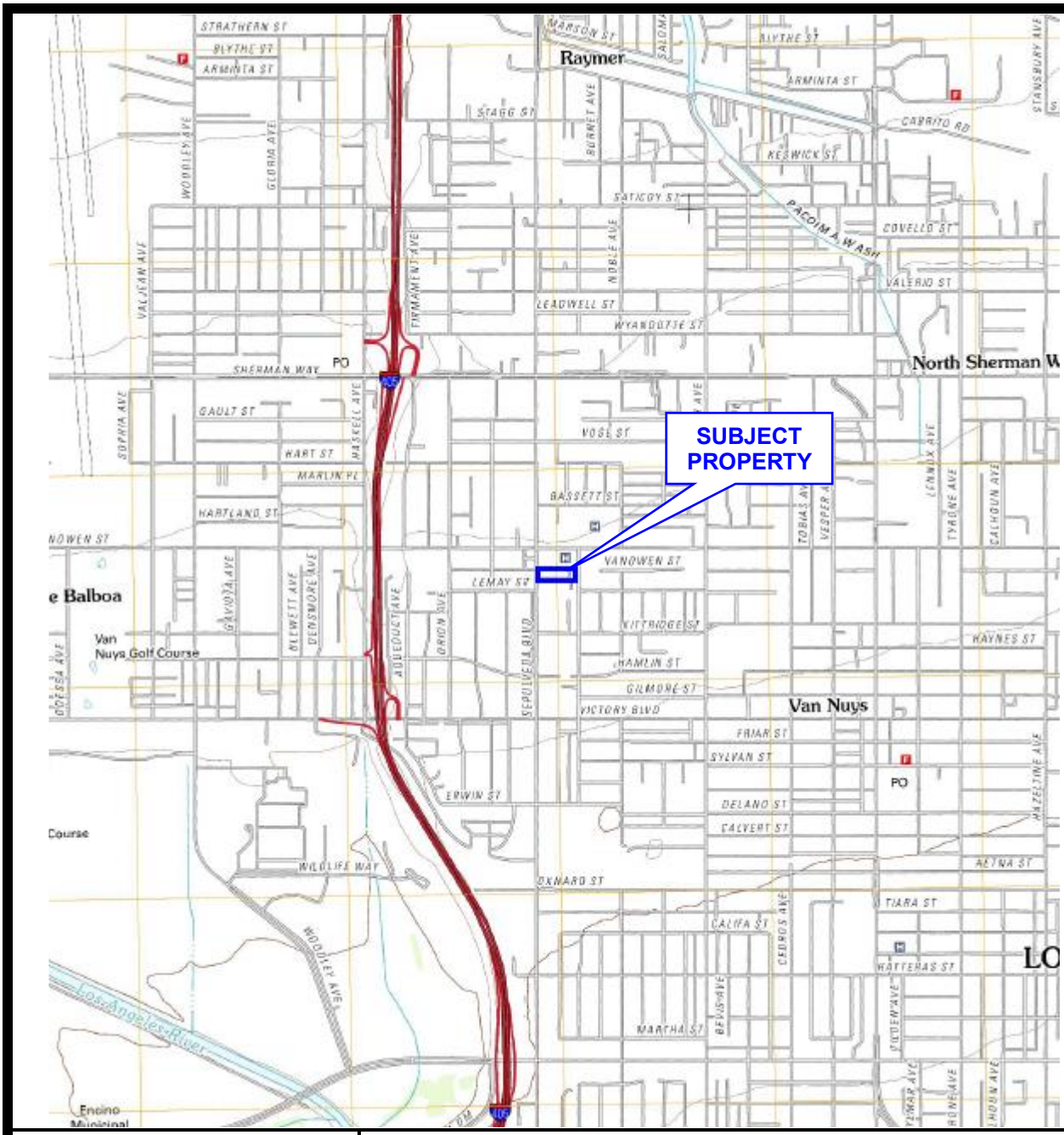

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Date: 2012
Scale: 7.5 Minute
Project: California Green Tree Villa
Project Number: LA141734B

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

APPENDIX E

City Directory Research

California Villa Phase I ESA
6728 Sepulveda Boulevard
Van Nuys, CA 91411

Inquiry Number: 6165722.5
August 21, 2020

The EDR-City Directory Abstract

Environmental Data Resources Inc

6 Armstrong Road
Shelton, CT 06484
800.352.0050
www.edrnet.com

TABLE OF CONTENTS

SECTION

Executive Summary

Findings

City Directory Images

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

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This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OR DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction orforecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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EXECUTIVE SUMMARY

DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Abstract is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Abstract includes a search and abstract of available city directory data. For each address, the directory lists the name of the corresponding occupant at five year intervals.

Business directories including city, cross reference and telephone directories were reviewed, if available, at approximately five year intervals for the years spanning 1920 through 2014. This report compiles information gathered in this review by geocoding the latitude and longitude of properties identified and gathering information about properties within 660 feet of the target property.

A summary of the information obtained is provided in the text of this report.

RECORD SOURCES

EDR's Digital Archive combines historical directory listings from sources such as Cole Information and Dun & Bradstreet. These standard sources of property information complement and enhance each other to provide a more comprehensive report.

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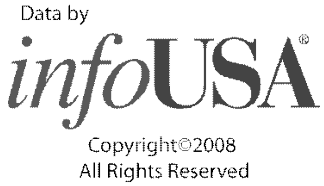

RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. An "X" indicates where information was identified in the source and provided in this report.

Year	Source	TP	Adjoining	Text Abstract	Source Image
2014	Cole Information Services	-	X	X	-
2009	Cole Information Services	-	X	X	-
2006	Haines Company, Inc.	-	X	X	-
2004	Cole Information Services	-	X	X	-
	Haines Company	-	X	X	-
2003	Haines & Company	-	-	-	-
2001	Haines & Company, Inc.	-	X	X	-
2000	Pacific Bell Telephone	-	-	-	-
1999	Cole Information Services	-	X	X	-
	Haines Company	-	-	-	-
1996	GTE	-	-	-	-
1995	Pacific Bell	-	X	X	-

EXECUTIVE SUMMARY

Year	Source	TP	Adjoining	Text Abstract	Source Image
1994	Cole Information Services	-	X	X	-
1992	PACIFIC BELL WHITE PAGES	-	-	-	-
1991	Pacific Bell	-	X	X	-
1990	Pacific Bell	-	X	X	-
1986	Pacific Bell	-	X	X	-
1985	Pacific Bell	-	X	X	-
1981	Pacific Telephone	-	X	X	-
1980	Pacific Telephone	-	X	X	-
1976	Pacific Telephone	-	X	X	-
1975	Pacific Telephone	-	X	X	-
1972	R. L. Polk & Co.	-	-	-	-
1971	Pacific Telephone	-	X	X	-
1970	Pacific Telephone	-	X	X	-
1969	Pacific Telephone	-	-	-	-
1967	Pacific Telephone	-	X	X	-
1966	Pacific Telephone	-	-	-	-
1965	Pacific Telephone	-	X	X	-
	The Pacific Telephone and Telegraph Co	-	X	X	-
1964	Pacific Telephone	-	-	-	-
1963	Pacific Telephone	-	-	-	-
1962	Pacific Telephone	-	X	X	-
1961	R. L. Polk & Co.	-	-	-	-
1960	Pacific Telephone and Telegraph Company	-	X	X	-
1958	Pacific Telephone	-	-	-	-
1957	Pacific Telephone	-	-	-	-
1956	Pacific Telephone	-	X	X	-
1955	R. L. Polk & Co.	-	-	-	-
1954	R. L. Polk & Co.	-	-	-	-
1952	Los Angeles Directory Co.	-	-	-	-
1951	Los Angeles Directory Co Publishers	-	-	-	-
1950	Pacific Telephone	-	X	X	-
1949	Los Angeles Directory Co.	-	-	-	-
1948	Los Angeles Directory Co.	-	-	-	-
1947	Pacific Directory Co.	-	-	-	-
1946	Southern California Telephone Co	-	-	-	-
1945	The Glendale Directory Co.	-	-	-	-
1944	R. L. Polk & Co.	-	-	-	-
1942	Los Angeles Directory Co.	-	-	-	-
1940	Los Angeles Directory Co.	-	X	X	-
1939	Los Angeles Directory Co.	-	-	-	-
1938	Los Angeles Directory Company Publishers	-	-	-	-

EXECUTIVE SUMMARY

Year	Source	TP	Adjoining	Text Abstract	Source Image
1937	Los Angeles Directory Co.	-	-	-	-
1936	Los Angeles Directory Co.	-	-	-	-
1935	Los Angeles Directory Co.	-	X	X	-
1934	Los Angeles Directory Co.	-	-	-	-
1933	Los Angeles Directory Co.	-	-	-	-
1932	Los Angeles Directory Co.	-	-	-	-
1931	Los Angeles Directory Company Publishers	-	-	-	-
1930	Los Angeles Directory Co.	-	X	X	-
1929	Los Angeles Directory Co.	-	-	-	-
1928	Los Angeles Directory Co.	-	-	-	-
1927	Los Angeles Directory Co.	-	-	-	-
1926	Los Angeles Directory Co.	-	X	X	-
1925	Los Angeles Directory Co.	-	-	-	-
1924	Los Angeles Directory Co.	-	-	-	-
1923	Los Angeles Directory Co.	-	-	-	-
1921	Los Angeles Directory Co.	-	-	-	-
1920	Los Angeles Directory Co.	-	-	-	-

EXECUTIVE SUMMARY

SELECTED ADDRESSES

The following addresses were selected by the client, for EDR to research. An "X" indicates where information was identified.

Address	***Type***	***Findings***
6715 Sepulveda Boulevard	Client Entered	
6741 Sepulveda Boulevard	Client Entered	X
6705 Sepulveda Boulevard	Client Entered	X
6719 Sepulveda Boulevard	Client Entered	X
6700 Sepulveda Boulevard	Client Entered	X
6734 Sepulveda Boulevard	Client Entered	X
15220 Vanowen Street	Client Entered	X

FINDINGS

TARGET PROPERTY INFORMATION

ADDRESS

6728 Sepulveda Boulevard
Van Nuys, CA 91411

FINDINGS DETAIL

Target Property research detail.

FINDINGS

ADJOINING PROPERTY DETAIL

The following Adjoining Property addresses were researched for this report. Detailed findings are provided for each address.

ARCHWOOD PL

15330 ARCHWOOD PL

Year	Uses	Source
1970	HODGSON CHAS	Pacific Telephone
	HODGSON CHAS	Pacific Telephone
1956	HODGSON CHAS R	Pacific Telephone
1950	HODGSON CHAS R	Pacific Telephone
	HODGSON CHAS R	Pacific Telephone

15332 ARCHWOOD PL

Year	Uses	Source
1970	BOODY R H	Pacific Telephone
	BOODY R H	Pacific Telephone
1962	BOODY R H	Pacific Telephone
1956	BOODY R H R	Pacific Telephone
1950	BOODY R H R	Pacific Telephone
	BOODY R H R	Pacific Telephone

15333 ARCHWOOD PL

Year	Uses	Source
1962	TESSARO VICTOR	Pacific Telephone
1956	CHAPMAN ALVA L	Pacific Telephone

15336 ARCHWOOD PL

Year	Uses	Source
1956	HOGUE A E	Pacific Telephone
1950	BETTS SONJA MRS R	Pacific Telephone
	BETTS SONJA MRS R	Pacific Telephone

15337 ARCHWOOD PL

Year	Uses	Source
1970	VALENTINE ANNA ROSE MRS	Pacific Telephone
	VALENTINE ANNA ROSE MRS	Pacific Telephone
1962	VALENTINE ANNA ROSE MRS	Pacific Telephone

FINDINGS

15340 ARCHWOOD PL

Year	Uses	Source
1970	DE VEAU GEO W SR	Pacific Telephone
	DE VEAU GEO W SR	Pacific Telephone
1962	MITCHELL THOS O	Pacific Telephone
1956	FRITZEL HENRY J	Pacific Telephone
1950	BACON W T R	Pacific Telephone
	BACON W T R	Pacific Telephone

15343 ARCHWOOD PL

Year	Uses	Source
1970	SCHNURSTEIN E L	Pacific Telephone
	SCHNURSTEIN E L	Pacific Telephone
1962	LITTLE JASON L	Pacific Telephone
1956	LITTLE JASON L VAN NUYS	Pacific Telephone
1950	AYERS DALE L R	Pacific Telephone
	AYERS DALE L R	Pacific Telephone

15346 ARCHWOOD PL

Year	Uses	Source
1970	VALLE BENITO PONCE	Pacific Telephone
	VALLE BENITO PONCE	Pacific Telephone
1962	SHORT WM J	Pacific Telephone
1956	CLEMENT GUY D	Pacific Telephone

15347 ARCHWOOD PL

Year	Uses	Source
1970	RASMUSSON LAURA	Pacific Telephone
	RASMUSSON LAURA	Pacific Telephone
1962	RASMUSSON LAURA	Pacific Telephone
1956	RASMUSSON LAURA	Pacific Telephone

15350 ARCHWOOD PL

Year	Uses	Source
1962	BODENMULLER JULIUS	Pacific Telephone
1956	WILLIAMS CLYDE ROBT	Pacific Telephone
1950	HILL MARY J R	Pacific Telephone
	HILL MARY J R	Pacific Telephone

FINDINGS

15353 ARCHWOOD PL

Year	Uses	Source
1970	JACKSON CLAUDE R	Pacific Telephone
	JACKSON CLAUDE R	Pacific Telephone
1962	JACKSON CLAUDE R	Pacific Telephone
1956	STIMPSON E H	Pacific Telephone

15354 ARCHWOOD PL

Year	Uses	Source
1970	LEVIN HARRY D	Pacific Telephone
	LEVIN HARRY D	Pacific Telephone
1962	LEVIN HARRY D	Pacific Telephone

15361 ARCHWOOD PL

Year	Uses	Source
1962	HOFF MURIEL A	Pacific Telephone

ARCHWOOD ST

15320 ARCHWOOD ST

Year	Uses	Source
2014	JENNIFER PEARSON	Cole Information Services
2009	JERRY HARTMAN	Cole Information Services
2006	HARTMANJenry	Haines Company, Inc.
	PEARSON Jennifer	Haines Company, Inc.
	SMITH Michael V	Haines Company, Inc.
2004	TERRENCE MCCOY	Cole Information Services
	PEARSONJennifer	Haines Company
	MCCOYPetler M	Haines Company
	HARTMANJenry	Haines Company
2001	MCCOY Peter M	Haines & Company, Inc.
	HARTMAN Jerry	Haines & Company, Inc.
1999	JERRY HARTMAN	Cole Information Services
1994	MENDOZA, FORTINO	Cole Information Services
	DOLORES, ORNELAS	Cole Information Services

15330 ARCHWOOD ST

Year	Uses	Source
2014	LUCIEN PIERRE	Cole Information Services
2009	PIERCON	Cole Information Services
	LUCIEN PIERRE	Cole Information Services

FINDINGS

Year	Uses	Source
2006	a PIERRE Lucien	Haines Company, Inc.
2004	LUCIEN PIERRE	Cole Information Services
	SPIERRE Lucien	Haines Company
2001	PIERCON	Haines & Company, Inc.
	PIERRE Lucien	Haines & Company, Inc.
1999	LUCIEN PIERRE	Cole Information Services
1980	YOUNG LUCIA	Pacific Telephone

15332 ARCHWOOD ST

Year	Uses	Source
2014	RICHARD COLEMAN	Cole Information Services
2009	RICHARD COLEMAN	Cole Information Services
2006	COLEMAN Richard	Haines Company, Inc.
2004	RICHARD COLEMAN	Cole Information Services
	COLEMAN Richard	Haines Company
2001	COLEMAN Richard	Haines & Company, Inc.
1999	RICHARD COLEMAN	Cole Information Services
1994	CLEANING LADY CO	Cole Information Services
1980	BOODY R H	Pacific Telephone

15333 ARCHWOOD ST

Year	Uses	Source
2014	RICHARD MADDEN	Cole Information Services
2009	RICHARD MADDEN	Cole Information Services
2006	No Current Listing	Haines Company, Inc.
2004	no info	Haines Company
2001	HUSAK Christine R	Haines & Company, Inc.
1980	VERRAL L A	Pacific Telephone

15336 ARCHWOOD ST

Year	Uses	Source
2014	IVANA TEJEDA	Cole Information Services
2009	DRAWAHOLIC INC	Cole Information Services
2006	HONICH Ted	Haines Company, Inc.
	KAUFMAN Elena	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	KAUFMANElena	Haines Company
2001	KAUFMAN Elena	Haines & Company, Inc.
1999	OCCUPANT UNKNOWN	Cole Information Services

FINDINGS

15337 ARCHWOOD ST

Year	Uses	Source
2014	NANCY VALENTINE	Cole Information Services
2009	NANCY VALENTINE	Cole Information Services
2006	VALENTINE NC	Haines Company, Inc.
2004	NANCY VALENTINE	Cole Information Services
	VALENTINENC	Haines Company
2001	VALENTINE N C	Haines & Company, Inc.
1999	NANCY VALENTINE	Cole Information Services
1980	VALENTINE A R	Pacific Telephone

15340 ARCHWOOD ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
2009	JUANA OCHOA	Cole Information Services
2006	OCHOAJuana	Haines Company, Inc.
2004	JUANA OCHOA	Cole Information Services
	SOCHOAJuana	Haines Company
2001	OCHOA Juana	Haines & Company, Inc.
1999	JUANA OCHOA	Cole Information Services
1994	DEVEAU, GEORGE W SR	Cole Information Services

15343 ARCHWOOD ST

Year	Uses	Source
2014	HAGOP MAZEDJIAN	Cole Information Services
2009	GHATCHIG MAZEDJIAN	Cole Information Services
2006	MAZEDJIANAnahid	Haines Company, Inc.
2004	GHATCHIG MAZEDJIAN	Cole Information Services
	SMAZEDJIANAnahid	Haines Company
2001	MAZEDJIAN Anahid	Haines & Company, Inc.
1999	ANAHID MAZEDJIAN	Cole Information Services
1994	MAZEDJIAN, ANAHID	Cole Information Services
1980	DARST RALPH	Pacific Telephone

15346 ARCHWOOD ST

Year	Uses	Source
2014	DANIEL SAIGHE	Cole Information Services
2006	e PORTILLORaul	Haines Company, Inc.
2004	JOSE CANALES	Cole Information Services
2001	FLORES Maria J	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	PORTILLO Raul	Haines & Company, Inc.
	GARCIA Cecilia	Haines & Company, Inc.
1980	HAMMER V H	Pacific Telephone

15347 ARCHWOOD ST

Year	Uses	Source
2009	DIKRANOUHI BALIAN	Cole Information Services
2006	a BALIAN Sarlds	Haines Company, Inc.
2004	DIKRANOUHI BALIAN	Cole Information Services
	SBALIAN Sarkis	Haines Company
2001	BALIAN Sarkis	Haines & Company, Inc.
1999	DIKRANOUHI BALIAN	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1994	BALIAN, SARKIS	Cole Information Services

15348 ARCHWOOD ST

Year	Uses	Source
2004	SPORTILLORaul	Haines Company

15350 ARCHWOOD ST

Year	Uses	Source
2014	ARAM DZHURYAN	Cole Information Services
2009	ARMANDO MONROY	Cole Information Services
2006	a HERRERALuis	Haines Company, Inc.
	MENDEZRober Io	Haines Company, Inc.
	PLASCENCIA Miguel	Haines Company, Inc.
2004	ROBERTO MENDEZ	Cole Information Services
	MENDEZRoberto	Haines Company
	HERRERALuts	Haines Company
	PLASCENCIA Miguel	Haines Company
2001	MENDEZ Roberto	Haines & Company, Inc.
	HERRERA Luis	Haines & Company, Inc.
1999	ARMANDO MONROY	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services

15353 ARCHWOOD ST

Year	Uses	Source
2014	EVANGELINA ALMANZA	Cole Information Services
2009	LETICIA ACUNA	Cole Information Services
2006	ALMAANZA Paricia	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	ACUNA Latcda	Haines Company, Inc.
	SANDOVAL Aeecla	Haines Company, Inc.
2004	ELIAZAR ALMANZA	Cole Information Services
	ALMANZA Evangelina	Haines Company
2001	ALMANZA Eliazar	Haines & Company, Inc.
1999	LETICIA ACUNA	Cole Information Services
1994	PALATUCCI, JOHN	Cole Information Services
1980	JACKSON CLAUDE R	Pacific Telephone

15354 ARCHWOOD ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
2009	CHAN LIU	Cole Information Services
2006	UU Peter Y	Haines Company, Inc.
2004	CHAN LIU	Cole Information Services
	LIUPeter Y	Haines Company
2001	LIU Peter Y	Haines & Company, Inc.
1999	CHAN LIU	Cole Information Services
1980	GUIDON JOANNE	Pacific Telephone

15361 ARCHWOOD ST

Year	Uses	Source
2014	POLLY LUCKE	Cole Information Services
2009	ARMANDO MONROY	Cole Information Services
	GUSTAVO MARTINEZ	Cole Information Services
	J CATILLO	Cole Information Services
2006	CATILLOJ	Haines Company, Inc.
	MARTINEZ Gustavo	Haines Company, Inc.
2004	JOSE PORTILLO	Cole Information Services
	OPORTILLOJose	Haines Company
2001	PORTILLO Jose	Haines & Company, Inc.
1999	ARMANDO MONROY	Cole Information Services

COLUMBUS AVE

6661 COLUMBUS AVE

Year	Uses	Source
1980	SUBRAMANIAM L	Pacific Telephone

FINDINGS

6700 COLUMBUS AVE

Year	Uses	Source
2014	COLUMBUS AVENUE SCHOOL	Cole Information Services
2006	COLUMBUS AVENUE SCHOOL	Haines Company, Inc.

LEMAY PL

15333 LEMAY PL

Year	Uses	Source
1962	HEIN GORDON	Pacific Telephone

LEMAY ST

15321 LEMAY ST

Year	Uses	Source
2014	DEVON BOWMAN	Cole Information Services
2009	DEVON BOWMAN	Cole Information Services
2006	BOUZAGLOU David	Haines Company, Inc.
2004	PATRICIA RICH	Cole Information Services
	OPOLACZECKAnnia	Haines Company
2001	KOTICHAS Frank	Haines & Company, Inc.
1999	DEVON BOWMAN	Cole Information Services
1975	Evans Jerry	Pacific Telephone
1970	PADILLA WM J	Pacific Telephone
	PADILLA WM J	Pacific Telephone
1950	EVANS GEO L R	Pacific Telephone
	EVANS GEO L R	Pacific Telephone

15327 LEMAY ST

Year	Uses	Source
2014	LILIBETH VILLANUEVA	Cole Information Services
2009	EMILY LUNA	Cole Information Services
2006	e LUNAThomas	Haines Company, Inc.
2004	THOMAS LUNA	Cole Information Services
	SLUNAEmily	Haines Company
2001	LUNA Thomas	Haines & Company, Inc.
1999	EMILY LUNA	Cole Information Services
1975	Luna Robt	Pacific Telephone
	Luna Robt	Pacific Telephone
1970	LUNA ROBT	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	LUNA ROBT	Pacific Telephone
1962	EVANS BLANCHE D	Pacific Telephone
1956	EVANS BLANCHE D	Pacific Telephone

15333 LEMAY ST

Year	Uses	Source
2014	WILLIAM CONTRERAS	Cole Information Services
2009	WILLIAM CONTRERAS	Cole Information Services
2006	CONTRERASWIlliam	Haines Company, Inc.
	CONTRERASNWi ll Iam	Haines Company, Inc.
2004	WILLIAM CONTRERAS	Cole Information Services
	CONTRERASDe La	Haines Company
	Ossa Wm R	Haines Company
	CONTRERASDelaossa	Haines Company
2001	Ossa Wm R	Haines & Company, Inc.
	CONTRERAS De La	Haines & Company, Inc.
1999	WILLIAM CONTRERAS	Cole Information Services
1995	Contreras Wm R	Pacific Bell
1994	CONTRERAS, WILLIAM R	Cole Information Services
1991	Contreras Wm R	Pacific Bell
1985	Contreras Wm R	Pacific Bell
	Contreras Y	Pacific Bell
1980	CONTRERAS WM R	Pacific Telephone
1975	Contreras Wm R	Pacific Telephone
1970	CONTRERAS WM R	Pacific Telephone
	CONTRERAS WM R	Pacific Telephone
1956	WOOD ZENO Z	Pacific Telephone

15342 LEMAY ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.

15343 LEMAY ST

Year	Uses	Source
2014	ARTHUR LERNER	Cole Information Services
2009	ARTHUR LERNER	Cole Information Services
2006	e LERNERArthur	Haines Company, Inc.
2004	ARTHUR LERNER	Cole Information Services

FINDINGS

Year	Uses	Source
2004	LERNERArhur	Haines Company
2001	LERNER Arthur	Haines & Company, Inc.
1999	ARTHUR LERNER	Cole Information Services
1962	BERNHARDT HERMAN	Pacific Telephone
	APFELBAUN PAUL M	Pacific Telephone
1956	CULBERTSON CHAS O	Pacific Telephone
	RICKERT MARTIN R R	Pacific Telephone
1950	RICKERT MARTIN R R	Pacific Telephone
	RICKERT MARTIN R R	Pacific Telephone

15353 LEMAY ST

Year	Uses	Source
2014	ROSEANN CHINGCUANGCO	Cole Information Services
2009	BRADLEY DUNN	Cole Information Services
	CHAPIS HEATING & AIR	Cole Information Services
2006	DUNN Bradley	Haines Company, Inc.
2004	BRADLEY DUNN	Cole Information Services
	CONTRERASDelaossa	Haines Company
	0 DUNNBradley	Haines Company
2001	DUNN Bradley	Haines & Company, Inc.
1999	BRADLEY DUNN	Cole Information Services
1980	GALBREATH GARY	Pacific Telephone
1970	HERRMANN L JOE	Pacific Telephone
	HERRMANN L JOE	Pacific Telephone
1962	TOMPKINS BEN G	Pacific Telephone
1956	BARE JOHN R	Pacific Telephone
1950	CHAMBERS H L R	Pacific Telephone
	CHAMBERS H L R	Pacific Telephone

15357 LEMAY ST

Year	Uses	Source
2014	ANGIE RYAN	Cole Information Services
2009	OCCUPANT UNKNOWN	Cole Information Services
1991	W AGN E R LE ON ARD R DPM podtrst	Pacific Bell
	Wagner Lawrence C	Pacific Bell
1985	Wagner Lawrence C	Pacific Bell
1980	WAGNER LAWRENCE C	Pacific Telephone
1970	HOGAN ROBT J	Pacific Telephone
	HOGAN ROBT J	Pacific Telephone

FINDINGS

Year	Uses	Source
1962	KYHL EMIL N	Pacific Telephone
1956	SEWARD L J	Pacific Telephone

N SEPULVEDA BLVD

6648 N SEPULVEDA BLVD

Year	Uses	Source
1980	WAKUTA DARYL	Pacific Telephone

6649 N SEPULVEDA BLVD

Year	Uses	Source
1995	Hernandez MIguet	Pacific Bell
1991	Diamond Arthur	Pacific Bell
	Munoz Ruben	Pacific Bell
1985	Yiga David	Pacific Bell
1980	BECKER J	Pacific Telephone
	CARR BETH	Pacific Telephone
	COVEY JON	Pacific Telephone
	CRAW M	Pacific Telephone
	FITZGERALD TERRY	Pacific Telephone
	HATCH MICHAEL	Pacific Telephone
	JOHNSON PENNY S	Pacific Telephone
	KAILEY D	Pacific Telephone
	KHOUGAZ N S	Pacific Telephone
	LIPPUNER S	Pacific Telephone
	MOSS TAMARA	Pacific Telephone
	MOSS TAMARA C	Pacific Telephone
	PARK KWANGHO	Pacific Telephone
	WATSON J A	Pacific Telephone
1975	Conley Roger	Pacific Telephone
	Hathaway Roger M	Pacific Telephone
	Hesla Lyle	Pacific Telephone
	Jacoby Harry Jay	Pacific Telephone
	Leppert C	Pacific Telephone
	Naveira Andres	Pacific Telephone
	Randall Michael Ray	Pacific Telephone
1970	BISHOP R	Pacific Telephone
	HESLA LYLE	Pacific Telephone
	NAVEIRA ANDRES	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	ROGERS B L	Pacific Telephone
	TOPPING S	Pacific Telephone
	BISHOP R	Pacific Telephone
	HESLA LYLE	Pacific Telephone
	NAVEIRA ANDRES	Pacific Telephone
	ROGERS B L	Pacific Telephone
	TOPPING S	Pacific Telephone

6655 N SEPULVEDA BLVD

Year	Uses	Source
1991	Childs John	Pacific Bell
	Childs Karen	Pacific Bell
1985	Brinley G	Pacific Bell
	Brinley R	Pacific Bell
	Childs John	Pacific Bell
	Marek L	Pacific Bell
	Ofanlon Thos P	Pacific Bell
	OHanlon Wilda & Lois Sylm	Pacific Bell
1980	CZARNECKI LE	Pacific Telephone
	MAREK FRANK	Pacific Telephone
	MIELAK V	Pacific Telephone
1975	Ferganchick Connie L	Pacific Telephone
	Potourian Antranig	Pacific Telephone
	Reid L	Pacific Telephone
1970	BROWN STEPHEN	Pacific Telephone
	MEEK EARL C	Pacific Telephone
	OLTEN VALOLSE	Pacific Telephone
	ROSKELLEY MILTON	Pacific Telephone
	BROWN STEPHEN	Pacific Telephone
	MEEK EARL C	Pacific Telephone
	OLTEN VALOLSE	Pacific Telephone
	ROSKELLEY MILTON	Pacific Telephone

6661 N SEPULVEDA BLVD

Year	Uses	Source
1995	Walker John Francis	Pacific Bell
1985	Esser Michel S	Pacific Bell
	Esser Stephen L	Pacific Bell
1980	RIDER DAVID H	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	KING P J	Pacific Telephone
	MONTGOMERY C	Pacific Telephone
	GHOULAM EDGARD	Pacific Telephone
1975	Zelinski John L	Pacific Telephone
	Taylor Walter H	Pacific Telephone
	Taylor Walter H	Pacific Telephone
	Mc Glocklin Stephen L	Pacific Telephone
	Horobetz N C	Pacific Telephone
1970	HANKINS L	Pacific Telephone
	HANKINS L	Pacific Telephone

6666 N SEPULVEDA BLVD

Year	Uses	Source
1995	Cuaresma Arlyn	Pacific Bell
	Davis Scott L	Pacific Bell
1991	Aldea Titus	Pacific Bell
	Aldebert L&M	Pacific Bell
	!Allor Russ	Pacific Bell
	Bott Jonathan	Pacific Bell
	Ciravolo Mike	Pacific Bell
	Circa	Pacific Bell
	Davis Scott L	Pacific Bell
	Dongo Oscar	Pacific Bell
	Dongo R Nor	Pacific Bell
	Eldal Reed	Pacific Bell
	Hodge Richard	Pacific Bell
	Hodge Robt F	Pacific Bell
	Mc Dermott J T	Pacific Bell
	Oabanuelos E	Pacific Bell
	Roach Brian	Pacific Bell
	Snyder CK	Pacific Bell
	Snyder CM	Pacific Bell
	Snyder C& V Sylm	Pacific Bell
	Snyder Carl B	Pacific Bell
	Snyder Carol	Pacific Bell
	Snyder Charlene	Pacific Bell
	Snyder Charles	Pacific Bell
	Snyder Cheri	Pacific Bell
	Tobias Gloria	Pacific Bell

FINDINGS

Year	*Uses*	*Source*
1991	Walters W	Pacific Bell
	Washington Merlen	Pacific Bell
	Williams Thos A	Pacific Bell
	Wong Roger	Pacific Bell
	Wang Ron	Pacific Bell
	Wang Ron	Pacific Bell
	Wong Russell	Pacific Bell
1985	Steele Jeffery	Pacific Bell
	Utanes L	Pacific Bell
	Utica Floor Covering Inc	Pacific Bell
	Voosen Bl	Pacific Bell
	Wetli Brad	Pacific Bell
	Wiemokiy Gary D	Pacific Bell
	Wiemokly Sheldon Sep	Pacific Bell
	Williams Thos A	Pacific Bell
	Witter Tori Lynn	Pacific Bell
	Wang Roger	Pacific Bell
	Alas Ricardo	Pacific Bell
	Anderson Kerry	Pacific Bell
	Anderson Kevin	Pacific Bell
	Burke Thos	Pacific Bell
	Burke Timothy T	Pacific Bell
	Burke Tony	Pacific Bell
	Carrillo H J Mr	Pacific Bell
	Dvorak Josef	Pacific Bell
	Erdell Chas	Pacific Bell
	Estrada Jazmin	Pacific Bell
	Farinelli Peter	Pacific Bell
	Finley Carmen	Pacific Bell
	Finleyl D	Pacific Bell
	Finlel D Bl Pac	Pacific Bell
	Florez Dean	Pacific Bell
	Jones L R	Pacific Bell
	Jones L S North Hollywood	Pacific Bell
	Kanroterman Lewis	Pacific Bell
	Lee Dong Hoon	Pacific Bell
	Miller Lynn	Pacific Bell
	Miller M	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M Pac	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Miller M	Pacific Bell
	Naim Kambiz	Pacific Bell
	Ness Tami	Pacific Bell
	Powell Keith C	Pacific Bell
	Rau Richard	Pacific Bell
	Ruppert Michael C	Pacific Bell
	Spagg I	Pacific Bell
	Stamps Donna A	Pacific Bell
	Steele Jeff L	Pacific Bell
1980	BAUERS RONALD	Pacific Telephone
	BELL RICHARD J	Pacific Telephone
	BLUETT NICOLE	Pacific Telephone
	BRICKEL HAROLD	Pacific Telephone
	BRODERICK L	Pacific Telephone
	BURKE THOS	Pacific Telephone
	FRIZELL DAVID P JR	Pacific Telephone
	GARRETT DEWAYNE	Pacific Telephone
	HENDERSON JAS I	Pacific Telephone
	HOLMAN ROBT H	Pacific Telephone
	JOHNSON CHRIS F	Pacific Telephone
	KASPER EDW	Pacific Telephone
	KUNA JOHN SR	Pacific Telephone
	LAI BEATRICE	Pacific Telephone
	LETERIA ROBT	Pacific Telephone
	LOHMANN KEVIN	Pacific Telephone
	MARSOOBIAN BRUCE	Pacific Telephone
	MCCLELLAN J RUSSELL	Pacific Telephone
	MULLIGAN C A	Pacific Telephone
	NISHIDA WM	Pacific Telephone
	ORENZOW LAWRENCE	Pacific Telephone
	PIERCE M L	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	RADER D	Pacific Telephone
	RAMON JAVIER	Pacific Telephone
	ROFSKY WENDY	Pacific Telephone
	SANTISO GUILLERMO	Pacific Telephone
	SCHMID N	Pacific Telephone
	SHANKAR KUMAR	Pacific Telephone
	SMITH ANTHONY	Pacific Telephone
	THOMPSON ROBT	Pacific Telephone
	TUTTLE ROBT O	Pacific Telephone
	VVKOVICH T T	Pacific Telephone
	WALKER H LOUISE	Pacific Telephone
	WEINBERG JANET	Pacific Telephone
	WILLIAMS THOS A	Pacific Telephone
	YOSHIHARA LINDA	Pacific Telephone
	ZELDIN JOSEPH	Pacific Telephone

6700 N SEPULVEDA BLVD

Year	Uses	Source
1995	Ahimsa Sub Acute Center	Pacific Bell
	Coinson Lillian	Pacific Bell
	Glasser R	Pacific Bell
	Mongelli Janet	Pacific Bell
1991	Beverly Manor Convalescent Hospital	Pacific Bell
	Cresse Dorothy	Pacific Bell
	Cresse John W	Pacific Bell
	Katz M R	Pacific Bell
	Merwin I	Pacific Bell
	Raum Alma C	Pacific Bell
1985	BE VE RLY HOME HE ALTH CARE AGCY	Pacific Bell
	Beverly Home Health Care Services	Pacific Bell
	BE VE RLY MAN OR CON VALE S CE N T HOS PITAL	Pacific Bell
	Carson R M	Pacific Bell
	Friedman Anna	Pacific Bell
	Friedman Anne	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	State License Me 16855	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	Katz M R	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Robertson Minnie	Pacific Bell
	Robertson N M	Pacific Bell
1980	KEENAN JOHN B	Pacific Telephone
	LAYPORT LILLIAN	Pacific Telephone
	PROSSER FRIEDA	Pacific Telephone
	SMALL JOS	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	BIGUE CLARITA	Pacific Telephone
	FINK MOLLIE	Pacific Telephone
	JOHNSTON WARREN W	Pacific Telephone
1975	Avon S Bruce	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	Boswell F E	Pacific Telephone
	Castoria Ralph	Pacific Telephone
	Finke Molly	Pacific Telephone
	Glassley Carrie	Pacific Telephone
	Gray Marion A	Pacific Telephone
	Henry Iva P	Pacific Telephone
	Johnston Warren W	Pacific Telephone
	Mc Claskey Norna	Pacific Telephone
	Milhouse Doris	Pacific Telephone
	Miller Saml	Pacific Telephone
	Pfister Anna	Pacific Telephone
	Reid J L	Pacific Telephone
	Smith Rebecca B	Pacific Telephone
	Thom May	Pacific Telephone
	Toyser I Y	Pacific Telephone
1970	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone

FINDINGS

6705 N SEPULVEDA BLVD

Year	Uses	Source
1980	HEINER JERRY	Pacific Telephone

6719 N SEPULVEDA BLVD

Year	Uses	Source
1995	The Chateau Motel	Pacific Bell
	Chateau Motel The	Pacific Bell
1991	The Chateau Motel	Pacific Bell
1985	The Chateau Motel	Pacific Bell
	Chateau Motel The	Pacific Bell
1980	CHATEAU MOTEL THE	Pacific Telephone
	BACA DELFINO	Pacific Telephone
1975	Western Motel & Apts	Pacific Telephone
1970	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	BACA DELFINO	Pacific Telephone

6720 N SEPULVEDA BLVD

Year	Uses	Source
1980	RIECHERT HEDWIG A	Pacific Telephone
	HUGHES ROSS E	Pacific Telephone

6728 N SEPULVEDA BLVD

Year	Uses	Source
1995	Bennett Agnes	Pacific Bell
	Heric Austin	Pacific Bell
	Maxwell David	Pacific Bell
	Morse D	Pacific Bell
	Peets Imogene	Pacific Bell
	Rabitz Leo & Ruth	Pacific Bell
	Smith Bernard J	Pacific Bell
	Vrbancic Stanley B	Pacific Bell
1991	Aruta Ora	Pacific Bell
	California Villa Retirement Hotel	Pacific Bell
	Crider Dorthy A	Pacific Bell
	Doomanis M	Pacific Bell
	Doomanis Peter	Pacific Bell
	Gale Edith M	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Harth Larry	Pacific Bell
	Loe Frances J	Pacific Bell
	Loe Gilbert	Pacific Bell
	Loe Kelly C	Pacific Bell
	Smith Bernard J	Pacific Bell
	White Gerri	Pacific Bell
	White Gerry	Pacific Bell
	White Gerry	Pacific Bell
1985	Arond Bernard	Pacific Bell
	Blackmer L	Pacific Bell
	CALIFORN IA VILLA RE TIRE ME N T HOTE L	Pacific Bell
	Cooper O M	Pacific Bell
	Cooper Ora	Pacific Bell
	Derpic Rosa	Pacific Bell
	Dibble Bl	Pacific Bell
	Dugdale Betty	Pacific Bell
	Echols Marion	Pacific Bell
	Farhood N S Mrs	Pacific Bell
	Gauss Erich W	Pacific Bell
	Granberg N O	Pacific Bell
	Jacobsmeyer Grace	Pacific Bell
	Jacobsmeyer J	Pacific Bell
	Kaiser E	Pacific Bell
	Kaufman F R	Pacific Bell
	Kaufman F	Pacific Bell
	Marcoux Ernest	Pacific Bell
	Mears Effie	Pacific Bell
	Quinn Hazel	Pacific Bell
	Rosen Mollie	Pacific Bell
	Rosen Morris	Pacific Bell
	Rosenberg Leona	Pacific Bell
	Smith Bernard J	Pacific Bell
	Stager Paul Bl Sr	Pacific Bell
	Stager Thos H	Pacific Bell
	Stagg Bl & E	Pacific Bell
	Stagg Chas	Pacific Bell
	Stagg D S	Pacific Bell
	Stein Edith	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Thurman Robt	Pacific Bell
	Underberger Ruth	Pacific Bell
	Unterreiner Anna	Pacific Bell
	Volk Mandel	Pacific Bell
	Volk Mark & Kelly	Pacific Bell
	Volk N A	Pacific Bell
	Walls Rachel R	Pacific Bell
	Weightman Ella Mae	Pacific Bell
1980	ANDERSON IRENE MRS	Pacific Telephone
	BALL ROSE	Pacific Telephone
	BENNETT N	Pacific Telephone
	BLUMENSTOR K TILLIE	Pacific Telephone
	BOULTON JOHN R	Pacific Telephone
	BOUTET ELSIE	Pacific Telephone
	CALIFORNIA VILLA	Pacific Telephone
	CHASE CARRIE R	Pacific Telephone
	COLEMAN RUTH V	Pacific Telephone
	COX GERTRUDE M	Pacific Telephone
	FERREL BEULAH	Pacific Telephone
	FURST EUGENE S	Pacific Telephone
	GREENE J BARRY MRS	Pacific Telephone
	GREGG H L	Pacific Telephone
	HAFT ETHEL	Pacific Telephone
	ABELMAN FLORENCE MRS	Pacific Telephone
	ABRAHAMSON T	Pacific Telephone
	HARRIS S	Pacific Telephone
	HOLMES M B	Pacific Telephone
	JORGENSEN HENRY	Pacific Telephone
	KAISER E	Pacific Telephone
	KLAVEN B	Pacific Telephone
	LUNDIN M P	Pacific Telephone
	MEGROZ MARY	Pacific Telephone
	METZ JOHN	Pacific Telephone
	PETERS TILLIE	Pacific Telephone
	PHELPS H B	Pacific Telephone
	POLLAK MALVINA	Pacific Telephone
	ROBINSON FRANCES M	Pacific Telephone
	ROEDER L B	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	ROSEN MOLLIE	Pacific Telephone
	ROSENZWEIG EDW I	Pacific Telephone
	SCOTT HILDEGARDE	Pacific Telephone
	STEIN HARRY	Pacific Telephone
	STEVENS JEANNETTE T	Pacific Telephone
	UNTERREINER ANNA	Pacific Telephone
	WALLS RACHEL R	Pacific Telephone
	WILNER ROSE MRS	Pacific Telephone
1975	Bates Francis	Pacific Telephone
	Burdman Dora	Pacific Telephone
	California Villa	Pacific Telephone
	CALIFORNIA WATER BED	Pacific Telephone
	Deitz Laura	Pacific Telephone
	Dragani Bee	Pacific Telephone
	Hinckley Wm B	Pacific Telephone
	Jacoby Bl D	Pacific Telephone
	Laikin Anna	Pacific Telephone
	Larsen Robt E	Pacific Telephone
	Levine Ida	Pacific Telephone
	Lopez Al	Pacific Telephone
	Martin Geo Bl Mrs	Pacific Telephone
	Nafie Clifford Sr	Pacific Telephone
	Porter Delia	Pacific Telephone
	Rickert V	Pacific Telephone
	Roeder L B	Pacific Telephone
	Schnitzer Esther	Pacific Telephone
	Schumann Rose	Pacific Telephone
	Sipes Shirley	Pacific Telephone
	Steffen Frank A Mrs	Pacific Telephone
	Steinberg Sarah	Pacific Telephone
	Stevens Jeannette L	Pacific Telephone
	Young Marie	Pacific Telephone

6734 N SEPULVEDA BLVD

Year	Uses	Source
1995	Perla Del Mar	Pacific Bell
1985	MARCOS restrnt	Pacific Bell
1980	MARCOS RESTRNT	Pacific Telephone
1975	Marcos restrnt	Pacific Telephone

FINDINGS

6735 N SEPULVEDA BLVD

Year	Uses	Source
1995	Valencia Lock & Key Service	Pacific Bell
	Valencia Lock & Key Service	Pacific Bell
1985	Sands Bruce	Pacific Bell
	Sands Bob Fishing Tackle	Pacific Bell
1980	SANDS BOB FISHING TACKLE	Pacific Telephone
1975	Sands Bob Fishing Tackle	Pacific Telephone
	Bob Sands Fishing Tackle	Pacific Telephone
1970	SANDS BOB FISHING TACKIE	Pacific Telephone
	SANDS BOB FISHING TACKIE	Pacific Telephone

6737 N SEPULVEDA BLVD

Year	Uses	Source
1995	Ace Gun Shop	Pacific Bell
1991	Ace Gun Shop	Pacific Bell
1985	Ace Gun Shop	Pacific Bell
1980	ACE GUN SHOP	Pacific Telephone
1975	Allen Engineering Inc	Pacific Telephone
1970	ALLEN ENGINEERING INC	Pacific Telephone
	ALLEN ENGINEERING INC	Pacific Telephone

6739 N SEPULVEDA BLVD

Year	Uses	Source
1995	Telamax Repair Center	Pacific Bell
	Telemax Repair Center	Pacific Bell
1991	Telamax Repair Center	Pacific Bell
	Telander Jeffrey Tuo	Pacific Bell
	Telang Atul	Pacific Bell
1985	Valley Printers & Type Setters	Pacific Bell
1980	VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone
1975	Beckman Wm T Valley Printers & Type Setters	Pacific Telephone
	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone

6740 N SEPULVEDA BLVD

Year	Uses	Source
1995	Chicago Pharmacies Inc	Pacific Bell
1991	Drugan J Scott Nor	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	PHARMACY	Pacific Bell

FINDINGS

Year	Uses	Source
1991	American Guide Publications	Pacific Bell
	American Greetings	Pacific Bell
1990	HALLMARK CARDS & GIFTS VAN NUYS	Pacific Bell
1986	HALLMARK CARDS & GIFTS VAN NUYS	Pacific Bell
1985	From Los Angeles Telephones Call	Pacific Bell
	& GIFTS	Pacific Bell
	DRUG W ORLD PHARMACY	Pacific Bell
1981	DRUG WORLD PHARMACY VAN NUYS	Pacific Telephone
1980	DRUG WORLD PHARMACY	Pacific Telephone
1976	Drug World Pharmacy	Pacific Telephone
1975	DRUG WORLD PHARMACY	Pacific Telephone
1971	Drug World Pharmacy	Pacific Telephone

6741 N SEPULVEDA BLVD

Year	Uses	Source
1995	Bob Sands Fishing Tackle	Pacific Bell
1991	Bob Sands Fishing Tackle	Pacific Bell
1985	ME TRO MAIN TE N AN CE S YS TE MS IN C	Pacific Bell
1980	METRO MAINTENANCE SYSTEMS INC	Pacific Telephone
1975	Accounting Services Unlimited	Pacific Telephone
	FERGANCHICK FRED L ins	Pacific Telephone
1971	SERVO TEK OF California INC	Pacific Telephone

6743 N SEPULVEDA BLVD

Year	Uses	Source
1991	Enriques Mexican Restaurant	Pacific Bell
1985	Enriques Mexican Restaurant	Pacific Bell
	Valdez Hentry Erirqucs Mexican Restaurant	Pacific Bell
1980	ENRIQUE S MEXICAN RESTAURANT	Pacific Telephone
	VALDEZ HENRY ENRIQUES MEXICAN RESTAURANT	Pacific Telephone
	ENRIQUE S MEXICAN RESTAURANT	Pacific Telephone
1975	Valdez Henry Enriques Mexican Restaurant	Pacific Telephone
	Orinoco Restaurant & Cocktail Lounge	Pacific Telephone
	ENRIQUES MEXICAN RESTAURANT	Pacific Telephone
	Chavez Geo Enriques Mexican Restaurant	Pacific Telephone

FINDINGS

6748 N SEPULVEDA BLVD

Year	Uses	Source
1995	Johns Shoe Repair	Pacific Bell
1985	Johns Shoe Repair	Pacific Bell
1980	ARTHERS SHOE REPAIR	Pacific Telephone

6750 N SEPULVEDA BLVD

Year	Uses	Source
1995	Li Tonis Cuts Unlimited	Pacific Bell
	Shears Barber & Styling	Pacific Bell
1991	Cutt Michael	Pacific Bell
	Cuts Unlimited	Pacific Bell
1985	Cuts Unlimited	Pacific Bell
1980	MAURICE S HAIRMASTERS STYLING	Pacific Telephone
1975	Maurices Hairmasters Styling	Pacific Telephone

6752 N SEPULVEDA BLVD

Year	Uses	Source
1995	One & Only Too	Pacific Bell
1991	Cindy Retchin	Pacific Bell
	Cindy Nails	Pacific Bell
	Color Carousel Coiffures	Pacific Bell
1985	Color Carousel Coiffures	Pacific Bell
1980	COLOR CAROUSEL COIFFURES	Pacific Telephone
1975	Color Carousel Coiffures	Pacific Telephone
1970	CAROUSEL COIFFURES	Pacific Telephone
	COLOR CAROUSEL COIFFURES	Pacific Telephone
	CAROUSEL COIFFURES	Pacific Telephone
	COLOR CAROUSEL COIFFURES	Pacific Telephone

6754 N SEPULVEDA BLVD

Year	Uses	Source
1995	Sepulveda Cleaners	Pacific Bell
1991	Sepulveda Cleaners	Pacific Bell
1985	Alpha Centre Cleaners	Pacific Bell
1980	ALPHA CENTRE CLEANERS	Pacific Telephone
1975	Alpha Self Service Laundramat	Pacific Telephone
	ALPHA CENTRE CLEANERS	Pacific Telephone
1970	ALPHA CENTRE CLEANERS & SHIRT LAUNDRY	Pacific Telephone

Year	Uses	Source
1970	ALPHA CENTRE CLEANERS & SHIRT LAUNDRY	Pacific Telephone

6756 N SEPULVEDA BLVD

Year	Uses	Source
1995	Coin Laundry	Pacific Bell
1991	Coin Laundry	Pacific Bell
1985	The Coin Laundry	Pacific Bell
	Coin Laundry	Pacific Bell
1980	THE COIN LAUNDRY	Pacific Telephone

6759 N SEPULVEDA BLVD

Year	Uses	Source
1980	VALLEY CHEVRON SERVICE	Pacific Telephone
1975	SMITH GERRY CHEVRON	Pacific Telephone
	Sepulveda & Vanowen	Pacific Telephone

6801 N SEPULVEDA BLVD

Year	Uses	Source
1985	R H S Oil Co	Pacific Bell
1980	R H S OIL CO	Pacific Telephone
1975	Van Nuys	Pacific Telephone

6810 N SEPULVEDA BLVD

Year	Uses	Source
1991	Wash World	Pacific Bell
	Washabaugh Kenny	Pacific Bell
1985	Wash World	Pacific Bell
1980	WASH WORLD	Pacific Telephone

6819 N SEPULVEDA BLVD

Year	Uses	Source
1995	Berger Fred D Certified Real Estate Appraiser	Pacific Bell
	Ofe	Pacific Bell
	Dynamic Home Care	Pacific Bell
	Emergency Concepts	Pacific Bell
	Emergency Medical Training	Pacific Bell
	Gillis Thobe & Associates	Pacific Bell
	Goldsmith Jack E	Pacific Bell
	Med Legal Network	Pacific Bell

FINDINGS

Year	Uses	Source
1995	N E CGroup Inc	Pacific Bell
	Northeast Valley Health Corporation	Pacific Bell
	Womens Substance Abuse Recovery Center	Pacific Bell
	Quality Mortgage	Pacific Bell
	S KM Properties	Pacific Bell
	Salin IDDS	Pacific Bell
	Thobe J Greg	Pacific Bell
	GRUPOMEDLEGAL	Pacific Bell
	N E C GROUP INC	Pacific Bell
1991	Financial Secretary	Pacific Bell
	Alda Magnesite	Pacific Bell
	Blakeslee Charles & Co	Pacific Bell
	Erin Leigh Enterprises	Pacific Bell
	Erin Ron& Lina	Pacific Bell
	Gillis Thobe & Associates	Pacific Bell
	Goldsmith Jack E	Pacific Bell
	Goldsmith Jeffreys	Pacific Bell
	Goldsmith Joel	Pacific Bell
	Goldsmith Keith	Pacific Bell
	Kroes Wm Dr & Associates	Pacific Bell
	Law Office Of Patricia Ann Murray The	Pacific Bell
	Pearly Whites Dental Lab	Pacific Bell
	Per Diem Staffing Systems	Pacific Bell
	Per Diem Staffing Systems Inc P Cty	Pacific Bell
	Premier Medical Evaluation	Pacific Bell
	Royal Deck & Stair	Pacific Bell
	Ruzin Irene atty	Pacific Bell
	Ruzin Jack	Pacific Bell
	Ruzin Leonid	Pacific Bell
	S KM Properties	Pacific Bell
	Salin IDDS	Pacific Bell
	Traditional Industry	Pacific Bell
	Traditional Mortgage	Pacific Bell
	From Fontana Telephones Call	Pacific Bell
	Frem Santa Clarita Telephones Call	Pacific Bell
	Wachtel Elliott J atty	Pacific Bell
	Western Magnesite	Pacific Bell

FINDINGS

Year	Uses	Source
1990	ALLSTATE INSURANCE COMPANIES SALES OFFICES LOS ANGELES	Pacific Bell
	FINANCIAL SECRETARY	Pacific Bell
1986	ALLSTATE INSURANCE COMPANIES SALES OFFICES	Pacific Bell
	FINANCIAL SECRETARY EXECUTIVE OPERATIONS VAN NUYS	Pacific Bell
	JARETT ASSOCIATES INCORPORATED VAN NUYS	Pacific Bell
	JARETT HEALTH PLAN SERVICES VAN NUYS	Pacific Bell
1985	FINANCIAL SECRETARY	Pacific Bell
	Andre Lawrence L Ph D	Pacific Bell
	BDL Dental Studio	Pacific Bell
	Consolver J Paul MD	Pacific Bell
	Consortium Financial Services	Pacific Bell
	Eye Lab Medical Group Inc The	Pacific Bell
	Executive & Operations	Pacific Bell
	Central Branch	Pacific Bell
	Eastern Branch	Pacific Bell
	Valley Branch	Pacific Bell
	Hospital Home Care Departments Incorporated	Pacific Bell
	Jarett Health Plan Services	Pacific Bell
	Kessler Chas R Ph D	Pacific Bell
	Minas Construction	Pacific Bell
	Minas D O D	Pacific Bell
	Phantom Systems Inc	Pacific Bell
	Real Estate Video	Pacific Bell
	Real Estate 4	Pacific Bell
	The Eye Lab Medical Group Inc	Pacific Bell
	VALLE Y THRIFT & LOAN	Pacific Bell
	Vocational Exploration Services Inc	Pacific Bell
1975	Rallye Auto Sales	Pacific Telephone

6833 N SEPULVEDA BLVD

Year	Uses	Source
1995	Achkar Elie	Pacific Bell
	Leonaod Foitrner	Pacific Bell
	Rinvil E	Pacific Bell
	Vargas E G His	Pacific Bell

FINDINGS

Year	Uses	Source
1995	! Vargas Eduardo G	Pacific Bell
	Velez Raul	Pacific Bell
1991	Achkar Elie	Pacific Bell
	Asfaw Yewandwesen	Pacific Bell
	Carrillo Apolonia	Pacific Bell
	Choi Lai	Pacific Bell
	Dharman Aswin	Pacific Bell
	Graczyk Matthew & Leticia	Pacific Bell
	Graczyk Ron	Pacific Bell
	Grad E	Pacific Bell
	Grad Gerald	Pacific Bell
	Grad Marcia	Pacific Bell
	Grad Maurice	Pacific Bell
	Grad Moses & Shraga	Pacific Bell
	Heidenreich Glen	Pacific Bell
	Heidenreich Paul & Sue	Pacific Bell
	Heider E	Pacific Bell
	Heider James	Pacific Bell
	Mofrad Karo	Pacific Bell
	Mofrad Mr	Pacific Bell
	Moftakhar Nassen & Kian	Pacific Bell
	Mogab Alexander III	Pacific Bell
	Tadesse Yared	Pacific Bell
	Vargas Eduardo G	Pacific Bell
	Vargas Edw	Pacific Bell
	Vargas Edwin	Pacific Bell
1985	Bryan Ranald	Pacific Bell
	Crawford A S	Pacific Bell
	Crawford Abe	Pacific Bell
	Emmert Harald K	Pacific Bell
	Emmert L Bl	Pacific Bell
	Hall R	Pacific Bell
	Koeb Karl	Pacific Bell
	Lopez Anna	Pacific Bell
	Mofrad Karp	Pacific Bell
	Palmer Greg	Pacific Bell
	Pasch Cheryl I	Pacific Bell
	Pasch F I	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Pasch Nancy E	Pacific Bell
	Paschaian Stephan	Pacific Bell
	Singh Baijit	Pacific Bell
	Wiedower Gregory	Pacific Bell
1980	GANDHI JITEN	Pacific Telephone
	GARCIA EFREN R	Pacific Telephone
	GIBNEY CAROL	Pacific Telephone
	GONZALES ARMANDO	Pacific Telephone
	HAMZA HASSAM	Pacific Telephone
	INFIELD LEE	Pacific Telephone
	KANE R A	Pacific Telephone
	LARA DAVID J	Pacific Telephone
	LLAMAS JESUS	Pacific Telephone
	MARSHALL RONALD M	Pacific Telephone
	PUENTE JUAN R	Pacific Telephone
	SALAZAR FELEPE	Pacific Telephone
	SARABIA SAUL SUVIA	Pacific Telephone
	WATERMAN LAWRENCE	Pacific Telephone
	WINEBRENNER R I LT	Pacific Telephone
	WORKMAN JOS	Pacific Telephone
	ALLEN BETSY	Pacific Telephone
	BARRETO JESUS	Pacific Telephone
	CAMPOZ ROBERTO TERREZ	Pacific Telephone
	CASTILLO HERLINDA	Pacific Telephone
	DANIAL MANUACHEHR	Pacific Telephone
	ELIZONDO GERMAN	Pacific Telephone
	FLORES NICOLAS	Pacific Telephone
	FLORES SONIA	Pacific Telephone
1975	Beach Rebeca A	Pacific Telephone
	Beck V	Pacific Telephone
	Blanche Saml	Pacific Telephone
	Cardenas Alvaro M	Pacific Telephone
	Carter Ella	Pacific Telephone
	Kupec Robt	Pacific Telephone
	Macias Refugio	Pacific Telephone
	Perez Martha	Pacific Telephone
	Plotkin Frances Dale	Pacific Telephone
	Stevens Jos M	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	WHITESIDE ROBT J	Pacific Telephone
	WOLFF MARCIA	Pacific Telephone
	BARSZCZ MICHAEL	Pacific Telephone
	BASSE DONALD G	Pacific Telephone
	BRAUER RONALD G	Pacific Telephone
	BREYDE ELLEN KAY	Pacific Telephone
	CHOTINER MARVIN	Pacific Telephone
	DEEDS OREN R	Pacific Telephone
	DOHERTY ANTHONY T	Pacific Telephone
	FROHMAN EDW L	Pacific Telephone
	GLENZ SABINE	Pacific Telephone
	GRAVES RICHARD	Pacific Telephone
	GROSSWIRTH EDW	Pacific Telephone
	HOEKENDORF JAS	Pacific Telephone
	KNAPP GARY J	Pacific Telephone
	MAIL MESSENGER SERVICE	Pacific Telephone
	MARTIN GARY	Pacific Telephone
	MATHES LOUIE B	Pacific Telephone
	MILLER DIANNE	Pacific Telephone
	MONGEAU R V	Pacific Telephone
	PENN DORIE	Pacific Telephone
	RESNICK ROBT A	Pacific Telephone
	SCHMITT STEVAN	Pacific Telephone
	SEIDEL JOHN	Pacific Telephone
	SOLOMON TERRY	Pacific Telephone
	WHITESIDE ROBT J	Pacific Telephone
	WOLFF MARCIA	Pacific Telephone
	ADAMS JIM	Pacific Telephone
	ARLEN PHILIP	Pacific Telephone
	BARSZCZ MICHAEL	Pacific Telephone
	BASSE DONALD G	Pacific Telephone
	BRAUER RONALD G	Pacific Telephone
	BREYDE ELLEN KAY	Pacific Telephone
	CHOTINER MARVIN	Pacific Telephone
	DEEDS OREN R	Pacific Telephone
	DOHERTY ANTHONY T	Pacific Telephone
	FROHMAN EDW L	Pacific Telephone
	GLENZ SABINE	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	GRAVES RICHARD	Pacific Telephone
	GROSSWIRTH EDW	Pacific Telephone
	HOEKENDORF JAS	Pacific Telephone
	KNAPP GARY J	Pacific Telephone
	MAIL MESSENGER SERVICE	Pacific Telephone
	MARTIN GARY	Pacific Telephone
	MATHES LOUIE B	Pacific Telephone
	MILLER DIANNE	Pacific Telephone
	MONGEAU R V	Pacific Telephone
	PENN DORIE	Pacific Telephone
	RESNICK ROBT A	Pacific Telephone
	SCHMITT STEVAN	Pacific Telephone
	SEIDEL JOHN	Pacific Telephone
	SOLOMON TERRY	Pacific Telephone
	ADAMS JIM	Pacific Telephone
	ARLEN PHILIP	Pacific Telephone

6841 N SEPULVEDA BLVD

Year	Uses	Source
1995	Lopez M	Pacific Bell
	Rodriguez Reyes	Pacific Bell
1991	Lara Ramon	Pacific Bell
	Lara Raul	Pacific Bell
	Martinez Hugo	Pacific Bell
	Mum Arniando	Pacific Bell
	Quintinilla Olga Lidia	Pacific Bell
	Rodriguez Reyes	Pacific Bell
	Rodriguez Reyes & Edwardo I Ol Sl Laurel Canyon Bl Pac .8963108	Pacific Bell
	Rodriguez Reyna Estela	Pacific Bell
	Zarazua Juan	Pacific Bell
	Andrade Rosa	Pacific Bell
	Cabrera Samuel	Pacific Bell
1985	Alvarez Estela H	Pacific Bell
	Araujo Olga Lidia	Pacific Bell
	Barrios Elisa	Pacific Bell
	Barrios Elvira	Pacific Bell
	Gorton Michael & Faith	Pacific Bell
	Hodges Wm	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Le Anh Q	Pacific Bell
	Macias Jose	Pacific Bell
	Mendoza Gilberto	Pacific Bell
	Rodriguez Martha A	Pacific Bell
	Sayegh Sonia	Pacific Bell
	Sayegh Tire Inc	Pacific Bell
	Shockley Daryl Bl	Pacific Bell
	Shockley Don R	Pacific Bell
	Tran Trung	Pacific Bell
	Yang Liu Cheng Mo	Pacific Bell
1980	ALVAREZ ESTELA H	Pacific Telephone
	DAVIDSON GREGORY A	Pacific Telephone
	ESQUEDA NASAR PONCE	Pacific Telephone
	GONZALEZ MANUEL	Pacific Telephone
	GONZALEZ RAYMOND	Pacific Telephone
	GRUCHALLA F L	Pacific Telephone
	MARTIN JIMMY	Pacific Telephone
	MORALES H	Pacific Telephone
	PRATER BILLY GENE	Pacific Telephone
	RUELAS JAVIER	Pacific Telephone
	SANCHEZ MARTINA RAMIREZ	Pacific Telephone
	SMITH R D	Pacific Telephone
	STELLA DAN	Pacific Telephone
	URENA CARLOS	Pacific Telephone
	WHITE KAREN	Pacific Telephone
	YOUNG ROY A	Pacific Telephone
1975	Coger John	Pacific Telephone
	Mc Mahann Robt L	Pacific Telephone
	MCMAHANS FURNITURE & APPLIANCES	Pacific Telephone
	Saucillo Ernesto	Pacific Telephone
1970	ABLON RICHARD W	Pacific Telephone
	ACCURSO VINCENT J	Pacific Telephone
	BALLENSKY DON S	Pacific Telephone
	BIGBY VIRGIL R	Pacific Telephone
	CROSBY JOEL S	Pacific Telephone
	FREUDENTHALER RONALD	Pacific Telephone
	HOWARD MARSHALL	Pacific Telephone
	LIVERIS MICHAEL	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	MEINHARD PAUL E	Pacific Telephone
	PIZZI RAY	Pacific Telephone
	RIVERO RAMON	Pacific Telephone
	SAXMAN RON	Pacific Telephone
	SEAGER HAROLD S	Pacific Telephone
	SOULARIE RUSSELL A	Pacific Telephone
	STOREY DONNAJUNE	Pacific Telephone
	WALKER WM	Pacific Telephone
	WATSON KENNETH ROY	Pacific Telephone
	WEST RONALD L	Pacific Telephone
	YATSKO DAVID A	Pacific Telephone
	ABLON RICHARD W	Pacific Telephone
	ACCURSO VINCENT J	Pacific Telephone
	BALLENSKY DON S	Pacific Telephone
	BIGBY VIRGIL R	Pacific Telephone
	CROSBY JOEL S	Pacific Telephone
	FREUDENTHALER RONALD	Pacific Telephone
	HOWARD MARSHALL	Pacific Telephone
	LIVERIS MICHAEL	Pacific Telephone
	MEINHARD PAUL E	Pacific Telephone
	PIZZI RAY	Pacific Telephone
	RIVERO RAMON	Pacific Telephone
	SAXMAN RON	Pacific Telephone
	SEAGER HAROLD S	Pacific Telephone
	SOULARIE RUSSELL A	Pacific Telephone
	STOREY DONNAJUNE	Pacific Telephone
	WALKER WM	Pacific Telephone
	WATSON KENNETH ROY	Pacific Telephone
	WEST RONALD L	Pacific Telephone
	YATSKO DAVID A	Pacific Telephone

6844 N SEPULVEDA BLVD

Year	Uses	Source
1980	ROSS LOOS MEDICAL GROUP	Pacific Telephone
1975	Brundage Herald A MD Ross Loos Medical Group	Pacific Telephone
	Harris Bobby J MD Ross Loos Medical Group	Pacific Telephone
	Quevedo Fred G MD Ross Loos Medical Group	Pacific Telephone

Year	Uses	Source
1975	Robertson Robert F MD Ross Loos Medical Group	Pacific Telephone
	Rosenblatt Robert M MD Ross Loos Medical Group	Pacific Telephone
	Russo Robert F OD Ross Loos Medical Group	Pacific Telephone
1970	NYE ROBERT G MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PERLOW DENNIS L MD ROSS LOOS MEDICAL GROUP	Pacific Telephone
	NYE ROBERT G MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PERLOW DENNIS L MD ROSS LOOS MEDICAL GROUP	Pacific Telephone

PEACH AVE

6639 PEACH AVE

Year	Uses	Source
1980	COCUZZA PHIL	Pacific Telephone
1970	SMITH DALTON	Pacific Telephone
	SMITH DALTON	Pacific Telephone
1962	GITLIN MURRAY	Pacific Telephone
1956	HARTZELL M L	Pacific Telephone
1950	TUFTS WM F R	Pacific Telephone
	TUFTS WM F R	Pacific Telephone

6640 PEACH AVE

Year	Uses	Source
1985	Soyer Peter	Pacific Bell
	Soyka Ron	Pacific Bell
	Soyka Geo	Pacific Bell
1980	SOYER PETER	Pacific Telephone
1970	SOYLER PETER	Pacific Telephone
	SOYLER PETER	Pacific Telephone
1962	SOYER PETER	Pacific Telephone
1956	OLSON ROGER B	Pacific Telephone
1950	BELL MAC R R	Pacific Telephone
	BELL MAC R R	Pacific Telephone

FINDINGS

6647 PEACH AVE

Year	Uses	Source
1970	HUNTER NEIL M	Pacific Telephone
	HUNTER NEIL M	Pacific Telephone
1962	DOYLE JANET	Pacific Telephone
	DOYLE MICHAEL	Pacific Telephone
1956	SINCOMB F W	Pacific Telephone
1950	SKENDALL FRANK R	Pacific Telephone
	SKENDALL FRANK R	Pacific Telephone

6648 PEACH AVE

Year	Uses	Source
1970	MEDDOCK ALVIN A	Pacific Telephone
	MEDDOCK ALVIN A	Pacific Telephone
1956	MEDDOCK ALVIN A	Pacific Telephone
1950	MEDDOCK ALVIN A R	Pacific Telephone
	FOUNTAIN DEALOSS M R	Pacific Telephone
	MEDDOCK ALVIN A R	Pacific Telephone
	FOUNTAIN DEALOSS M R	Pacific Telephone

6655 PEACH AVE

Year	Uses	Source
1962	BOTHWELL DOUGLAS	Pacific Telephone
1956	BOTHWELL DOUGLAS R	Pacific Telephone

6656 PEACH AVE

Year	Uses	Source
2014	ARTUR GYOZALYAN	Cole Information Services
	HAROUT DARZIAN	Cole Information Services
2009	DAVID DARZIAN	Cole Information Services
2006	DARZIAN David	Haines Company, Inc.
2004	DAVID DARZIAN	Cole Information Services
	0 DARZIAN David	Haines Company
2001	DARZIAN David	Haines & Company, Inc.
1999	DAVID DARZIAN	Cole Information Services
1970	HUBBARD ELEANOR	Pacific Telephone
	HUBBARD ELEANOR	Pacific Telephone
1962	HUBBARD GEO M	Pacific Telephone
1956	DELVES H J	Pacific Telephone
1950	PALMER GORDON B R	Pacific Telephone

Year	Uses	Source
1950	PALMER GORDON B R	Pacific Telephone

ROAD 6728 SEPULVEDA BLVD

137 ROAD 6728 SEPULVEDA BLVD

Year	Uses	Source
2014	JACOB JONES	Cole Information Services

SEPULVEDA

6739 SEPULVEDA

Year	Uses	Source
1970	BECKMAN WM T VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone
	BECKMAN WM T VALLEY PRINTERS & TYPE-SETTERS	Pacific Telephone

6844 SEPULVEDA

Year	Uses	Source
1970	MALIN LAWRENCE W MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

SEPULVEDA BLVD

6649 SEPULVEDA BLVD

Year	Uses	Source
2014	ALMA CRUZ	Cole Information Services
	BERNAL MARIA	Cole Information Services
	JOSEFINA FLORES	Cole Information Services
	NABILUM ISHO	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	ROBERTO HERNANDEZ	Cole Information Services
	HECTOR JIMENEZ	Cole Information Services
2009	AMERICO AREVALO	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	M ALVARENGA	Cole Information Services
	BRAULIO NOLASCO	Cole Information Services
	ROBERT HOPSON	Cole Information Services
	PAT BISHOP	Cole Information Services
	TAPESTRY BISHOP	Cole Information Services
	LORENA CRUZ	Cole Information Services

FINDINGS

Year	Uses	Source
2009	BRAMBILA HERNANDEZ	Cole Information Services
	JORGE WHITE	Cole Information Services
	MARIA FLORES	Cole Information Services
	GUSTAVO MENDOZA	Cole Information Services
	EMMA RAMOS	Cole Information Services
2006	NOLASCO Braullo	Haines Company, Inc.
	MENDOZA Guslavo	Haines Company, Inc.
	Josefina	Haines Company, Inc.
	APARTMENTS FLORES Maria	Haines Company, Inc.
	WHITEJorge A	Haines Company, Inc.
	REYNADebora Neaht	Haines Company, Inc.
2004	BRAULIO NOLASCO	Cole Information Services
	GUSTAVO MENDOZA	Cole Information Services
	JORGE WHITE	Cole Information Services
	E CARMEN	Cole Information Services
	DEBORA REYNA	Cole Information Services
	LEAUWANDEA CLARKE	Cole Information Services
1999	LORENA CRUZ	Cole Information Services
	MARIA FLORES	Cole Information Services
	JORGE WHITE	Cole Information Services
	EMMA RAMOS	Cole Information Services
	BRAMBILA HERNANDEZ	Cole Information Services
	GUSTAVO MENDOZA	Cole Information Services
	AMERICO AREVALO	Cole Information Services
	TAPESTRY BISHOP	Cole Information Services
	ROBERTO MENDOZA	Cole Information Services
	M ALVARENGA	Cole Information Services
	BRAULIO NOLASCO	Cole Information Services
	ROBERT HOPSON	Cole Information Services
	PAT BISHOP	Cole Information Services

6653 SEPULVEDA BLVD

Year	Uses	Source
1970	AMMON GRACE E REALTORS	Pacific Telephone
	AMMON GRACE E REALTORS	Pacific Telephone

6654 SEPULVEDA BLVD

Year	Uses	Source
1970	KHOUGAZ JALIL	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	KHOUGAZ JALIL	Pacific Telephone
1962	KHOUGAZ JALIL	Pacific Telephone
1956	KHOUGAZ JALIL R	Pacific Telephone
1950	KHOUGAZ JALIL R	Pacific Telephone
	KHOUGAZ JALIL R	Pacific Telephone
1930	Khougaz J N	Los Angeles Directory Co.
	Van Owen intersects	Los Angeles Directory Co.

6655 SEPULVEDA BLVD

Year	Uses	Source
2014	MARIA MONZON	Cole Information Services
	BERTA PEREIRA	Cole Information Services
	EDGAR CAJTI	Cole Information Services
2009	MARIA MONZON	Cole Information Services
	KEITH HENRY	Cole Information Services
	SELECT COMMUNICATION SYSTEMS	Cole Information Services
	MICHAEL LICHTER	Cole Information Services
2004	KEITH HENRY	Cole Information Services
	DEANNE STONE	Cole Information Services
	BERTA PEREIRA	Cole Information Services
1999	KEITH HENRY	Cole Information Services
	MICHAEL LICHTER	Cole Information Services
	MARIA MONZON	Cole Information Services
1994	SERRANO, OLGA X	Cole Information Services

6660 SEPULVEDA BLVD

Year	Uses	Source
1999	OCCUPANT UNKNOWN	Cole Information Services

6661 SEPULVEDA BLVD

Year	Uses	Source
2014	MICHAEL ESPINOSA	Cole Information Services
	DEBORAH MASTERSON	Cole Information Services
	TISA GOMES	Cole Information Services
	LIZBETH TAPIA	Cole Information Services
	NATALY RAMIREZ	Cole Information Services
	JAMES SINCLAIR	Cole Information Services
2009	MARIA QUINTANILLA	Cole Information Services
	TISA GOMES	Cole Information Services

FINDINGS

Year	Uses	Source
2009	MIGUEL GARCIA	Cole Information Services
	RICHARD DENNIS	Cole Information Services
	LIZBETH TAPIA	Cole Information Services
	RENE VALENZUELA	Cole Information Services
2006	MANZANARES	Haines Company, Inc.
	Cristabel TAPIAULzbeth	Haines Company, Inc.
2004	KEVIN PAIGE	Cole Information Services
	RUTH WALTON	Cole Information Services
	ROBERT DOBBS	Cole Information Services
1999	TRICIA OCHOA	Cole Information Services
	RENE VALENZUELA	Cole Information Services
	MARIA QUINTANILLA	Cole Information Services
	LIZBETH TAPIA	Cole Information Services
	RICHARD DENNIS	Cole Information Services
	TISA GOMES	Cole Information Services
	MIGUEL GARCIA	Cole Information Services
1994	WALKER, JOHN F	Cole Information Services
	MONTALVO, WALTER	Cole Information Services

6666 SEPULVEDA BLVD

Year	Uses	Source
2014	SUMMER OAKS APARTMENTS	Cole Information Services
	RYAN WILLIAMS	Cole Information Services
	CECILIA AWAH	Cole Information Services
	ORALIA GOMEZ	Cole Information Services
	MORGAN KAYS	Cole Information Services
	INDIKA PERERA	Cole Information Services
	MARIO LOPEZ	Cole Information Services
	SANDRA MAESTAS	Cole Information Services
	S MEJIA	Cole Information Services
	ROSA CARTAGENA	Cole Information Services
	OSCAR PINEDA	Cole Information Services
	MARTIN TOVAR	Cole Information Services
	DESIREE GARDEA	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	MC KINNEY	Cole Information Services
	CARMEN HERNANDEZ	Cole Information Services
	JOHN AWACLETUS	Cole Information Services
	YOLANDA LORENZO	Cole Information Services

FINDINGS

Year	Uses	Source
2014	JESUS DE	Cole Information Services
	JAVIER SANCHEZ	Cole Information Services
	BYRON DIAZ	Cole Information Services
	STANLEY ZHANE	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	HECTOR TELLES	Cole Information Services
	I CISNEROS	Cole Information Services
	MARIA PALACIOS	Cole Information Services
	KAREN ACEVEDO	Cole Information Services
	AMIR ALWAN	Cole Information Services
	NANCY ARREOLA	Cole Information Services
	SARA FAIRLESS	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ALICE GARLAND	Cole Information Services
	ARIANNA GAYTAN	Cole Information Services
	TRACEY GRAVES	Cole Information Services
	JOHN HOUSTON	Cole Information Services
	JANAI HUMPHREY	Cole Information Services
	SHINAKO KENDENOBU	Cole Information Services
	MINERVA ALMARAZ	Cole Information Services
2009	TAKAHIRO KANENOBU	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	ELVA MACIAS	Cole Information Services
	RAYLENE ACEVES	Cole Information Services
	R MILLS	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	ADELAIDA DEJESUS	Cole Information Services
	GUADALUPE GABRIEL	Cole Information Services
	M LOPEZ	Cole Information Services
	FRANKLIN AGUILERA	Cole Information Services
	PAMELA MCKINNEY	Cole Information Services
	BARBARA BACKMAN	Cole Information Services
	STEPHANIE WOODS	Cole Information Services
	CARMEN MIRANDA	Cole Information Services
	CESAR DIAZ	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ANGEL GUTIERREZ	Cole Information Services
	SARA FAIRLESS	Cole Information Services

FINDINGS

Year	Uses	Source
2009	AZATUI FOTOLYAN	Cole Information Services
	SUMMER OAKS APARTMENTS	Cole Information Services
	RAMON M ORTEGA	Cole Information Services
	ANZA CORP	Cole Information Services
	GEORGE AYOD	Cole Information Services
	S MEJIA	Cole Information Services
	ANA BARBOSA	Cole Information Services
	HILDA GARIBAY	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	LEROY MILLEN	Cole Information Services
	KATIA SORIANO	Cole Information Services
	CARLOS QUIRINO	Cole Information Services
	SUSAN ROUSIER	Cole Information Services
	MICHAEL EDWARDS	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	BLANCA CARILLO	Cole Information Services
	YESENIA COYT	Cole Information Services
	JOSE VALLES	Cole Information Services
	ELIZABETH RODRIGUEZ	Cole Information Services
	PRISCILLA HERNANDEZ	Cole Information Services
	MORAN ORELLANA	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
	COY PAYNE	Cole Information Services
	EVELYN MARTINEZ	Cole Information Services
	MARICELA ALVARADO	Cole Information Services
	ROBERT SOUDERS	Cole Information Services
	ASHLEY KENNEY	Cole Information Services
2004	DENIS PACHO	Cole Information Services
	EDDIE NAIM	Cole Information Services
	FE CARTESIANO	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	NICOLE SANDOVAL	Cole Information Services
	TAKAHIRO KANENOBU	Cole Information Services
	VINCENT RAMOS	Cole Information Services
	YVONNE HOLMES	Cole Information Services
	BERTHA POSADA	Cole Information Services
	BRITTON PURVIS	Cole Information Services
	DARRYL FINLEY	Cole Information Services

FINDINGS

Year	Uses	Source
2004	JIMENEZ HARO	Cole Information Services
	VICENTE TECSON	Cole Information Services
	GANESAN DORAISAMI	Cole Information Services
	ADELAIDA DEJESUS	Cole Information Services
	GEORGE GEORGIEV	Cole Information Services
	CRAIG ENGLISH	Cole Information Services
	HERNANDZ PEREZ	Cole Information Services
	CLINT BORROMEO	Cole Information Services
	JOHN MOLINA	Cole Information Services
	MARTINEZ AREVALO	Cole Information Services
	CHON LAI	Cole Information Services
	MICHAEL LOUDEN	Cole Information Services
	SHAQUINTA WASHINGTON	Cole Information Services
	PUICHI CHAN	Cole Information Services
	CARLOS CLARK	Cole Information Services
	BRUCE BUECHNER	Cole Information Services
	T MCKINNEY	Cole Information Services
	JOSE AYALA	Cole Information Services
	REY SAMONTE	Cole Information Services
	JUAN ERITTIER	Cole Information Services
	L LIM	Cole Information Services
	GEORGINA NUNEZ	Cole Information Services
	JENNY BRUCELAS	Cole Information Services
	JOSEFINA MARQUEZ	Cole Information Services
	ERIC BRUGIS MUSIC	Cole Information Services
	SUMMER OAKS APARTMENTS	Cole Information Services
	J & J MEDICAL TRANSPORTATION	Cole Information Services
	GEORGE AYOD	Cole Information Services
	S MEJIA	Cole Information Services
	MAGDALENA HAMMONDS	Cole Information Services
	YOLANDA CONWAY	Cole Information Services
	RUMI NAKAYAMA	Cole Information Services
	RON STEWART	Cole Information Services
	WILLIAM KELLY	Cole Information Services
	IRIS HERNANDEZ	Cole Information Services
	MAXIMILIANO DEVIASSO	Cole Information Services
	PAULETTE GREEN	Cole Information Services
	B CHARLES	Cole Information Services

FINDINGS

Year	Uses	Source
2004	CARLOS PEREZ	Cole Information Services
	MARYLOU JARAMILLO	Cole Information Services
	STEVEN BOONE	Cole Information Services
	MARY BROOKS	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	PENNY ADAMS	Cole Information Services
	ERAN SELA	Cole Information Services
	DEBRA STORY	Cole Information Services
	CHARLES SMITH	Cole Information Services
	BLANCA VILLACORTA	Cole Information Services
	ELIZABETH VERDIN	Cole Information Services
	MARTINEMAR DEJESUS	Cole Information Services
	DESIREE GARDEA	Cole Information Services
	SEMEN ESTERKIN	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	CHRIS NOLAN	Cole Information Services
	ERIC BURGIS	Cole Information Services
	BERENICE FLORES	Cole Information Services
	JAMES MCKNIGHT	Cole Information Services
	RICARDO MENDOZA	Cole Information Services
	EDITHA TIANIA	Cole Information Services
	CALVIN HILL	Cole Information Services
	JAMES LAWSON	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
1999	S MEJIA	Cole Information Services
	AZATUI FOTOLYAN	Cole Information Services
	ANA BARBOSA	Cole Information Services
	HILDA GARIBAY	Cole Information Services
	OLIVER ROGERS	Cole Information Services
	LEROY MILLEN	Cole Information Services
	KATIA SORIANO	Cole Information Services
	CARLOS QUIRINO	Cole Information Services
	SUSAN ROUSIER	Cole Information Services
	MICHAEL EDWARDS	Cole Information Services
	VERONICA GUARDADO	Cole Information Services
	JOSE VALLES	Cole Information Services
	ELIZABETH RODRIGUEZ	Cole Information Services
	PRISCILLA HERNANDEZ	Cole Information Services

FINDINGS

Year	Uses	Source
1999	MORAN ORELLANA	Cole Information Services
	STARLINA WIGGINS	Cole Information Services
	YESENIA COYT	Cole Information Services
	COY PAYNE	Cole Information Services
	MARICELA ALVARADO	Cole Information Services
	ROBERT SOUDERS	Cole Information Services
	WILLIAM QUINTANILLA	Cole Information Services
	ASHLEY KENNEY	Cole Information Services
	TAKAHIRO KANENOBU	Cole Information Services
	RAYLENE ACEVES	Cole Information Services
	R MILLS	Cole Information Services
	RAMON ORTEGA	Cole Information Services
	ADELAIDA DEJESUS	Cole Information Services
	GUADALUPE GABRIEL	Cole Information Services
	M LOPEZ	Cole Information Services
	FRANKLIN AGUILERA	Cole Information Services
	PAMELA MCKINNEY	Cole Information Services
	BARBARA BACKMAN	Cole Information Services
	STEPHANIE WOODS	Cole Information Services
	CARMEN MIRANDA	Cole Information Services
	CESAR DIAZ	Cole Information Services
	CARLOS GARIBAY	Cole Information Services
	ANGEL GUTIERREZ	Cole Information Services
	SARA FAIRLESS	Cole Information Services
	GEORGE AYOD	Cole Information Services
1994	ALLOR, RUSS	Cole Information Services
	ALDEA, TITUA	Cole Information Services
	DONGO, OSCAR	Cole Information Services
	GALLEGOS, ANA	Cole Information Services
1980	CHEVALIER C A	Pacific Telephone

6700 SEPULVEDA BLVD

Year	Uses	Source
2014	MARK WERNET	Cole Information Services
	HEALTH CARE BEVERLY	Cole Information Services
	SOUTH PACIFIC REHABILITATION SERVICE	Cole Information Services
	CALIFORNIA HEALTHCARE REHABILITATION	Cole Information Services
	MARK WERNET	Cole Information Services

FINDINGS

Year	Uses	Source
2014	HEALTH CARE BEVERLY	Cole Information Services
	SOUTH PACIFIC REHABILITATION SERVICE	Cole Information Services
	CALIFORNIA HEALTHCARE REHABILITATION	Cole Information Services
2009	LONGWOOD MANAGEMENT CORP	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY ENTERPRISES CALIFORNIA INC	Cole Information Services
	CALIFORNIA HEALTHCARE	Cole Information Services
	LONGWOOD MANAGEMENT CORP	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY ENTERPRISES CALIFORNIA INC	Cole Information Services
	CALIFORNIA HEALTHCARE	Cole Information Services
2006	ROSENBERG Melv In	Haines Company, Inc.
	KRUSS Lill Ian	Haines Company, Inc.
	LEWIS Helen	Haines Company, Inc.
	Suzanne HORNERJuanita	Haines Company, Inc.
	BEVERLY HENNINOSEN	Haines Company, Inc.
	HEALTH CARE	Haines Company, Inc.
	FLOHR Elnora	Haines Company, Inc.
	DUHON Dewey	Haines Company, Inc.
	DESILVAVIneetha	Haines Company, Inc.
	REHBLTN CNTR CAMARANO Elena	Haines Company, Inc.
	APARTMENTS CAHEALTHCARE	Haines Company, Inc.
	UNDERWOOD Daniel	Haines Company, Inc.
	TROOP John	Haines Company, Inc.
	A SMITH Cynthia R	Haines Company, Inc.
2004	CALIFORNIA HEALTHCARE & RHBLT	Cole Information Services
	BEVERLY MANOR	Cole Information Services
	CALIFORNIA HEALTHCARE & RHBLT	Cole Information Services
	BEVERLY MANOR	Cole Information Services
1999	BEVERLY MANOR CONVALESCENT HOSPITAL	Cole Information Services
	JACK WOODWARD	Cole Information Services
	BEVERLY MANOR CONVALESCENT HOSPITAL	Cole Information Services
	JACK WOODWARD	Cole Information Services
1994	BEVERLY MANOR HOSP	Cole Information Services
	BEVERLY MANOR HOSP	Cole Information Services

FINDINGS

6701 SEPULVEDA BLVD

Year	Uses	Source
1991	PUBLICSTORAGE Storage Locations Mid City	Pacific Bell
	Los Angeles	Pacific Bell
	PUBLICSTORAGE LOS ANGELES	Pacific Bell
1980	Itel Professlonal Services Division	Pacific Telephone
	Itel Data Services Group	Pacific Telephone
1976	Financial Research Consultants	Pacific Telephone
	COMPUTER DIMENSIONS INC	Pacific Telephone
	BEVERAGE SYSTEMS INC	Pacific Telephone
1971	MDC Inc	Pacific Telephone
	Investment Control Systems	Pacific Telephone
	Financial Research Consultants	Pacific Telephone
	COMPUTER DIMENSIONS INC	Pacific Telephone
	Caps Inc	Pacific Telephone
	California Bank Data Corp	Pacific Telephone
	Action On Line Inc	Pacific Telephone

6705 SEPULVEDA BLVD

Year	Uses	Source
1950	NEVILLE NORMAN R	Pacific Telephone
	NEVILLE NORMAN R	Pacific Telephone
1940	Engle C E o	Los Angeles Directory Co.

6711 SEPULVEDA BLVD

Year	Uses	Source
1965	WINSTON RESRCH CORP	The Pacific Telephone and Telegraph Co
	WINSTON RESEARCH CRP ORO 3640	The Pacific Telephone and Telegraph Co
	WINSTON RESRCH CORP	The Pacific Telephone and Telegraph Co
1962	SERVO CORP OF AMERICA	Pacific Telephone
	SERVO CORP OF AMERICA	Pacific Telephone
1960	ELECTRO PULSE INC	Pacific Telephone and Telegraph Company

6719 SEPULVEDA BLVD

Year	Uses	Source
2014	RIDGE MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
2006	RIDGE MOTEL	Haines Company, Inc.
2004	RIDGE MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services

FINDINGS

Year	Uses	Source
1999	CHATEAU MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
	CHATEAU MOTEL	Cole Information Services
	RIDGE MOTEL	Cole Information Services
1994	CHATEAU MOTEL	Cole Information Services
	CHATEAU MOTEL	Cole Information Services
1950	DUCK INN MOTEL	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1940	Archwood intersects	Los Angeles Directory Co.
	Runge L A	Los Angeles Directory Co.

6725 SEPULVEDA BLVD

Year	Uses	Source
1940	Vacant	Los Angeles Directory Co.

6727 SEPULVEDA BLVD

Year	Uses	Source
1940	Wells Myron	Los Angeles Directory Co.

6728 SEPULVEDA BLVD

Year	Uses	Source
2014	LOUISE PRESTON	Cole Information Services
	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
2009	LONGWOOD MANAGEMENT CORP	Cole Information Services
	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
2006	CALIFORNIA VILLAS BENNETTJ SMITH	Haines Company, Inc.
	CALIFORNIAVILLA	Haines Company, Inc.
	HOTEL EDMISTON Dorothy	Haines Company, Inc.
	HAASF	Haines Company, Inc.
	HARVANCHIKJohn	Haines Company, Inc.
	HOLQUIN Mary	Haines Company, Inc.
	WILLITS Shirley	Haines Company, Inc.
	JONES Jacob	Haines Company, Inc.
	LUX Sally	Haines Company, Inc.
	MAITEN Jud Ith	Haines Company, Inc.
	SINS Jos F	Haines Company, Inc.

Year	Uses	Source
2006	SIVESTRI Ruth	Haines Company, Inc.
	HORTON Cada	Haines Company, Inc.
2004	CALIFORNIA VILLA RTRMNT HOTEL	Cole Information Services
	CALIFORNIA VILLA OF VAN NUYS	Cole Information Services
1999	CALIFORNIA VILLA RETIREMENT HOTEL	Cole Information Services
1994	CALIFORNIA VILLA RETIREMENT	Cole Information Services

6733 SEPULVEDA BLVD

Year	Uses	Source
1994	ACTION HOME LN CORP	Cole Information Services
1985	Cargo Reservation & Information	Pacific Bell
	District Office	Pacific Bell
	No Charge To Calling Party	Pacific Bell
	British Caledonian Airways	Pacific Bell
	Cargo Import	Pacific Bell
	Cargo Sales Office	Pacific Bell

6734 SEPULVEDA BLVD

Year	Uses	Source
2014	WINGSTOP	Cole Information Services
	WINGSTOP	Cole Information Services
2006	LA PERLA	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	LA PERLA	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
	LA PERLA	Cole Information Services
1999	PERLA DEL MAR	Cole Information Services
	PERLA DEL MAR	Cole Information Services
1994	PERLA DEL MAR	Cole Information Services
	JOSE LUIS E ORDONEZ	Cole Information Services
	PERLA DEL MAR	Cole Information Services
	JOSE LUIS E ORDONEZ	Cole Information Services

6735 SEPULVEDA BLVD

Year	Uses	Source
2006	JEFFS LOCK & KEY	Haines Company, Inc.
2004	JEFF ROSS	Cole Information Services
1999	JEFFS LOCK & KEY	Cole Information Services
1994	VALENCIA LOCK&KEY	Cole Information Services

Year	Uses	Source
1994	JEFFS LOCK & KEY SVC	Cole Information Services
1950	BAILEY S LIQUOR STORE	Pacific Telephone
	BAILEY S LIQUOR STORE	Pacific Telephone

6736 SEPULVEDA BLVD

Year	Uses	Source
1950	ENGLE DON RL EST	Pacific Telephone
	ENGLE DON RL EST	Pacific Telephone
1940	Blaguiere Eug real est	Los Angeles Directory Co.

6737 SEPULVEDA BLVD

Year	Uses	Source
2014	ASAP MOVERS	Cole Information Services
2009	EXCLUSIVE TILE & STONE	Cole Information Services
2006	ASAP MOVERS	Haines Company, Inc.
	EXCLUSIVETILE&	Haines Company, Inc.
	ASAP MOVERS	Haines Company, Inc.
	STONE CORP	Haines Company, Inc.
2004	EXCLUSIVE TILE & STONE	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	ACE GUN SHOP	Cole Information Services
1994	ACE GUN SHOP	Cole Information Services
1962	MCDONALD S CRAFT SHOP	Pacific Telephone
1956	MCDONALD S CRAFT SHOP	Pacific Telephone
1950	MCDONALDS CRAFT SHOP	Pacific Telephone
	MCDONALDS CRAFT SHOP	Pacific Telephone

6738 SEPULVEDA BLVD

Year	Uses	Source
1962	BATES CAR MKT	Pacific Telephone

6739 SEPULVEDA BLVD

Year	Uses	Source
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	TELEMAX REPAIR CENTER	Cole Information Services
	A TELAMAX REPAIR CENTER	Cole Information Services
1994	TELAMAX REPAIR CNTR	Cole Information Services
1950	GEORGES CLNRS	Pacific Telephone
	GEORGES CLNRS	Pacific Telephone

FINDINGS

6740 SEPULVEDA BLVD

Year	Uses	Source
2014	SUBWAY SANDWICHES	Cole Information Services
2009	MID VALLEY PHARMACY	Cole Information Services
2004	MID VALLEY PHARMACY	Cole Information Services
	SUSAN BIGORNIA	Cole Information Services
1999	CHICAGO PHARMACIES INCORPORATED	Cole Information Services
	DRUG WORLD	Cole Information Services
1994	DRUG WORLD	Cole Information Services
	DRUG WORLD PHARMACY	Cole Information Services
1967	Drug World Pharmacy Inc	Pacific Telephone

6741 SEPULVEDA BLVD

Year	Uses	Source
2014	REYNOSO JEWELRY REPAIR	Cole Information Services
	REYNOSO JEWELRY REPAIR	Cole Information Services
2009	REYNOSO LAPIDARY & SUPPLY	Cole Information Services
	REYNOSO LAPIDARY & SUPPLY	Cole Information Services
2006	REYNOSO JEWELRY	Haines Company, Inc.
	REPAIR REYNOSO	Haines Company, Inc.
	LAPIDARY&SUPPLY	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	BOB SANDS FISHING TACKLE	Cole Information Services
	REYNOSO JEWELRY REPAIR	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
	BOB SANDS FISHING TACKLE	Cole Information Services
	REYNOSO JEWELRY REPAIR	Cole Information Services
1999	BOB SANDS FISHING TACKLE	Cole Information Services
	BOB SANDS FISHING TACKLE	Cole Information Services
1994	BOB SANDS FISHING TACKLE	Cole Information Services
	BOB SANDS FISHING TACKLE	Cole Information Services
1970	SERVO-TEK OF CALIF INC	Pacific Telephone
1967	SERVO EK OF California INC	Pacific Telephone
	Servo Tek Marine	Pacific Telephone
1965	SERVO-TEK MARINE	Pacific Telephone
1956	POORBOY S CAFE	Pacific Telephone
1950	POORBOYS CAFE	Pacific Telephone
	POORBOYS CAFE	Pacific Telephone

FINDINGS

6742 SEPULVEDA BLVD

Year	Uses	Source
2014	METROPCS	Cole Information Services
2009	ING WIRELESS	Cole Information Services

6743 SEPULVEDA BLVD

Year	Uses	Source
2014	BOB SANDS FISHING TACKLE	Cole Information Services
2009	BOB SANDS FISHING TACKLE	Cole Information Services
2006	FISHING TACKLE	Haines Company, Inc.
	BOB SANDS	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	ENRIQUES MEXICAN RESTAURANT	Cole Information Services
1994	ENRIQUES MEXICAN RESTAURANT	Cole Information Services
1950	SHERIDAN LEONARD M RL EST	Pacific Telephone
	SHERIDAN LEONARD M RL EST	Pacific Telephone

6744 SEPULVEDA BLVD

Year	Uses	Source
1999	LEVIN IRVING J ATTORNEY	Cole Information Services
1950	LARGENT E H RL EST	Pacific Telephone
	LARGENT E H RL EST	Pacific Telephone
1940	Ciccimairo Getina fruits	Los Angeles Directory Co.
	Vanowen intersects	Los Angeles Directory Co.

6748 SEPULVEDA BLVD

Year	Uses	Source
2014	JOHNS WATCH REPAIR	Cole Information Services
	JOHNS SHOE REPAIR	Cole Information Services
	SMITH JOHN	Cole Information Services
2009	JOHNS SHOE REPAIR	Cole Information Services
2006	REPAIR JOHNS WATCH	Haines Company, Inc.
	REPAIR	Haines Company, Inc.
	JOHNS SHOE	Haines Company, Inc.
2004	JOHNS SHOE REPAIR	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	JOHNS SHOE REPAIR	Cole Information Services
1994	JOHNS SHOE REPAIR	Cole Information Services

FINDINGS

6750 SEPULVEDA BLVD

Year	Uses	Source
2014	SHEARS BARBER & STYLING	Cole Information Services
2009	SHEARS BARBER & STYLING	Cole Information Services
2006	STYLING	Haines Company, Inc.
	SHEARSBRBR&	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	CUTS UNLIMITED	Cole Information Services
	NAILS BY JENNY	Cole Information Services
	SHEARS BARBER & STYLING	Cole Information Services
1994	SHEARS	Cole Information Services
	SHEARS BARBER & STYLING	Cole Information Services

6752 SEPULVEDA BLVD

Year	Uses	Source
2014	DAZZLE HAIR & NAIL	Cole Information Services
2006	RENEWAL HAIRAND	Haines Company, Inc.
	NAIL SPA	Haines Company, Inc.
2004	ONE & ONLY TOO HAIR DSGN	Cole Information Services
	ONE & ONLY TOO	Cole Information Services
1999	ONE & ONLY TOO	Cole Information Services
1994	NAILS BY JENNY	Cole Information Services
	ONE & ONLY TOO	Cole Information Services

6754 SEPULVEDA BLVD

Year	Uses	Source
2009	SEPULVEDA CLEANERS	Cole Information Services
2006	CLEANERS	Haines Company, Inc.
	SEPULVEDA	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	SEPULVEDA CLEANERS	Cole Information Services
1994	SEPULVEDA CLEANERS	Cole Information Services

6756 SEPULVEDA BLVD

Year	Uses	Source
2014	VN LAUNDRY	Cole Information Services
2004	OCCUPANT UNKNOWN	Cole Information Services
1999	COIN LAUNDRY	Cole Information Services
1994	COIN LAUNDRY	Cole Information Services

FINDINGS

6759 SEPULVEDA BLVD

Year	Uses	Source
2014	ALPINE MOTORS	Cole Information Services
2004	OCCUPANT UNKNOWN	Cole Information Services
1950	BERNSDORF FRIENDLY SERV	Pacific Telephone
	BERNSDORF FRIENDLY SERV	Pacific Telephone

6765 SEPULVEDA BLVD

Year	Uses	Source
2004	THE NAILS SPA	Cole Information Services

6801 SEPULVEDA BLVD

Year	Uses	Source
2014	D & M STAR	Cole Information Services
	WASH WORLD	Cole Information Services
2009	USA CAPPUCCINO DONUT & COFFEE	Cole Information Services
	D & M STAR	Cole Information Services
2006	WASH WORLD	Haines Company, Inc.
	D AND M STAR	Haines Company, Inc.
2004	USA CA PPUCCINO DONUT COFFEE	Cole Information Services
	WASH WORLD	Cole Information Services
1999	WASH WORLD	Cole Information Services
	U S A CAPPUCCINO DONUT COFFEE	Cole Information Services
1994	ORVILLES ORIGINALS	Cole Information Services
1980	INSTA-TUNE	Pacific Telephone
	INSTA-TUNE AUTO TUNEUPS	Pacific Telephone
1950	HARBOR SERV STN	Pacific Telephone
	HARBOR SERV STN	Pacific Telephone

6803 SEPULVEDA BLVD

Year	Uses	Source
2014	BIG DISCOUNT 99	Cole Information Services
2004	OKIE DOKIE VIDEO	Cole Information Services
1999	RED HOT VIDEO	Cole Information Services

6805 SEPULVEDA BLVD

Year	Uses	Source
2014	DOMINOS PIZZA	Cole Information Services
2006	DOMINOS	Haines Company, Inc.
1999	DOMINOS PIZZA	Cole Information Services
1994	DOMINOS PIZZA	Cole Information Services

FINDINGS

6807 SEPULVEDA BLVD

Year	Uses	Source
2009	J L WOK	Cole Information Services
	CHANS WOK	Cole Information Services
2006	CHANSWOK e	Haines Company, Inc.
2004	CHANS WOK	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1999	CHANS WOK	Cole Information Services
1994	CHANS WOK	Cole Information Services

6809 SEPULVEDA BLVD

Year	Uses	Source
2009	COLONIAL MEDICAL SUPPLY INC	Cole Information Services
2006	NCF BUSINESS	Haines Company, Inc.
2004	NCF BUSINESS	Cole Information Services

6810 SEPULVEDA BLVD

Year	Uses	Source
2014	Y TECH	Cole Information Services
	USA	Cole Information Services
	BRETTS INC	Cole Information Services
2009	BRETTS INC	Cole Information Services
	Y TECH	Cole Information Services
	WASH WORLD	Cole Information Services
	Y2K SATELLITE ENTERTAINMENT	Cole Information Services
2006	YTECH	Haines Company, Inc.
2004	U HAUL CO	Cole Information Services
	Y TECH ENTERPRISES	Cole Information Services
1999	U-HAUL COMPANY	Cole Information Services
1994	WASH WORLD	Cole Information Services
	BEST RENTS & SALES	Cole Information Services
	BEST RENTS&SALES	Cole Information Services

6811 SEPULVEDA BLVD

Year	Uses	Source
2014	IVANAS HAIR SALON	Cole Information Services
2009	IVANAS HAIR SALON	Cole Information Services
	HAIR N MOTION	Cole Information Services
2006	SALON	Haines Company, Inc.
	IVANAS HAIR	Haines Company, Inc.

Year	Uses	Source
2004	HAIR SALON FAMILIAR	Cole Information Services
	HAIR N MOTION	Cole Information Services
	CRIS SALA DE BELLEZA	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
1994	HAIR N MOTION	Cole Information Services

6813 SEPULVEDA BLVD

Year	Uses	Source
2014	LI LI HEALTH CENTER	Cole Information Services
2006	THERAPY	Haines Company, Inc.
	VICTORYS	Haines Company, Inc.
2004	VANOWEN FAMILY MEDICAL GROUP	Cole Information Services
	SEPULVEDA FAMILY MEDICAL GROUP	Cole Information Services
1999	PROGRESSIVE HOME HEALTH CARE	Cole Information Services

6815 SEPULVEDA BLVD

Year	Uses	Source
2014	G & K FINANCIAL SERVICES	Cole Information Services
2009	WORLD ONE INSURANCE & FINANCIAL SE	Cole Information Services
	RG INSURANCE & FINANCIAL SERVICES	Cole Information Services
2006	FINANCIAL SERV	Haines Company, Inc.
	RG INSURANCE&	Haines Company, Inc.
2004	RG INSURANCE & FINANCIAL SRVC	Cole Information Services
1994	CORONA TRAVEL SERV	Cole Information Services

6817 SEPULVEDA BLVD

Year	Uses	Source
2009	BOOKU	Cole Information Services
2004	JAMES CITROWSKE	Cole Information Services

6819 SEPULVEDA BLVD

Year	Uses	Source
2014	BABAKHANOF PAUL DDS	Cole Information Services
	AMERICAN MERCHANT CENTER	Cole Information Services
	KIM BROTHERS PAINTING & MAINTENANCE	Cole Information Services
	VRI	Cole Information Services
	SKM PROPERTIES LLC	Cole Information Services
	DEFENSA LEGAL	Cole Information Services

FINDINGS

Year	Uses	Source
2014	MJM NETWORK COMPUTER REPAIR & WEB DE	Cole Information Services
	HISPANIC LEGAL GROUP	Cole Information Services
	MOTZKIN DONALD MD FACS	Cole Information Services
	SINGER RICHARD S ATTORNEY AT LAW	Cole Information Services
	SALIN I DDS	Cole Information Services
	JAYSON RIBAKOFF	Cole Information Services
	MINAS CONSTRUCTION	Cole Information Services
	FERNANDO HOSPICE CARE LLC	Cole Information Services
	KIM BROTHERS MAINTENANCE COMPANY	Cole Information Services
	JMH & ASSOCIATES	Cole Information Services
	GITTELSON PATRICIA G LAW OFFICE OF	Cole Information Services
	WEBCREATOR INC	Cole Information Services
	SOUTHLAND ELECTRICAL CONTRACTORS	Cole Information Services
	ADVENT HOME CARE	Cole Information Services
	LA SECURITY & PROTECTION SERVICES	Cole Information Services
	RIBAKOFF JAYSON	Cole Information Services
2009	DONALD MOTZKIN MD	Cole Information Services
	ADINA DESIGN INC	Cole Information Services
	PATRICIA GITTELSON	Cole Information Services
	FAMILY DENTISTRY	Cole Information Services
	AMERICAN MERCHANT CENTER	Cole Information Services
	AMERICAN HOME IMPROVEMENT	Cole Information Services
	FOREMOST HEALTH CARE MGMT INC	Cole Information Services
	J G CAPITAL CORP	Cole Information Services
	HISPANIC LEGAL SERVICES	Cole Information Services
	AMCO PHOTOCOPY	Cole Information Services
	ASSET PROTECTION ASSOCIATION	Cole Information Services
	SMITH MOTZKIN UROLOGY	Cole Information Services
	SIMON HORENSTEIN MD	Cole Information Services
	AMCO COPY SERVICE INC	Cole Information Services
	WESCARE HOME HEALTH PROVIDER INC	Cole Information Services
	KIM BROTHERS MAINTENANCE CO	Cole Information Services
	SILVER STONE REMODELING INC	Cole Information Services

FINDINGS

Year	Uses	Source
2009	RICHARD S SINGER ATTORNEY AT LAW	Cole Information Services
	DINA CHANTURIYA DDS	Cole Information Services
	TIM MARSHALL ENTERPRISES INC	Cole Information Services
2006	ATTRNW AT LAW SKM PROPERTIES	Haines Company, Inc.
	LLC SUCCESSFUL	Haines Company, Inc.
	TECHNOLOGIES TME INC	Haines Company, Inc.
	WEBCREATOR INC	Haines Company, Inc.
	WESCAREHOME	Haines Company, Inc.
	HEALTH PROVIDER WESTRN FNCL	Haines Company, Inc.
	SERV OF CA	Haines Company, Inc.
	BUILDING	Haines Company, Inc.
	ADINA DESIGN INC	Haines Company, Inc.
	AMCO COPY	Haines Company, Inc.
	SERVICE INC 5+ AMCO PHOTOCOPY	Haines Company, Inc.
	INC AMERICAN	Haines Company, Inc.
	MERCHANT CENTER g	Haines Company, Inc.
	ANTARTIC CO 818 947 159 E	Haines Company, Inc.
	BERNSTEIN AND	Haines Company, Inc.
	ASSOCIATES	Haines Company, Inc.
	CHANTURIYADIN	Haines Company, Inc.
	DDS CLEANUSCORP	Haines Company, Inc.
	WEST FOREMOST	Haines Company, Inc.
	HEALTHCARE MNG	Haines Company, Inc.
	INC GILLISTHOBE&	Haines Company, Inc.
	ASCTS Gi TTELSON	Haines Company, Inc.
	PATRICIA G GITTELSON	Haines Company, Inc.
	PATRICIA G LAW HORENSTEIN SIMON	Haines Company, Inc.
	MD JG CAPITAL	Haines Company, Inc.
	CORPORATION	Haines Company, Inc.
	JACK E GOLDSMITH	Haines Company, Inc.
	FIN&INSSVC JMH& ASSOCIATES	Haines Company, Inc.
	K 1 M BROTHERS	Haines Company, Inc.
	PAINTING&MAINT KWM CONSTCORP	Haines Company, Inc.
	LYGASSOCIATES	Haines Company, Inc.
	M G HEALTH	Haines Company, Inc.
	CENTER N 1 C SECURITY	Haines Company, Inc.
	SYSTEM ROSS HAROLD T	Haines Company, Inc.
	ATTORNEY SAUNIDDS	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	SILVERSTONE	Haines Company, Inc.
	REMODEUNG INC SILVERSTONE	Haines Company, Inc.
	REMODEUNG INC	Haines Company, Inc.
	SINGER RICHARDS	Haines Company, Inc.
2004	HAROLD ROSS	Cole Information Services
	HONG DANG	Cole Information Services
	CLEAN US CORP	Cole Information Services
	PRO HEALTH MEDICAL INC	Cole Information Services
	SIMON HORENSTEIN MD	Cole Information Services
	LINDSAY PRINTING	Cole Information Services
	KWM CONSTRUCTION CORP	Cole Information Services
	PRIME MEDICAL TRANSPORTATION INC	Cole Information Services
	KIDS & MOMS NUTRITION	Cole Information Services
	ANTARTIC CO	Cole Information Services
	KIM BROTHERS MAINTENANCE CO	Cole Information Services
	CADENA LEGAL INC	Cole Information Services
	M & C LOW VOLTAGE	Cole Information Services
	GOLDEN PROMOTIONS	Cole Information Services
	JMH & ASSOCS	Cole Information Services
	AMERICAN MERCHANT CTR	Cole Information Services
	JACK E GLDSMTH FIN & INS SRVC	Cole Information Services
	MG HEALTH CTR	Cole Information Services
	GILLIS THOBE & ASSOCS	Cole Information Services
	PM PROVIDER	Cole Information Services
	SAMUEL MINAS	Cole Information Services
	WESTERN FINANCIAL SERVICES	Cole Information Services
	CLEAN R US CORP	Cole Information Services
	COMPASS GLOBAL MUSIC LLC	Cole Information Services
	WESCARE HOME HEALTH PROVIDERS	Cole Information Services
	SECURITY GUARD CONNECTION INC	Cole Information Services
1999	KIM BROTHERS MAITENANCE COMPANY	Cole Information Services
	PATRICIA GITTELSON	Cole Information Services
	UNICO TALENT MANAGEMENT INCORPORATED	Cole Information Services
	SALIN I DDS	Cole Information Services
	M G HEALTH CENTER	Cole Information Services
	NUEVOS MUNDOS	Cole Information Services
	KWM CONST CORPORATION	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
1999	DYNAMIC PRIVATE DUTY NURSING SERVICE	Cole Information Services
	NORTHEAST VALLEY HEALTH CORPORATION WOMENS SBSTNC ABUSE RECV	Cole Information Services
	ENCHANTED GARDEN THE	Cole Information Services
	2ND MILLENNIUM SOFTWARE COMPANY	Cole Information Services
	INTERACT TECHNOLOGIES	Cole Information Services
	GILLIS THOBE & ASSOCIATES	Cole Information Services
	SKM PROPERTIES LLC	Cole Information Services
	CHANTURIYA DINA DDS	Cole Information Services
	HORENSTEIN SIMON MD PSYCHIATRY & PSYCHOANALYSIS	Cole Information Services
	CADENA LEGAL INCORPORATED	Cole Information Services
	WESTERN FINANCIAL SERVICES OF CALIFORNIA	Cole Information Services
	DYNAMIC HOME CARE	Cole Information Services
	JACK E GOLDSMITH FIN & INS SERVICES	Cole Information Services
	XZYLER COMPUTERS INCORPORATED	Cole Information Services
1994	ALDA, M	Cole Information Services
	NORTHBOUND PRESS	Cole Information Services
	FELDMAN, KAREN	Cole Information Services
	WESTERN MAGNESITE	Cole Information Services
	EMERGENCY MEDICAL TRAINING	Cole Information Services
	PEARLY WHITES DENTAL LAB	Cole Information Services
	CONCEPT FORMS CO	Cole Information Services
	WESTRN FNCL SALES	Cole Information Services
	S K M PROPERTIES	Cole Information Services
	NATIONAL EXHIBITION & COMMS	Cole Information Services
	COOKS WAREHOUSE INC	Cole Information Services
	DYNAMIC HOME CARE	Cole Information Services
	FRED F SHIRAZI MD	Cole Information Services
	ALDA MAGNESITE	Cole Information Services
	KAREN FELDMAN DDS	Cole Information Services
	COAST WATERPROOFING	Cole Information Services
	GENERAL BUSINESS PRODUCTS	Cole Information Services
	PROGRESSIVE MANAGEMENT INC	Cole Information Services
	HEART GUARD WEST	Cole Information Services
	GOLDSMITH, JACK E	Cole Information Services

FINDINGS

Year	Uses	Source
1991	RESORT MANAGEMENT GROUP INC	Pacific Bell
	Resort Management Group Inc	Pacific Bell
1990	ALLSTATE INSURANCE COMPANIES SALES OFFICES LOS ANGELES	Pacific Bell

6827 SEPULVEDA BLVD

Year	Uses	Source
1950	PATTERSON EDITH RLTY	Pacific Telephone
	PATTERSON EDITH RLTY	Pacific Telephone

6829 SEPULVEDA BLVD

Year	Uses	Source
1950	VANS DRIVE IN	Pacific Telephone
	VANS DRIVE IN	Pacific Telephone

6833 SEPULVEDA BLVD

Year	Uses	Source
2014	JOHN MARTIN	Cole Information Services
	SILVERSTAR REAL ESTATE	Cole Information Services
	MILINDA CERDA	Cole Information Services
	JOSHUA JAMES	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MOHAMMAD ANOWER	Cole Information Services
	EDWARD CAMPBELL	Cole Information Services
	WILLIE HUBART	Cole Information Services
	D GALVEZ	Cole Information Services
	MANUEL GROSS	Cole Information Services
	MARINA KRAEMER	Cole Information Services
	K SADE	Cole Information Services
	HILARY HURDIS	Cole Information Services
	LEONARDO MENDOZA	Cole Information Services
	JOSE RAMOS	Cole Information Services
	NORA RODRIGUEZ	Cole Information Services
	ROTHBELL BARBARA	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	AURORA GONZALEZ	Cole Information Services
	ENTERTAINMENT HATTMAN	Cole Information Services
	BARBARA ROTHBELL	Cole Information Services
	BYRON RAFELSON	Cole Information Services
	JAMES HATTER	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ANGELA JONES	Cole Information Services
	LISA PLEASANT	Cole Information Services
	JEN POTLOFF	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	YADIRA ZORADIA	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	DAXA AMIN	Cole Information Services
	EUGENE GARDNER	Cole Information Services
	DANIEL MORENO	Cole Information Services
	WILLIAM MAYNARD	Cole Information Services
	JOSE OCHOA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	DIANA BARAJAS	Cole Information Services
	ABRHAM BROWN	Cole Information Services
	MAYRA CHAVEZ	Cole Information Services
	ROBERT ELLOITT	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
2009	RUBIA PINEDA	Cole Information Services
	JERRY NGO	Cole Information Services
	JOSE CASTRO	Cole Information Services
	JOSE OCHOA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	MARTHA DIAZ	Cole Information Services
	JANGSHER SINGH	Cole Information Services
	JOSEPH KING	Cole Information Services
	ERICK DOMINGUEZ	Cole Information Services
	JOSUE ERAZO	Cole Information Services
	CHRIS GRAY	Cole Information Services
	PATRICIA LARA	Cole Information Services
	SAMUEL NAJERA	Cole Information Services
	SANDRA ZUNIGA	Cole Information Services
	AUDREY CANNADY	Cole Information Services
	SANTRICE MANGRUM	Cole Information Services
	MARIO MARTINEZ	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MARCOS GONZALEZ	Cole Information Services
	DAVID WILSON	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
2009	TUFAIL AHMED	Cole Information Services
	JUAN MONTEON	Cole Information Services
	WILLIE HUBART	Cole Information Services
	D GALVEZ	Cole Information Services
	GABRIELA SANCHEZ	Cole Information Services
	MIRNA VARGAS	Cole Information Services
	MICHELLE GLOVER	Cole Information Services
	LARA WASHBURN	Cole Information Services
	K BOGAN	Cole Information Services
	ERICKA MCKNIGHT	Cole Information Services
	NORA RODRIGUEZ	Cole Information Services
	JUANITO DAVID	Cole Information Services
	SONIA LOPEZ	Cole Information Services
	AMARILIS CRUZ	Cole Information Services
	ELDER GODOY	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	MARIE BROWN	Cole Information Services
	MOHAMMED AHMED	Cole Information Services
	ALLAN ENRIQUEZ	Cole Information Services
	DANIEL FABRE	Cole Information Services
	SHELLEY BAKER	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	LISA PLEASANT	Cole Information Services
	LEEROY JONES	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	EUGENE GARDNER	Cole Information Services
2006	SEPULVEDATERRAPTS AHMEDTufall	Haines Company, Inc.
	BARZINPOURJavad	Haines Company, Inc.
	BERNAL Roberto	Haines Company, Inc.
	CANNADY Audrey	Haines Company, Inc.
	CONTRERAS	Haines Company, Inc.
	Guillermina DOMINGUEZE	Haines Company, Inc.
	ESTRADA Maria	Haines Company, Inc.
	FASINROTeslim	Haines Company, Inc.
	GONZALEZMarcos	Haines Company, Inc.
	FUENTES Ahfredo	Haines Company, Inc.
	GARDNER Eugene	Haines Company, Inc.
2004	JONATHAN SYKES	Cole Information Services

FINDINGS

Year	Uses	Source
2004	CAL ASIA TELECOM	Cole Information Services
	KAREN HUBBARD	Cole Information Services
	TANYA PAYNE	Cole Information Services
	MIKE CHUKWU	Cole Information Services
	BOBBYE DAVIS	Cole Information Services
	SILVIA JIMENEZ	Cole Information Services
	PATRICIO SANTOS	Cole Information Services
	MARIA ESTRADA	Cole Information Services
	SHAUN GUTIERREZ	Cole Information Services
	CRUZ SANTA	Cole Information Services
	FELIPE HOLGUIN	Cole Information Services
	MOISES LOPEZ	Cole Information Services
	MARIA BONILLA	Cole Information Services
	NARINE MATEVOSYAN	Cole Information Services
	SANDRA DAVILA	Cole Information Services
	ARLETTE SAPENTER	Cole Information Services
	NEENA SETHI	Cole Information Services
	SUSANA CALDERON	Cole Information Services
	PARMINDER MULTANI	Cole Information Services
	ENRIQUE SURILLOS	Cole Information Services
	WILBERT PINEDA	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	BYRON HERNANDEZ	Cole Information Services
	JOSE OSEGUERA	Cole Information Services
	MARCO GOMEZ	Cole Information Services
	SALVADOR PINEDA	Cole Information Services
	MELVIN PETERSON	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	JAVIER CASTANEDA	Cole Information Services
	KEITH MILLIKEN	Cole Information Services
	MARIA RODRIGUEZ	Cole Information Services
	JULIO SALGUERO	Cole Information Services
	SPIEKER CO	Cole Information Services
	MOVE & SHAKE PRODUCTIONS	Cole Information Services
	WHITNEY HAMPTON	Cole Information Services
1999	MAURICE HARVILLE	Cole Information Services
	D GALVEZ	Cole Information Services
	MIRNA VARGAS	Cole Information Services

FINDINGS

Year	Uses	Source
1999	MICHELLE GLOVER	Cole Information Services
	LARA WASHBURN	Cole Information Services
	K BOGAN	Cole Information Services
	ERICKA MCKNIGHT	Cole Information Services
	NORA RODRIGUEZ	Cole Information Services
	JUANITO DAVID	Cole Information Services
	SONIA LOPEZ	Cole Information Services
	AMARILIS CRUZ	Cole Information Services
	ELDER GODOY	Cole Information Services
	MARIE BROWN	Cole Information Services
	ROBERTO BERNAL	Cole Information Services
	MOHAMMED AHMED	Cole Information Services
	XAVIER RAMIREZ	Cole Information Services
	ALLAN ENRIQUEZ	Cole Information Services
	LISA PLEASANT	Cole Information Services
	SHELLEY BAKER	Cole Information Services
	LEEROY JONES	Cole Information Services
	DANIEL FABRE	Cole Information Services
	FRISON ZOLETA	Cole Information Services
	EUGENE GARDNER	Cole Information Services
	JERRY NGO	Cole Information Services
	RUBIA PINEDA	Cole Information Services
	VERONICA ALBERTO	Cole Information Services
	JANGSHER SINGH	Cole Information Services
	JOSEPH KING	Cole Information Services
	JOSUE ERAZO	Cole Information Services
	MARTHA DIAZ	Cole Information Services
	ERICK DOMINGUEZ	Cole Information Services
	CHRIS GRAY	Cole Information Services
	PATRICIA LARA	Cole Information Services
	SAMUEL NAJERA	Cole Information Services
	SANDRA ZUNIGA	Cole Information Services
	BLANCA MERCADO	Cole Information Services
	MARCOS GONZALEZ	Cole Information Services
	DAVID WILSON	Cole Information Services
	GUILLERMINA CONTRERAS	Cole Information Services
	HENRY MAYORGA	Cole Information Services
	TUFAIL AHMED	Cole Information Services

FINDINGS

Year	Uses	Source
1999	JUAN MONTEON	Cole Information Services
	WILLIE HUBART	Cole Information Services
	GABRIELA SANCHEZ	Cole Information Services
1994	VARGAS, EDUARDO G	Cole Information Services
	VELEZ, RAUL	Cole Information Services
	SOSA, ANA P	Cole Information Services
	ACHKAR, ELIE	Cole Information Services
	TEODORO, JOHN	Cole Information Services
	CALDERON, JUAN A	Cole Information Services
	GUERRA, JACKLYN	Cole Information Services
1950	PATTERSON EDITH R	Pacific Telephone
	PATTERSON EDITH R	Pacific Telephone
1940	Patterson E M Mrs	Los Angeles Directory Co.

6840 SEPULVEDA BLVD

Year	Uses	Source
2014	VALLEY AMBULATORY SURGERY CENTER	Cole Information Services
	DAVITA VALLEY DIALYSIS	Cole Information Services
	HEALTH CARE REALTY TRUST INC	Cole Information Services
	DAVITA VALLEY DIALYSIS CENTER	Cole Information Services
2009	ALL CARE AMBULATORY SURGERY CENTER	Cole Information Services
2004	ALL CARE AMBULATORY SRGRY CTR	Cole Information Services
1991	Surgery Center Of Physicians Medical Group Inc	Pacific Bell

6841 SEPULVEDA BLVD

Year	Uses	Source
2014	SERGIO LOPEZ	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	JOSE GANEZ	Cole Information Services
	ISBAEL FRANCO	Cole Information Services
	SONIA CESENA	Cole Information Services
	VERONICA SIDA	Cole Information Services
	MARIO RIVERA	Cole Information Services
	ALDO RIVAS	Cole Information Services
	EDDY VALENCIA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	OCHOA RODRIGUEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2014	DIANA POSADA	Cole Information Services
	BLANCA PORTILLO	Cole Information Services
	JUAN ZARAZUA	Cole Information Services
	JORGE SANCHEZ	Cole Information Services
	LEE HUDSON	Cole Information Services
	ROBERTA BARBOSA	Cole Information Services
	OMAR RAMOS	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	RHONALD GONZALES	Cole Information Services
	YOLANDA GAMEZ	Cole Information Services
	MARIA VALENCIA	Cole Information Services
	JENNY SERRANO	Cole Information Services
	ANA MOLINA	Cole Information Services
	BRENDA BARTON	Cole Information Services
	SAUL PINEDA	Cole Information Services
2009	ROSA ARREDONDO	Cole Information Services
	SHIOMO AVSHANY	Cole Information Services
	ERIC EAKIN	Cole Information Services
	LILLIAM GUEVARA	Cole Information Services
	JUAN TORESS	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	DAVID FLAVIN	Cole Information Services
	MARIA AYALA	Cole Information Services
	MICHAEL MENDOZA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	OCHOA RODRIGUEZ	Cole Information Services
	CLAUDIA CASTILLO	Cole Information Services
	GRACIELA PEREZ	Cole Information Services
	ANGELA JONES	Cole Information Services
	ALDO RIVAS	Cole Information Services
	JESUS FLORES	Cole Information Services
	JUAN ALDANA	Cole Information Services
	ALFREDO RAMIREZ	Cole Information Services
	LETICIA GARIBAY	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	FESTUS OHEN	Cole Information Services
	RICARDO DURHAM	Cole Information Services
	M LOPEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2009	SERGIO LOPEZ	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	ALEJANDRO RIVERA	Cole Information Services
	ALEJANDRO LUNA	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	SANDRA CRUZ	Cole Information Services
	SAUL PINEDA	Cole Information Services
	EDUVIGES CASTANEDA	Cole Information Services
	JOSE RIVERA	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	ANGELICA BELTRAN	Cole Information Services
	BRENDA MADRID	Cole Information Services
	MARCUS HAIRSTON	Cole Information Services
	JENNY SERRANO	Cole Information Services
	JOSE CISNEROS	Cole Information Services
	MARIA ZETINO	Cole Information Services
	SNEZHINKA GAYDADZHIEVA	Cole Information Services
	JULIO ORELLANA	Cole Information Services
2006	RODRIGUEZReyes	Haines Company, Inc.
	SANCHEZLaura	Haines Company, Inc.
	SEPULVEDA	Haines Company, Inc.
	TORESS Juan	Haines Company, Inc.
	VARGAS Ana	Haines Company, Inc.
	ZETINO Mada	Haines Company, Inc.
	APARTMENTS AFSHANYShlomo	Haines Company, Inc.
	AGUIRRE Meaas	Haines Company, Inc.
	AREVALO Francisca	Haines Company, Inc.
	AREVALO Francl$ca	Haines Company, Inc.
	AREVELO Francisca	Haines Company, Inc.
	ARREDONDO Rosa A	Haines Company, Inc.
	AYALA Maria	Haines Company, Inc.
	BUSTAMANTE	Haines Company, Inc.
	Joaquin CASTELLON Eduardo	Haines Company, Inc.
	CISNEROSJG	Haines Company, Inc.
	FRANCO Isbael	Haines Company, Inc.
	GARIBAY Le Ocia	Haines Company, Inc.
	GUEVARAMadna	Haines Company, Inc.
	LOPEZ Sergio	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	PINEDA Ana	Haines Company, Inc.
	QUINONES Fredis	Haines Company, Inc.
	RAMIREZAIIredo	Haines Company, Inc.
	RAMOS Omar	Haines Company, Inc.
	RIVAS Ado	Haines Company, Inc.
	RIVERAJose	Haines Company, Inc.
	RODRIGUEZ Ochoa A	Haines Company, Inc.
2004	SHIOMO AVSHANY	Cole Information Services
	ROSA ARREDONDO	Cole Information Services
	AZUCENA GARCIA	Cole Information Services
	M ZETINO	Cole Information Services
	ELIA ALVAREZ	Cole Information Services
	AVRAHAM HAMAMI	Cole Information Services
	SOFIA GOMEZ	Cole Information Services
	AVRAHAM GOZLAN	Cole Information Services
	SAMUEL ESPINAL	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	ANA PINEDA	Cole Information Services
	GABRIELA CACERES	Cole Information Services
	ANTONIO TORRES	Cole Information Services
	FRANCISCA AREVALO	Cole Information Services
	MARIA AYALA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	ROSA LOPEZ	Cole Information Services
	ISMAEL PAZ	Cole Information Services
	RENDON CORONADO	Cole Information Services
	THELMA MARTIN	Cole Information Services
	ROY BADASH	Cole Information Services
	BLANCA PORTILLO	Cole Information Services
	MICHELE JEANMARIE	Cole Information Services
	RACHAEL VILLAREAL	Cole Information Services
	JORGE ALDANA	Cole Information Services
	RAMIREZ ALFREDO	Cole Information Services
	BELLO ADAME	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	VIC MAM	Cole Information Services
	ALMO DELCASTILLO	Cole Information Services
	LETICIA GARIBAY	Cole Information Services

FINDINGS

Year	Uses	Source
2004	M LOPEZ	Cole Information Services
	HAGAR KAIZER	Cole Information Services
	FREDDY ULLOA	Cole Information Services
	CHAVEZ DEJESUS	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	RODRIGO MARTINEZ	Cole Information Services
	MARIA MEJIA	Cole Information Services
	FARZIN FAYYAZI	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	ANNA SALAZAR	Cole Information Services
	EREZ GOETA	Cole Information Services
	J CISNEROS	Cole Information Services
	P PADILLA	Cole Information Services
	MIGUEL MALDONADO	Cole Information Services
	JOSE MENDEZ	Cole Information Services
	MOHAMMED ISLAM	Cole Information Services
	ISMAEL GALVAN	Cole Information Services
	AYALA LARA	Cole Information Services
	SIMANAH TESFAYE	Cole Information Services
1999	ROSA ARREDONDO	Cole Information Services
	SNEZHINKA GAYDADZHIEVA	Cole Information Services
	SHIOMO AVSHANY	Cole Information Services
	JULIO ORELLANA	Cole Information Services
	ERIC EAKIN	Cole Information Services
	LILLIAM GUEVARA	Cole Information Services
	JUAN TORESS	Cole Information Services
	MARIA ESQUIVIAS	Cole Information Services
	DAVID FLAVIN	Cole Information Services
	MICHAEL MENDOZA	Cole Information Services
	REYES RODRIGUEZ	Cole Information Services
	OCHOA RODRIGUEZ	Cole Information Services
	GRACIELA PEREZ	Cole Information Services
	MARIA AYALA	Cole Information Services
	ANGELA JONES	Cole Information Services
	ALDO RIVAS	Cole Information Services
	JESUS FLORES	Cole Information Services
	JUAN ALDANA	Cole Information Services
	ALFREDO RAMIREZ	Cole Information Services

FINDINGS

Year	Uses	Source
1999	LETICIA GARIBAY	Cole Information Services
	BLANCA MICHELL	Cole Information Services
	FESTUS OHEN	Cole Information Services
	RICARDO DURHAM	Cole Information Services
	M LOPEZ	Cole Information Services
	SERGIO LOPEZ	Cole Information Services
	PEDRO CALVA	Cole Information Services
	ALEJANDRO RIVERA	Cole Information Services
	MERCEDES REALAGENO	Cole Information Services
	ALEJANDRO LUNA	Cole Information Services
	JOAQUIN BUSTAMANTE	Cole Information Services
	SANDRA CRUZ	Cole Information Services
	SAUL PINEDA	Cole Information Services
	JOSE RIVERA	Cole Information Services
	GUADALUPE ALVEAR	Cole Information Services
	JOSE CISNEROS	Cole Information Services
	ANGELICA BELTRAN	Cole Information Services
	JENNY SERRANO	Cole Information Services
	MARCUS HAIRSTON	Cole Information Services
	MARIA ZETINO	Cole Information Services
1994	ANDRADE, JOSE	Cole Information Services
	ZARAZULA, JUAN	Cole Information Services
	RODRIGUEZ, REYES	Cole Information Services
1950	EMPEY FRANK E R	Pacific Telephone
	EMPEY FRANK E R	Pacific Telephone
1940	Ryan E A o	Los Angeles Directory Co.

6844 SEPULVEDA BLVD

Year	Uses	Source
1970	KAFKA H L MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	BEZMAN HARRY S MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	KAFKA H L MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	BEZMAN HARRY S MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
1967	Ross Loos Medical Group Contd	Pacific Telephone
	Van Nuys Ofc	Pacific Telephone
1962	Ross Loss Medical Group	Pacific Telephone

Year	Uses	Source
1962	Van Nuys Ofc	Pacific Telephone

Sepulveda Boulevard

6700 Sepulveda Boulevard

Year	Uses	Source
2006	APARTMENTS CAHEALTHCARE	Haines Company, Inc.
	REHBLTN CNTR CAMARANO Elena	Haines Company, Inc.
	DESILVAVIneetha	Haines Company, Inc.
	DUHON Dewey	Haines Company, Inc.
	FLOHR Elnora	Haines Company, Inc.
	HEALTH CARE	Haines Company, Inc.
	BEVERLY HENNINOSEN	Haines Company, Inc.
	Suzanne HORNERJuanita	Haines Company, Inc.
	KRUSS Lill Ian	Haines Company, Inc.
	LEWIS Helen	Haines Company, Inc.
	ROSENBERG Melv In	Haines Company, Inc.
	A SMITH Cynthia R	Haines Company, Inc.
	TROOP John	Haines Company, Inc.
	UNDERWOOD Daniel	Haines Company, Inc.
1995	Ahimsa Sub Acute Center	Pacific Bell
	Coinson Lillian	Pacific Bell
	Glasser R	Pacific Bell
	Mongelli Janet	Pacific Bell
1991	Beverly Manor Convalescent Hospital	Pacific Bell
	Cresse Dorothy	Pacific Bell
	Cresse John W	Pacific Bell
	Katz M R	Pacific Bell
	Merwin I	Pacific Bell
	Raum Alma C	Pacific Bell
1985	BE VE RLY HOME HE ALTH CARE AGCY	Pacific Bell
	Beverly Home Health Care Services	Pacific Bell
	BE VE RLY MAN OR CON VALE S CE N T HOS PITAL	Pacific Bell
	Carson R M	Pacific Bell
	Friedman Anna	Pacific Bell
	Friedman Anne	Pacific Bell
	Friedman Arlene J Ph D	Pacific Bell
	State License Me 16855	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Friedman Arlene J Ph D	Pacific Bell
	Katz M R	Pacific Bell
	Robertson Minnie	Pacific Bell
	Robertson N M	Pacific Bell
1980	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	BIGUE CLARITA	Pacific Telephone
	FINK MOLLIE	Pacific Telephone
	JOHNSTON WARREN W	Pacific Telephone
	KEENAN JOHN B	Pacific Telephone
	LAYPORT LILLIAN	Pacific Telephone
	PROSSER FRIEDA	Pacific Telephone
	SMALL JOS	Pacific Telephone
1975	Avon S Bruce	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	Boswell F E	Pacific Telephone
	Castoria Ralph	Pacific Telephone
	Finke Molly	Pacific Telephone
	Glassley Carrie	Pacific Telephone
	Gray Marion A	Pacific Telephone
	Henry Iva P	Pacific Telephone
	Johnston Warren W	Pacific Telephone
	Mc Claskey Norna	Pacific Telephone
	Milhouse Doris	Pacific Telephone
	Miller Saml	Pacific Telephone
	Pfister Anna	Pacific Telephone
	Reid J L	Pacific Telephone
	Smith Rebecca B	Pacific Telephone
	Thom May	Pacific Telephone
	Toyser I Y	Pacific Telephone
1970	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone
	BEVERLY MANOR CONVALESCENT HOSPITAL	Pacific Telephone
	GUERIN MARJORIE	Pacific Telephone
	RANDOLL CARL	Pacific Telephone

FINDINGS

6705 Sepulveda Boulevard

Year	Uses	Source
1980	HEINER JERRY	Pacific Telephone
1970	DAVIS GEO	Pacific Telephone
	DAVIS GEO	Pacific Telephone
1956	NEVILLE NORMAN NORMAN BRUSH CO	Pacific Telephone
	NORMAN BRUSH CO	Pacific Telephone
1950	NEVILLE NORMAN R	Pacific Telephone
	NEVILLE NORMAN R	Pacific Telephone
1940	Engle C E o	Los Angeles Directory Co.

6719 Sepulveda Boulevard

Year	Uses	Source
2006	RIDGE MOTEL	Haines Company, Inc.
1995	Chateau Motel The	Pacific Bell
	The Chateau Motel	Pacific Bell
1991	The Chateau Motel	Pacific Bell
1985	Chateau Motel The	Pacific Bell
	The Chateau Motel	Pacific Bell
1980	BACA DELFINO	Pacific Telephone
	CHATEAU MOTEL THE	Pacific Telephone
1975	Western Motel & Apts	Pacific Telephone
1970	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
	BACA DELFINO	Pacific Telephone
	MOTEL WESTERN	Pacific Telephone
1962	DERR CAROLYN DUCK INN MOTEL	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1956	DUCK INN MOTEL	Pacific Telephone
1950	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
	BOERNER E W R	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1940	Runge L A	Los Angeles Directory Co.
	Archwood intersects	Los Angeles Directory Co.

6734 Sepulveda Boulevard

Year	Uses	Source
2006	LA PERLA	Haines Company, Inc.

Year	Uses	Source
1995	Perla Del Mar	Pacific Bell
1985	MARCOS restrnt	Pacific Bell
1980	MARCOS RESTRNT	Pacific Telephone
1975	Marcos restrnt	Pacific Telephone
1956	DAY OR NIGHT JANITOR SERV	Pacific Telephone

6741 Sepulveda Boulevard

Year	Uses	Source
2006	REYNOSO JEWELRY	Haines Company, Inc.
	REPAIR REYNOSO	Haines Company, Inc.
	LAPIDARY&SUPPLY	Haines Company, Inc.
1995	Bob Sands Fishing Tackle	Pacific Bell
1991	Bob Sands Fishing Tackle	Pacific Bell
1985	ME TRO MAIN TE N AN CE S YS TE MS IN C	Pacific Bell
1980	METRO MAINTENANCE SYSTEMS INC	Pacific Telephone
1975	Accounting Services Unlimited	Pacific Telephone
	FERGANCHICK FRED L ins	Pacific Telephone
1971	SERVO TEK OF California INC	Pacific Telephone
1970	SERVO-TEK OF CALIF INC	Pacific Telephone
	SERVO-TEK OF CALIF INC	Pacific Telephone
	SERVO-TEK OF CALIF INC	Pacific Telephone
1967	Servo Tek Marine	Pacific Telephone
	SERVO EK OF California INC	Pacific Telephone
1965	SERVO-TEK MARINE	Pacific Telephone
1962	CARPET FAIR	Pacific Telephone
1956	POORBOY S CAFE	Pacific Telephone
1950	POORBOYS CAFE	Pacific Telephone
	POORBOYS CAFE	Pacific Telephone

SEPULVEDA LN

6649 SEPULVEDA LN

Year	Uses	Source
1956	SAGER ALVIN	Pacific Telephone

6833 SEPULVEDA LN

Year	Uses	Source
1970	ROTHCHILD RONALD	Pacific Telephone
	ROTHCHILD RONALD	Pacific Telephone

FINDINGS

6844 SEPULVEDA LN

Year	Uses	Source
1962	WARNER GLEN OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

SEPULVEDA PL

6649 SEPULVEDA PL

Year	Uses	Source
1970	SABLE R	Pacific Telephone
	SABLE R	Pacific Telephone
1962	ACKERLY FREDERICK	Pacific Telephone
	ACKERLY ADELAIDE	Pacific Telephone
	DONALDSON DON D	Pacific Telephone
	DONALDSON FRANCES	Pacific Telephone
	MENZIES JOHN R	Pacific Telephone
	PIERCE BILL D	Pacific Telephone
	SECCOMBE STEVE R	Pacific Telephone
	STIER DAVID D	Pacific Telephone
	VALDEN LILA	Pacific Telephone
	VALDEZ PILAR	Pacific Telephone
1956	SHORE HARRY	Pacific Telephone
	SALDUTTI MARGERY	Pacific Telephone
	SAFRAN JACOB	Pacific Telephone
	MILLER FRED G	Pacific Telephone
	MCDONOUGH JIM R	Pacific Telephone
	GELFOUND FRANK	Pacific Telephone

6655 SEPULVEDA PL

Year	Uses	Source
1970	KELLENBERGER B JAMES	Pacific Telephone
	KELLENBERGER B JAMES	Pacific Telephone
1962	TERMINI SAML C	Pacific Telephone
	ROBBINS PHILIP A	Pacific Telephone
	ROBBINS BETTY A	Pacific Telephone
	REDDING DONALD H	Pacific Telephone
	FASSER MICHAEL	Pacific Telephone
1956	RYBURN ROBT M JR	Pacific Telephone
	MCVICKER DARRELL A	Pacific Telephone
	O CONNELL VERNAL W JR	Pacific Telephone

Year	Uses	Source
1956	FERBER DAVID	Pacific Telephone
	GUSTAFSON DOROTHY M	Pacific Telephone

6661 SEPULVEDA PL

Year	Uses	Source
1970	TAYLOR WALTER H	Pacific Telephone
	TAYLOR WALTER H	Pacific Telephone
1962	SAUNDERS J H	Pacific Telephone
	DOWLING W P	Pacific Telephone
1956	OKER DONALD J	Pacific Telephone
	FIELD PHILIP R	Pacific Telephone
	DOWLING W P	Pacific Telephone
	PERRY JOHN S	Pacific Telephone

6665 SEPULVEDA PL

Year	Uses	Source
1962	ARNOLD CAROL E	Pacific Telephone

6705 SEPULVEDA PL

Year	Uses	Source
1970	DAVIS GEO	Pacific Telephone
	DAVIS GEO	Pacific Telephone
1956	NEVILLE NORMAN NORMAN BRUSH CO	Pacific Telephone
	NORMAN BRUSH CO	Pacific Telephone

6719 SEPULVEDA PL

Year	Uses	Source
1962	DERR CAROLYN DUCK INN MOTEL	Pacific Telephone
	DUCK INN MOTEL	Pacific Telephone
1956	DUCK INN MOTEL	Pacific Telephone

6734 SEPULVEDA PL

Year	Uses	Source
1956	DAY OR NIGHT JANITOR SERV	Pacific Telephone

6735 SEPULVEDA PL

Year	Uses	Source
1962	VALENTINE RED INC LIQR STR	Pacific Telephone
1956	VALENTINE RED INC LIQR STR	Pacific Telephone

FINDINGS

6736 SEPULVEDA PL

Year	Uses	Source
1956	VALLEY PROPERTIES RL EST	Pacific Telephone
	BELDEN MARVEL T VALLEY PROPERTIES RL EST	Pacific Telephone
	SPURLOCK WM F VALLEY PROPERTIES RL EST	Pacific Telephone

6738 SEPULVEDA PL

Year	Uses	Source
1956	BEN S AUTO SALES	Pacific Telephone

6739 SEPULVEDA PL

Year	Uses	Source
1970	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
1962	BECKMAN WM T VALLEY PRINTERS & TYPESETTERS	Pacific Telephone
	VALLEY MIMEO & ADDRESSING SERV	Pacific Telephone
	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
1956	VALLEY PRINTERS & TYPE SETTERS	Pacific Telephone
	BECKMAN WM T VALLEY PRINTERS & TYPESETTERS	Pacific Telephone

6740 SEPULVEDA PL

Year	Uses	Source
1970	DRUG WORLD PHARMACY	Pacific Telephone
	DRUG WORLD PHARMACY	Pacific Telephone

6741 SEPULVEDA PL

Year	Uses	Source
1970	SERVO-TEK OF CALIF INC	Pacific Telephone
	SERVO-TEK OF CALIF INC	Pacific Telephone
1962	CARPET FAIR	Pacific Telephone

6743 SEPULVEDA PL

Year	Uses	Source
1970	CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CHAVEZ GEO CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone

Year	Uses	Source
1970	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	CHAVEZ GEO CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY CASA ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
1962	CHAVEZ GEO ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	ORINOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone
	VALDEZ HENRY ORLNOCO RESTAURANT & COCKTAIL LOUNGE	Pacific Telephone

6750 SEPULVEDA PL

Year	Uses	Source
1970	J & J BARBER SHOP	Pacific Telephone
	J & J BARBER SHOP	Pacific Telephone

6759 SEPULVEDA PL

Year	Uses	Source
1970	CHEVRON SERVICE STATIONS VAN NUYS	Pacific Telephone
	CHEVRON SERVICE STATIONS VAN NUYS	Pacific Telephone
	SMITH GERRY CHEVRON	Pacific Telephone
	SMITH GERRY CHEVRON	Pacific Telephone
1962	CHEVRON SERV STATIONS	Pacific Telephone
	CURRENT E L CHEVRON SERV	Pacific Telephone
1956	BEERMAN S FLYING A SERV	Pacific Telephone

6801 SEPULVEDA PL

Year	Uses	Source
1962	HARBOR SUPER SERV	Pacific Telephone
1956	HARBOR SUPER SERV	Pacific Telephone

FINDINGS

6810 SEPULVEDA PL

Year	Uses	Source
1962	WILSHIRE OIL CO OF CALIF SERVICE STATIONS	Pacific Telephone
	REED S WILSHIRE SERV	Pacific Telephone
1956	GOLDEN EAGLE SERV STN	Pacific Telephone

6827 SEPULVEDA PL

Year	Uses	Source
1956	PATTERSON EDITH RL EST	Pacific Telephone

6828 SEPULVEDA PL

Year	Uses	Source
1970	MIGHTY MUTT INC	Pacific Telephone
	MIGHTY MUTT INC	Pacific Telephone

6829 SEPULVEDA PL

Year	Uses	Source
1956	DEPENDABLE TELEVISION SERV	Pacific Telephone

6833 SEPULVEDA PL

Year	Uses	Source
1970	ROBINSON STEPHEN L	Pacific Telephone
	SCHWARTZ WM S	Pacific Telephone
	REILLY D E	Pacific Telephone
	BRUNETTE MILLICENT R	Pacific Telephone
	DENICHOLAS E	Pacific Telephone
	GOLDSTEIN JOS K	Pacific Telephone
	REILLY D E	Pacific Telephone
	ROBINSON STEPHEN L	Pacific Telephone
	SCHWARTZ WM S	Pacific Telephone
	BRUNETTE MILLICENT R	Pacific Telephone
	DENICHOLAS E	Pacific Telephone
	GOLDSTEIN JOS K	Pacific Telephone

6835 SEPULVEDA PL

Year	Uses	Source
1956	WILLIAMS C	Pacific Telephone

6837 SEPULVEDA PL

Year	Uses	Source
1962	KINGSWOOD THELMA P	Pacific Telephone

Year	Uses	Source
1956	SCOTT BRUCE L	Pacific Telephone

6841 SEPULVEDA PL

Year	Uses	Source
1970	ADAMS JOS	Pacific Telephone
	BURGER RALPH L	Pacific Telephone
	MORADILLO MARINA	Pacific Telephone
	ADAMS JOS	Pacific Telephone
	MORADILLO MARINA	Pacific Telephone
	BURGER RALPH L	Pacific Telephone
1962	WILLIAMS C	Pacific Telephone

6844 SEPULVEDA PL

Year	Uses	Source
1970	EISENBERG MORRIS E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	HYATT BENSON MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PASCH HERBERT	Pacific Telephone
	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	RUSSO ROBT F OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	SNYDER ARTHUR H MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	EISENBERG MORRIS E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	HYATT BENSON MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	PASCH HERBERT	Pacific Telephone
	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	RUSSO ROBT F OD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	SNYDER ARTHUR H MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
1962	ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	REGAN MAURICE J MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	POWSNER LEONARD MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone

Year	Uses	Source
1962	LOEBL KATHERINE MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	FREGEAU AIME N MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	FAND FAWKIA ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	EISENBERG MORRIS E MD ROSS LOOS MEDICAL EIENBERG GROUP	Pacific Telephone
	BOHMAN GUNNAR E MD ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	ALGEE GENE E SOCIAL WORKER ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	THIELEN ARTHUR ROSS-LOOS MEDICAL GROUP	Pacific Telephone
	SOMAN ROBT SOCIAL WORKER ROSS LOOS MEDICAL GROUP	Pacific Telephone
	SEDGWICK JOHN R MD ROSS LOOS MEDICAL GROUP	Pacific Telephone

VANOWEN

15211 VANOWEN

Year	Uses	Source
1985	FERKEL RICHARD DMD	Pacific Bell

15216 VANOWEN

Year	Uses	Source
1990	LUSK HARRY A MD VAN NUYS	Pacific Bell
1986	LUSK HARRY A MD VAN NUYS	Pacific Bell
1967	Snyder W H Jr MD	Pacific Telephone

15220 VANOWEN

Year	Uses	Source
1990	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	CRISIS HELPLINE OF VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
1986	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1981	VAN NUYS PSYCHIATRIC HOSPITAL VAN NUYS	Pacific Telephone
1971	Van Nuys Psychiatric Hospital	Pacific Telephone
	Diversified Health Services Inc	Pacific Telephone

Year	Uses	Source
1967	Brentwood Van Nuys Convalescent Hospital	Pacific Telephone
	Van Nuys Brentwood Convalescent Hospital	Pacific Telephone

15225 VANOWEN

Year	Uses	Source
1990	HOFFMAN MICHAEL E MD PHY & SUR VAN NUYS	Pacific Bell
	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Bell
	VALLEY HAND SURGERY ORTHOPAEDIC MEDICAL GROUP VAN NUYS	Pacific Bell
1986	VALLEY HAND SURGERY ORTHOPAEDIC MEDICAL GROUP VAN NUYS	Pacific Bell
	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Bell
1981	MAZZOCCO THOMAS R MD INC VAN NUYS	Pacific Telephone
	KRATZ RICHARD P MD VAN NUYS	Pacific Telephone
	KRATZ RICHARD P MD VAN NUYS	Pacific Telephone
	EYE SURGEONS MEDICAL GROUP VAN NUYS	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES VAN NUYS	Pacific Telephone
	LESIN BENJAMIN E MD VAN NUYS	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH VAN NUYS	Pacific Telephone
	COLVARD D MICHAEL MD INC VAN NUYS	Pacific Telephone
	DAVIDSON BERNARD MD VAN NUYS	Pacific Telephone
1971	Central Valley Professional Exch	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
1967	Central Valley Professional Exch	Pacific Telephone
	Electrographic Lab	Pacific Telephone
1962	Central Valley Professional Exch	Pacific Telephone
	Electrographic Labs	Pacific Telephone

15243 VANOWEN

Year	Uses	Source
1990	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Bell

FINDINGS

Year	Uses	Source
1990	MOTZKIN DONALD MD FACS VAN NUYS	Pacific Bell
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Bell
	GILLICK MARVIN MD VAN NUYS	Pacific Bell
	SUSSKIND-SCHNEIDER RUTH PHD VAN NUYS	Pacific Bell
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Bell
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Bell
	WAHLROOS SVEN PH D VAN NUYS	Pacific Bell
1986	LIPSON MORRIS MD INC VAN NUYS	Pacific Bell
	COBURN MICHAEL B MD VAN NUYS	Pacific Bell
	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Bell
	GILLICK MARVIN MD VAN NUYS	Pacific Bell
	MOTZKIN DONALD MD FACS VAN NUYS	Pacific Bell
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Bell
	SUSSKIND SCHNEIDER RUTH PH D VAN NUYS	Pacific Bell
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Bell
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Bell
	WAHLROOS SVEN PH D VAN NUYS	Pacific Bell
1985	MOTZKIN DONALD MD FACS	Pacific Bell
1981	CONOLLEY EDWARD S PHD VAN NUYS	Pacific Telephone
	GILLICK MARVIN MD VAN NUYS	Pacific Telephone
	NAVACH J H MD A MEDICAL CORP VAN NUYS	Pacific Telephone
	COBURN MICHAEL B MD VAN NUYS	Pacific Telephone
	GILLICK MARVIN MD VAN NUYS	Pacific Telephone
	SUSSKIND SCHNEIDER RUTH PHD VAN NUYS	Pacific Telephone
	VALENTINE MALCOLM K T MD VAN NUYS	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC VAN NUYS	Pacific Telephone
	WAHLROOS SVEN PHD VAN NUYS	Pacific Telephone
1962	Tri State Tire Inc	Pacific Telephone

VANOWEN PL

15200 VANOWEN PL

Year	Uses	Source
1962	NIELSON GRANT E	Pacific Telephone
	VAN NUYS HIGH SCHOOL AGRICULTURE	Pacific Telephone
1956	VAN NUYS HIGH SCHOOL AGRICULTURE	Pacific Telephone
	NIELSON GRANT E	Pacific Telephone
1950	NIELSON GRANT E R	Pacific Telephone
	NIELSON GRANT E R	Pacific Telephone

15203 VANOWEN PL

Year	Uses	Source
1962	BRUICK MARY	Pacific Telephone
1956	BRUICK MARY	Pacific Telephone

15205 VANOWEN PL

Year	Uses	Source
1962	BRUICK MICHAEL P	Pacific Telephone
1956	BRUICK MICHAEL P R	Pacific Telephone
1950	BRUICK MICHAEL P R	Pacific Telephone
	BRUICK MICHAEL P R	Pacific Telephone

15207 VANOWEN PL

Year	Uses	Source
1956	CONAWAY EVELYN S	Pacific Telephone

15209 VANOWEN PL

Year	Uses	Source
1956	STEPHENS JAS P	Pacific Telephone

15216 VANOWEN PL

Year	Uses	Source
1970	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
	FLETCHER HAROLD H MD CANOGA PARK OFC	Pacific Telephone
1956	BOULTON C M	Pacific Telephone
1950	BROWN JOHN M R	Pacific Telephone
	BROWN JOHN M R	Pacific Telephone

FINDINGS

15220 VANOWEN PL

Year	Uses	Source
1980	HOSPITAL SERVICE PHARMACY	Pacific Telephone
1956	HALL ROBT O R	Pacific Telephone
1950	HALL ROBT O R	Pacific Telephone
	HALL ROBT O R	Pacific Telephone

15223 VANOWEN PL

Year	Uses	Source
1956	KOSTER GLADYS W	Pacific Telephone
1950	KOSTER HENRY O R	Pacific Telephone
	KOSTER HENRY O R	Pacific Telephone

15225 VANOWEN PL

Year	Uses	Source
1970	THOMPSON WM BENBOW JR MD	Pacific Telephone
	COWDREY S PHARMACY	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
	RENSHAW WILEY L MD	Pacific Telephone
	RENSHAW WILEY L MD	Pacific Telephone
	THOMPSON WM BENBOW JR MD	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
	COWDREY S PHARMACY	Pacific Telephone
1962	AUSTIN RALPH T MD	Pacific Telephone
	WARD GEO H MD	Pacific Telephone
	VANOWEN COFFEE SHOP	Pacific Telephone
	SMITH SETH WILLARD MD	Pacific Telephone
	MEYERS BRUCE L MD	Pacific Telephone

15230 VANOWEN PL

Year	Uses	Source
1962	CICCIMARRO ANGELINO	Pacific Telephone
1956	CICCIMARRO ANGELINO	Pacific Telephone
1950	CICCIMARRO JETINO R	Pacific Telephone
	CICCIMARRO JETINO R	Pacific Telephone

15235 VANOWEN PL

Year	Uses	Source
1956	ARTHUR LLOYD J GENL TRKNG	Pacific Telephone
	TRI STATE TIRE INC	Pacific Telephone
	TRI STATE TIRE INC	Pacific Telephone

FINDINGS

15243 VANOWEN PL

Year	Uses	Source
1980	COMER THOMAS P MD	Pacific Telephone
	KUSSIN LARRY MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
1956	RIGGS FRED D R	Pacific Telephone
1950	RIGGS FRED D R	Pacific Telephone
	RIGGS FRED D R	Pacific Telephone

15246 VANOWEN PL

Year	Uses	Source
1956	TOPS DRIVE IN	Pacific Telephone

15255 VANOWEN PL

Year	Uses	Source
1962	KOHLHOFF DAYTON W ACCT	Pacific Telephone
1956	WADDELL REALTY	Pacific Telephone
	WADDELL E S WADDELL REALTY	Pacific Telephone
	FINN HUBERT L WADDELL REALTY	Pacific Telephone

15260 VANOWEN PL

Year	Uses	Source
1956	BIG RANCH MKT	Pacific Telephone
1950	MOLLICA JOE SIGNAL SERV	Pacific Telephone
	MOLLICA JOE SIGNAL SERV	Pacific Telephone

15309 VANOWEN PL

Year	Uses	Source
1962	HAGGE CAROLYN	Pacific Telephone

15311 VANOWEN PL

Year	Uses	Source
1956	MILNER JIM RLTY	Pacific Telephone
1950	MILNER SHEETS RL EST	Pacific Telephone
	MILNER SHEETS RL EST	Pacific Telephone

15316 VANOWEN PL

Year	Uses	Source
1980	HART OF THE VALLEY	Pacific Telephone
1970	DEL S AUTOMOTIVE SERV	Pacific Telephone
	DEL S AUTOMOTIVE SERV	Pacific Telephone
1962	DEL S AUTOMOTIVE SERV	Pacific Telephone

Year	Uses	Source
1956	RANKEL REALTY MOVING & STORAGE SERV	Pacific Telephone
	DEL S AUTOMOTIVE SERV	Pacific Telephone
	RANKEL GLEN	Pacific Telephone
	RANKEL REALTY	Pacific Telephone

15324 VANOWEN PL

Year	Uses	Source
1956	SMITH HOWARD W	Pacific Telephone
1950	ROTOLO CHAS MRS R	Pacific Telephone
	ROTOLO CHAS MRS R	Pacific Telephone

15331 VANOWEN PL

Year	Uses	Source
1962	LINDSEY GARY K	Pacific Telephone
1956	MCQUAID JOHN W	Pacific Telephone

15336 VANOWEN PL

Year	Uses	Source
1970	HORN JOHN A	Pacific Telephone
	HORN JOHN A	Pacific Telephone
1962	HORN JOHN A	Pacific Telephone
1956	HORN JOHN A R	Pacific Telephone
1950	HORN JOHN A R	Pacific Telephone
	HORN JOHN A R	Pacific Telephone

15343 VANOWEN PL

Year	Uses	Source
1980	HOWENSTEIN L	Pacific Telephone
	KARMAN LARRY S	Pacific Telephone
	PAVLIGA GEO J	Pacific Telephone

15344 VANOWEN PL

Year	Uses	Source
1970	WELP HENRY J	Pacific Telephone
	WELP HENRY J	Pacific Telephone
1962	WELP JOS E	Pacific Telephone
	WELP HENRY J	Pacific Telephone
1956	BELL G ROBERTSON	Pacific Telephone
1950	AYERS O E R	Pacific Telephone

Year	Uses	Source
1950	AYERS O E R	Pacific Telephone

15349 VANOWEN PL

Year	Uses	Source
1962	MISUNSTAD LISA MRS	Pacific Telephone
1956	MISUNSTAD LISA MRS	Pacific Telephone

VANOWEN ST

15207 VANOWEN ST

Year	Uses	Source
1962	STAGG ETHEL J	Pacific Telephone

15209 VANOWEN ST

Year	Uses	Source
1970	PACHECO ROBT	Pacific Telephone
	PACHECO ROBT	Pacific Telephone

15211 VANOWEN ST

Year	Uses	Source
2014	MICHAEL POLISKY	Cole Information Services
	AVIA DIALYSIS	Cole Information Services
	KRIKOR TATOYAN	Cole Information Services
	NAGARAJ CHETTY	Cole Information Services
	SAID HEMMATI	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	FARSHAD MALEKMEHR	Cole Information Services
	KATHRYN CRONIN	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	BUCH KENNETH L MD	Cole Information Services
	HEMMATI SAID MD	Cole Information Services
	INTERNAL MEDICINE ASSOCIATES	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	T & H PHARMACY	Cole Information Services
	VALLEY GASTROENTEROLOGY	Cole Information Services
	LOMIS THOMAS MD	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	ROUFF STEVEN L MD	Cole Information Services
	MALEKMEHR FARSHAD MD	Cole Information Services
	FAMILIA SANA MEDICAL GROUP	Cole Information Services

FINDINGS

Year	Uses	Source
2014	ROKAW JOSHUA MD	Cole Information Services
	MONDERER BERNARD MD	Cole Information Services
	TMI PATHOLOGY ASSOCIATES	Cole Information Services
	DIDOMENICO NICHOLAS MD	Cole Information Services
	INTERNAL MEDICINE ASSOC	Cole Information Services
	ASHWANI BHARDWHA MD INC	Cole Information Services
	KIM KYU HYUN MD	Cole Information Services
	SILBERSTEIN SYLVAIN S MD	Cole Information Services
	VALLEY INTERNAL MEDICINE & NEPHROLOG	Cole Information Services
	CHETTY N MMD	Cole Information Services
	CRONIN KATHRYN FNP	Cole Information Services
	MISCHEL MATTHEW MD	Cole Information Services
	ROMOFF MARK S MD	Cole Information Services
	POLISKY MICHAEL A MD	Cole Information Services
	MENZER LAWRENCE L MD	Cole Information Services
	VALLEY PRESBYTERIAN HOSPITAL	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	LINDA SEVILLA MD	Cole Information Services
	LOS ANGELES CANCER NETWORK	Cole Information Services
	PATEL SUMAN MD	Cole Information Services
	KYU KIM	Cole Information Services
2009	ANTERO VELEZ MD	Cole Information Services
	ROMOFF MARK S DR OF MEDICINE	Cole Information Services
	CENTURY MEDICAL GROUP INC	Cole Information Services
	KYU HYUN KIM MD	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	BERNARD MONDERER MD	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	DR RONALD MALKIN MD PC	Cole Information Services
	VALLEY INTERNAL MEDICINE NEP	Cole Information Services
	NAGARAJ M CHETTY MD	Cole Information Services
	LAWRENCE L MENZER MD	Cole Information Services
	HAROLD M MALLER MD	Cole Information Services
	BUCH & SHIFFMAN MDS	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	FARSHAD MALEKMEHR MD	Cole Information Services
	T & H PHARMACY	Cole Information Services
	RS VASAN MD A PROF CORP	Cole Information Services

FINDINGS

Year	Uses	Source
2009	SAID J HEMMATI MD	Cole Information Services
	KAPLAN KARL MD	Cole Information Services
	SUMAN N PATEL MD PROFESSIONAL	Cole Information Services
	PHYSICIAN PATHOLOGY SERVICES	Cole Information Services
	MCDONALD BRYAN M MD	Cole Information Services
	LAKESIDE COMMUNITY HEALTHCARE MEDICA	Cole Information Services
	SKAKESPEARE EUGENE H MD	Cole Information Services
	EMMETT A BERG DO INC	Cole Information Services
	NAGARAJ CHETTY	Cole Information Services
	SAID HEMMATI	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	FARSHAD MALEKMEHR	Cole Information Services
	ROBERT LEONARD	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	RANGACHARI S VASAN MD	Cole Information Services
	BURBANK ACUTE DIALYSIS	Cole Information Services
	DR THOMAS LOMIS MD	Cole Information Services
2006	BUILDING	Haines Company, Inc.
	BERG EMMETTA DO	Haines Company, Inc.
	BUCH KENNETH L	Haines Company, Inc.
	MD CHETTY N M MD	Haines Company, Inc.
	CROWN ROYALTY	Haines Company, Inc.
	DIDOMENICO	Haines Company, Inc.
	NICHOLAS MD GUCK JEFFREY MD	Haines Company, Inc.
	HEALTHUNEMDCL	Haines Company, Inc.
	GRP HEMm ATISA 1 DMD	Haines Company, Inc.
	INTERNAL MEDICINE	Haines Company, Inc.
	ASSOC INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES INTERNAL MEDICINE	Haines Company, Inc.
	ASSOCIATES KIMKYUHYUNMD	Haines Company, Inc.
	KOFFLERALAN MD	Haines Company, Inc.
	LAKESIDE ME	Haines Company, Inc.
	ASSOCIATES LAKESIDE MEDICAL	Haines Company, Inc.
	GROUP LEONARD ROBERT	Haines Company, Inc.
	MD UEBROSS BURT MD	Haines Company, Inc.
	UNDASEVILLAMD	Haines Company, Inc.
	LOMIS THOMAS MD	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	MALLER HAROLD M	Haines Company, Inc.
	MD MEGAN JACOBS S	Haines Company, Inc.
	MD MENZER	Haines Company, Inc.
	LAWRENCE L MD MISCHEL MATTHEW	Haines Company, Inc.
	MD MONDERER	Haines Company, Inc.
	BERNARD MD PATEL SUMAN MD	Haines Company, Inc.
	PHAN DENISE MD	Haines Company, Inc.
	ROKAW JOSHUA MD	Haines Company, Inc.
	ROKAWJOSHUA MD	Haines Company, Inc.
	ROMOFF MARKS	Haines Company, Inc.
	MD ROSENBLUM	Haines Company, Inc.
	BARRY S MD ROUFF STEVEN L	Haines Company, Inc.
	MD ROUFF STEVEN L	Haines Company, Inc.
	MD SHAKESPEARE	Haines Company, Inc.
	EUGENE H MD SHIFFMAN MICHAEL	Haines Company, Inc.
	SILBERSTEIN	Haines Company, Inc.
	SYLVAIN S MD SILBERSTEIN	Haines Company, Inc.
	SYLVAIN S MD VALLEY BRST CR	Haines Company, Inc.
	WMNS HLTH CNTR VALLEY	Haines Company, Inc.
	GASTRNTRLGY VALLEY INTERNAL	Haines Company, Inc.
	MEDICINE VASAN	Haines Company, Inc.
	RANGACHAR MD VELEZANTERO MD B	Haines Company, Inc.
2004	JOSHUA ESCANDON	Cole Information Services
	DR HAROLD WEINSTEIN CORP	Cole Information Services
	N CHETTY	Cole Information Services
	ANTERO VELEZ	Cole Information Services
	JEFFREY CHONG	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	EMMETT BERG	Cole Information Services
	RONALD MALKIN	Cole Information Services
	RANGACHARI VASAN	Cole Information Services
	EMMETT A BERG DO	Cole Information Services
	BURBANK DIALYSIS PARTNERSHIP	Cole Information Services
	SAWSAN N BARAKAT MD	Cole Information Services
	RANGACHARI S VASAN MD INC	Cole Information Services
	LAKESIDE MEDICAL ASSOCS	Cole Information Services
	DR RONALD MALKIN MD PC	Cole Information Services
	MOTZKIN DONALD MD FACS	Cole Information Services

FINDINGS

Year	Uses	Source
2004	HAROLD M MALLER MD	Cole Information Services
	NAGARAJ M CHETTY INC	Cole Information Services
	WEINSTEIN HAROLD J MD FCP	Cole Information Services
	ROSENBLUM BARRY S OD	Cole Information Services
	THOMAS LOMIS	Cole Information Services
	LAWRENCE L MANZER MD	Cole Information Services
	MICHAEL SHIFFMAN MD	Cole Information Services
	ROKAW JOSHUA MD	Cole Information Services
	IRA J FRIEDMAN MD CORP	Cole Information Services
	SUMAN N PATEL MD INC	Cole Information Services
	STEPHEN REALE	Cole Information Services
2001	BUILDING	Haines & Company, Inc.
	BARAKAT SAWSAN N MD	Haines & Company, Inc.
	BERG EMMETT A MD	Haines & Company, Inc.
	BLEIFER KENNETH H MD	Haines & Company, Inc.
	BUCH KENNETH L MD	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CENTURY MEDICAL GROUP	Haines & Company, Inc.
	CHETTY N M MD	Haines & Company, Inc.
	CHONG JEFFREY MD	Haines & Company, Inc.
	DIDOMENICO NICHOLAS MD	Haines & Company, Inc.
	FRIEDMAN IRA J MD	Haines & Company, Inc.
	GLICK JEFFREY MD	Haines & Company, Inc.
	GREENSTADT MARK A MD	Haines & Company, Inc.
	HEALTHLINE MDCL GRP	Haines & Company, Inc.
	INTERNAL MEDICINE ASSOCIATES	Haines & Company, Inc.
	INTERNAL MEDICINE ASSOCIATES	Haines & Company, Inc.
	JAMISON PROPERTY MANAGEMENT	Haines & Company, Inc.
	KOFFLER ALAN MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEONARD ROBERT MD	Haines & Company, Inc.
	LIEBROSS BURT MD	Haines & Company, Inc.
	MALLER HAROLD M MD	Haines & Company, Inc.
	MEJLSZENKIER SILVIA MD	Haines & Company, Inc.
	MENZER LAWRENCE L MD	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	METSON BATES F MD	Haines & Company, Inc.
	METWEST P UNILAB	Haines & Company, Inc.
	MISCHEL MATTHEW MD	Haines & Company, Inc.
	MOTZKIN DONALD MD FACS	Haines & Company, Inc.
	MOTZKIN DONALD MD FACS	Haines & Company, Inc.
	NAM MIKI M DDS	Haines & Company, Inc.
	PATEL SUMAN MD	Haines & Company, Inc.
	PHAN DENISE MD	Haines & Company, Inc.
	REALE STEPHEN MD	Haines & Company, Inc.
	ROKAW JOSHUA MD	Haines & Company, Inc.
	ROMOFF MARK S MD	Haines & Company, Inc.
	ROSENBAUM MALCOLM MD	Haines & Company, Inc.
	ROSENBLUM BARRY S MD	Haines & Company, Inc.
	ROUFF STEVEN L MD	Haines & Company, Inc.
	RUBINSON WILLIAM MD	Haines & Company, Inc.
	SHAKESPEARE EUGENE H MD	Haines & Company, Inc.
	SHIFFMAN MICHAEL I MD	Haines & Company, Inc.
	SILBERSTBN SYLVAIN SM	Haines & Company, Inc.
	VALLEY GASTRNTRLGY	Haines & Company, Inc.
	VALLEY INTRNL MDCNE	Haines & Company, Inc.
	VALLEY WEIGHT CONTROL CENTER	Haines & Company, Inc.
	VASAN RANGACHARI MD	Haines & Company, Inc.
	VELEZ ANTERO MD	Haines & Company, Inc.
	WALSH PATRICK J MD FCCP	Haines & Company, Inc.
	WEINSTEIN HAROLD J MD FCCP	Haines & Company, Inc.
1999	SAID HEMMATI	Cole Information Services
	NAGARAJ CHETTY	Cole Information Services
	ROBERT LEONARD	Cole Information Services
	BERNARD MONDERER	Cole Information Services
	ROMOFF MARK S MD	Cole Information Services
	LIEBROSS BURT MD	Cole Information Services
	YOUNG CHARLES DDS	Cole Information Services
	MENZER LAWRENCE L MD	Cole Information Services
	WEIDMANN CHARLES MD	Cole Information Services
	WEINSTEIN HAROLD J MD FCCP	Cole Information Services
	BLEIFER KENNETH H MD	Cole Information Services
	PATEL SUMAN MD	Cole Information Services
	ROSENBLUM BARRY S MD	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
1999	GLICK JEFFREY MD	Cole Information Services
	CHETTY N M MD	Cole Information Services
	SHAKESPEARE EUGENE H MD	Cole Information Services
	BUCH KENNETH L MD	Cole Information Services
	INTERNAL MEDICINE ASSOCIATES	Cole Information Services
	METWEST P UNILAB	Cole Information Services
	KOFFLER ALAN MD	Cole Information Services
	VALLEY WEIGHT CONTROL CENTER	Cole Information Services
	SHIFFMAN MICHAEL I MD	Cole Information Services
	VALLEY GASTROENTEROLOGY	Cole Information Services
	VELEZ ANTERO MD	Cole Information Services
	WALSH PATRICK J MD FCCP	Cole Information Services
	ROUFF STEVEN L MD	Cole Information Services
	CENTURY MEDICAL GROUP	Cole Information Services
	HEALTHLINE MEDICAL GROUP	Cole Information Services
	LEE DAVID MD	Cole Information Services
	DIDOMENICO NICHOLAS MD	Cole Information Services
	BARAKAT SAWSAN N MD	Cole Information Services
	ROKAW JOSHUA MD	Cole Information Services
	SILBERSTEIN SYLVAIN S MD	Cole Information Services
	PHAN DENISE MD	Cole Information Services
	BERG EMMETT A MD	Cole Information Services
	NAM MIKI M DDS	Cole Information Services
	MISCHEL MATTHEW MD	Cole Information Services
	METSON BATES F MD INCORPORATED	Cole Information Services
	VALLEY INTERNL MEDCN & NEPH MEDICAL GROUP	Cole Information Services
	VASAN RANGACHARI MD	Cole Information Services
	GREENSTADT MARK A MD	Cole Information Services
	LEONARD ROBERT MD	Cole Information Services
	FRIEDMAN IRA J MD A PROFESSIONAL CORPORATION	Cole Information Services
	THOMAS LOMIS	Cole Information Services
1995	BARAKATS AW S AN N MD	Pacific Bell
	Berg Emmett A MD	Pacific Bell
	Chetty N MMD	Pacific Bell
	GRE E N S TADT MARK A MD	Pacific Bell
	Healthline Medical Group	Pacific Bell
	Kessel Lori MD	Pacific Bell

FINDINGS

Year	Uses	Source
1995	Lee Paull MD	Pacific Bell
	Lfaro Margaret Financial Advisor & Insurance Broker	Pacific Bell
	Wfman Morris MD	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Meyers Bruce L MD FACOG	Pacific Bell
	Mid Valley Dermatology & Cosmetic Dermatological Sungery Medical Group	Pacific Bell
	Olgin Howard A MD gent surgery	Pacific Bell
	Patel Suman MD	Pacific Bell
	Rubinson William J MD	Pacific Bell
	i Shiffmanr Michaell MD	Pacific Bell
	Shifter Larry W	Pacific Bell
	Valley Gastroenterology	Pacific Bell
	Vasan Rangachari MD	Pacific Bell
	Wirtzer Allan S MD Inc	Pacific Bell
1994	BARAKAT, SAWSAN	Cole Information Services
	SCRUGGS, BAXTER	Cole Information Services
	SCRUGGS BAXTER	Cole Information Services
	CHARLES B GASSNER MD	Cole Information Services
	WOMENS CT CNSLG ASC	Cole Information Services
	LAWRENCE L MENZER MD	Cole Information Services
	GARY D LONDON MD	Cole Information Services
	MARTIN J SINAISKY MD	Cole Information Services
	LORI KESSEL MD	Cole Information Services
	KELLY T HARKEY MD	Cole Information Services
	SUSIE SHEELER	Cole Information Services
	VAN NUYS WOMENS CTR	Cole Information Services
	CENTER FOR WOMENS HEALTH	Cole Information Services
	LESLIE I NOVIKOFF MD	Cole Information Services
1991	FERCEIRICHARD D MD	Pacific Bell
	LEVINSN MYRA MD	Pacific Bell
	Bernstein Saul MMD	Pacific Bell
	Bloze A Elizabeth MD	Pacific Bell
	Buch Kenneth LMD	Pacific Bell
	Buch Louis N	Pacific Bell
	Center For Rehabilitation Medicine	Pacific Bell
	Center For Womens Health	Pacific Bell
	Center For Womens Health The	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Creighton James L MD Inc Van Nuys Office	Pacific Bell
	Darakjian Hrair E MD	Pacific Bell
	Del Pizzo Wilson MD	Pacific Bell
	Ferkel Richard DMD	Pacific Bell
	Kurz Geraldine MD	Pacific Bell
	Molnar Todd JMD	Pacific Bell
	Van Nuys Offic	Pacific Bell
	Ferce IRichard D MD	Pacific Bell
	Levinsn Myra MD	Pacific Bell
	Levinson N La	Pacific Bell
	Medictal Group	Pacific Bell
	General	Pacific Bell
	Lee Paull MD	Pacific Bell
	Lee Peter	Pacific Bell
	Levinson Myra MD	Pacific Bell
	Loffman Morris MD	Pacific Bell
	Loffman Scott	Pacific Bell
	Van Nuys Office	Pacific Bell
	Lynch Trevor P MD FACS	Pacific Bell
	Lynch V	Pacific Bell
	Meyersf Bruce LMD	Pacific Bell
	Meyers C	Pacific Bell
	Mid Valley Dermatology & Cosmetic Dermatological Surgery Medical Group	Pacific Bell
	Mid Valley Dermatology Medical Group	Pacific Bell
	Miller Ronald DPM	Pacific Bell
	Novikoff Leslie I MD	Pacific Bell
	Novikoff T Nor	Pacific Bell
	Schopler Steven A MD	Pacific Bell
	Schopler Steven A MD	Pacific Bell
	Shiffman Michael IMD	Pacific Bell
	Shiffman Nathan	Pacific Bell
	Shiffman S	Pacific Bell
	Sinaisky Martin J MD Inc	Pacific Bell
	Snyder Stephen JMD	Pacific Bell
	Snyder Steve	Pacific Bell
	So Calif Orthopedic Institute Medical Group	Pacific Bell

FINDINGS

Year	*Uses*	*Source*
1991	Southern California Orthopedic And Sports Medical Group	Pacific Bell
	Southern California Pay Phone Company	Pacific Bell
	So California Plumbing Service	Pacific Bell
	Valley Gastroenterology	Pacific Bell
	Wirtzer Allan S MD Inc	Pacific Bell
	Atp iitnexts	Pacific Bell
	Molde	Pacific Bell
	Moldenhauer John M LOS ANGELES 8245040	Pacific Bell
	Fox James MMD FACS	Pacific Bell
	Fox Jeff	Pacific Bell
	Fox Jeffrey	Pacific Bell
	: Friedman Marc JMD	Pacific Bell
	GALLOW AY JACK S MD ME DICAL CORP	Pacific Bell
	Galloway Jacqueline	Pacific Bell
	Hanker Gregory J MD	Pacific Bell
	Hanker MP	Pacific Bell
	Hankerson Shanga	Pacific Bell
	Hankin Harold & Nadine M	Pacific Bell
	Hankin L	Pacific Bell
	Huddleston Herbert Dennis MD	Pacific Bell
	KW UN Y AN N E MD pediatrics	Pacific Bell
1985	Specimen Collection Center	Pacific Bell
	Buch Kenneth MD gastroentrology	Pacific Bell
	Choi Cheong MD	Pacific Bell
	Creighton James L MD Inc	Pacific Bell
	Creighton Jeff	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Dennis Karen MD	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	FE RTILITY CE N TE R THE	Pacific Bell
	Orthopedic Medical Group	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	Loffman Morris MD	Pacific Bell
	London Gary D MD Inc	Pacific Bell
	London Girls Catering Co	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	ME TRAN JOHN S ON & PE VS N E R RPT	Pacific Bell
	Meyers Bruce L MD	Pacific Bell
	Meyers C	Pacific Bell
	Meyers Chas S & Rose	Pacific Bell
	Meyersa Clarence	Pacific Bell
	Moldawer Todd D MD	Pacific Bell
	Sauk Min S MD	Pacific Bell
	Schlosser Steven A MD	Pacific Bell
	Schlossman Joel	Pacific Bell
	Shiftman Michael MD gastroentrology	Pacific Bell
	Shiftman Michael & Melissa	Pacific Bell
	Shiftman Nathan	Pacific Bell
	Shiftman R	Pacific Bell
	Sinaisky Martin J MD Inc	Pacific Bell
	Sinak Geo	Pacific Bell
	Sinai M	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	Blazina Martin E MD	Pacific Bell
	Del Pius Wilson MD	Pacific Bell
	Fox James M MD	Pacific Bell
	Friedman Marc J MD	Pacific Bell
	Snyder Stephen J MD	Pacific Bell
	The Center For Reproductive Microsurgery	Pacific Bell
	Valley Gastroenterology	Pacific Bell

FINDINGS

Year	Uses	Source
1985	VALLE Y OBGYN ME DICAL GROUP	Pacific Bell
	Wirizer Allan S MD Inc	Pacific Bell
	Wirz Esti	Pacific Bell
	Wishner Harley MD	Pacific Bell
	Wull Stanley S MD Inc	Pacific Bell
	General Emergencies	Pacific Bell
	Orthopedic Medical Group	Pacific Bell
	Appointments	Pacific Bell
	Bookkeeping Insurance	Pacific Bell
	General Emergencies	Pacific Bell
	GALLOW AY JACK S MD ME DICAL CORP	Pacific Bell
	Gassner Charles Bl MD Inc	Pacific Bell
	JOHN S ON ME TTAN & PE VS N E R RPT	Pacific Bell
	Johnson Michael	Pacific Bell
	Johnson Michael	Pacific Bell
	Johnson Michael Van Nuys	Pacific Bell
	Kugler Steven MD	Pacific Bell
	Lee Paul I MD	Pacific Bell

15216 VANOWEN ST

Year	Uses	Source
2014	SPECIALTY GROUP THE	Cole Information Services
	ALONSO L V MD	Cole Information Services
	AMG INDUSTRIAL MEDICAL CLINIC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
	J & A PHYSICAL THERAPY	Cole Information Services
	BONAVENTURA DENTAL	Cole Information Services
2009	LAZARO ALONSO	Cole Information Services
	ELIZABETH ROJAS INC	Cole Information Services
	ALONSO MEDICAL GROUP	Cole Information Services
2006	ALONSO LVMD	Haines Company, Inc.
	ALONSO MEDICAL	Haines Company, Inc.
	GROUP AMG INDUSTRIAL	Haines Company, Inc.
	MEDICAL CLINIC BONAVENTURA	Haines Company, Inc.
	DENTAL	Haines Company, Inc.
2004	HERMAN CONSTRUCTION	Cole Information Services
	DR RONALD MALKIN MD APC	Cole Information Services
2001	CLARK Herbert	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	MALKIN RONALD L MD APC	Haines & Company, Inc.
	STIRLING BEHAVORIAL HLTH INST	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
	VAN NUYS HOSPITAL OUTPATIENT	Haines & Company, Inc.
1999	VAN NUYS HOSP ADOLESCENT & FAMILY OUT PATIENT SERVI	Cole Information Services
	SERRA MEDICAL CLINIC	Cole Information Services
	MALKIN RONALD L MD APC	Cole Information Services
	LAZARO ALONSO	Cole Information Services
	VAN NUYS HOSPITAL OUTPATIENT	Cole Information Services
	MULLALLY WILLIAM J MD	Cole Information Services
	MILLER ALBERT A MD	Cole Information Services
1995	Miller Albert A MD	Pacific Bell
	Van Nuys Hospital Adolescent & Family Out Patient Services	Pacific Bell
	Van Nuys Hospital Outpatient	Pacific Bell
1994	PREMIUM HEALTH CARE SVC	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
1991	AS AP Family Treatment Centers Inc	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Kessel Lori MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald LMDApc	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Menzer W&Z	Pacific Bell
	Miller Albert A MD	Pacific Bell
	Romans Robert MMDinc	Pacific Bell
	From Van Nuys Telephones Call	Pacific Bell
1985	Bruckner Laura S MD	Pacific Bell
	Gamble Thos J MD	Pacific Bell
	Lusk Harry A MD	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Malkin Ronald L MD Ape	Pacific Bell
	Menzer Lawrence L MD	Pacific Bell
	Miller Albert A MD	Pacific Bell
1980	KRAMER JACK MD	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	ACNE CARE MEDICAL CLINICS INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	BEIRNE M SHELIA MD	Pacific Telephone
	CANGELOSI JOS MD	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GOLD SIDNEY MD-SOUTHERN CALIFORNIA PERMANENTE MEDICAL GROUP	Pacific Telephone
1975	Beirne M Shelia MD	Pacific Telephone
	Gamble Thos J MD	Pacific Telephone
	Klaras Thomas G RPT	Pacific Telephone
	Mac Kay Calvin R MD	Pacific Telephone
	Malkin Ronald L MD	Pacific Telephone
	Miller Albert A MD	Pacific Telephone
	Poppen Mayo J MD	Pacific Telephone
	Somich Geraldine C MD internal medicine endrocrinology	Pacific Telephone
1970	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	MILLER ALBERT A MD	Pacific Telephone
	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone
	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone
	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
	BALLARD CHAS A MD	Pacific Telephone
	DRAGUL PHILIP C MD WOMEN S CLINIC THE	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD-	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	KAUFMAN CHAS H MD	Pacific Telephone
	MACKAY CALVIN R MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	MILLER ALBERT A MD	Pacific Telephone
	POPPEN MAYO J MD VAN NUYS	Pacific Telephone
	SNYDER W H JR MD	Pacific Telephone
	VALLEY PHYSICAL THERAPY CENTER BURBANK OFC	Pacific Telephone
	WOMEN S CLINIC THE VAN NUYS OFC	Pacific Telephone
1962	AMERONGEN FREDERICK K MD	Pacific Telephone
	COLUMBUS X-RAY LAB	Pacific Telephone
	FLETCHER HAROLD H MD	Pacific Telephone
	GAMBLE THOS J MD	Pacific Telephone
	GREANEY E M JR MD	Pacific Telephone
	HARTMAN SHERMAN W MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	MCKILLIP JAS B JR VALLEY PHYSICAL THERAPY CENTER	Pacific Telephone
	NELSON DONALD K MD	Pacific Telephone
1950	BOULTON C M R	Pacific Telephone
	BOULTON C M R	Pacific Telephone
1935	Divet A G r	Los Angeles Directory Co.

15220 VANOWEN ST

Year	Uses	Source
2014	CENTER FOR HEALTHY LIVING	Cole Information Services
	CENTER FOR HEALTHY LIVING	Cole Information Services
2009	CENTER FOR HEALTHY LIVING	Cole Information Services
	CENTER FOR HEALTHY LIVING	Cole Information Services
2006	CENTERFOR	Haines Company, Inc.
	HEALTHY LIVING	Haines Company, Inc.
2001	HOSPITAL SERVICE PHARMACY	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
1999	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELPLINE OF VAN NUYS HOSPITAL	Cole Information Services
	CRISIS INTERVENTION 24 HOUR HOTLINE OF VAN NUYS HOSPITAL	Cole Information Services
	HOSPITAL SERVICE PHARMACY	Cole Information Services
	CRISIS HELPLINE OF VAN NUYS HOSPITAL	Cole Information Services
	CRISIS INTERVENTION 24 HOUR HOTLINE OF VAN NUYS HOSPITAL	Cole Information Services

FINDINGS

Year	Uses	Source
1999	HOSPITAL SERVICE PHARMACY	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services
1995	Hospital Physicians Medical Group	Pacific Bell
	i Hospital Service Pharmacy	Pacific Bell
	VAN N UYS HOS PITAL	Pacific Bell
1994	HOSPITAL SERV PHAR	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELP LINE	Cole Information Services
	VAN NUYS HOSPITAL	Cole Information Services
	CRISIS HELP LINE	Cole Information Services
	VAN NUYS HOSP	Cole Information Services
	HOSPITAL SERV PHAR	Cole Information Services
1991	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Boyd William MD	Pacific Bell
	Boyd Wm C Arteta	Pacific Bell
	Crisis Help Line Of Van Nuys Hospital	Pacific Bell
	San Fernando Valley ASAP At Van Nuys Hospital	Pacific Bell
1985	Boyd William MD	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Van Nuys Hub Caps	Pacific Bell
1980	VAN NYYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1976	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1975	Hospital Service Pharmacy	Pacific Telephone
	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1970	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
1950	BROUILLETTE CATHERINE R	Pacific Telephone
	BROUILLETTE CATHERINE R	Pacific Telephone
1940	A Brouillette E J o	Los Angeles Directory Co.

FINDINGS

Year	Uses	Source
1926	Vacant	Los Angeles Directory Co.

15222 VANOWEN ST

Year	Uses	Source
2014	GARIBAYS FLOWERS	Cole Information Services
2009	GARDENIAS FLOWERS 2	Cole Information Services
	GARIBAYS FLOWERS	Cole Information Services
2006	FLOWERS	Haines Company, Inc.
	GARIBAYS	Haines Company, Inc.
2004	OCCUPANT UNKNOWN	Cole Information Services
	GARDENLASS FLOWERS 2	Cole Information Services
2001	SAINT GERMAINS FLORIST	Haines & Company, Inc.
1999	SAINT GERMAINS FLORIST	Cole Information Services
1995	Sdint Germain Florist	Pacific Bell
1994	SAINT GERMAIN FLORIST	Cole Information Services
1991	Saint Germain Florist	Pacific Bell
1985	MARIAN N E	Pacific Bell
1980	FLOWERS BY MARIANNE	Pacific Telephone
1975	FORDS FLOWERS	Pacific Telephone
	FLOWERS BY FORD	Pacific Telephone
1970	SHERRY S FLOWERS	Pacific Telephone
	SHERRY S FLOWERS	Pacific Telephone

15223 VANOWEN ST

Year	Uses	Source
1926	Koster H	Los Angeles Directory Co.

15224 VANOWEN ST

Year	Uses	Source
2014	BASKINROBBINS	Cole Information Services
2009	THIRTY ONE BASKIN ROBIN	Cole Information Services
	BASKIN ROBBINS 31 ICE CREAM STORES	Cole Information Services
2004	BASKIN RBN 31 ICE CREAM STR	Cole Information Services
2001	THIRTY ONE BSKN RBN	Haines & Company, Inc.
	BASKIN ROBBINS 31	Haines & Company, Inc.
1999	BASKIN ROBBINS 31 ICE CREAM STORES	Cole Information Services
	ST CHARLES CATHOLIC CHURCH	Cole Information Services
	THIRTY ONE BASKIN ROBBINS ICE CREAM STORES	Cole Information Services

Year	Uses	Source
1995	Van Nuys	Pacific Bell
	Baskin Robbins	Pacific Bell
1994	BASKIN ROBBINS ICE CREAM	Cole Information Services
1991	Van Hoys	Pacific Bell
	Van Nuys	Pacific Bell
1985	Thirty One Baskin Robbins Ice Cream Stores Conid Van Nuys Contd	Pacific Bell
	Van Nuys	Pacific Bell
	Van Nuys	Pacific Bell
1980	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES VAN NAYS	Pacific Telephone
	BASKIN-ROBBINS 31 ICE CREAM STORES RETAIL STORES	Pacific Telephone
1975	Van Nuys	Pacific Telephone
	Van Nuys	Pacific Telephone
1970	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES	Pacific Telephone
	THIRTY-ONE BASKIN-ROBBINS ICE CREAM STORES	Pacific Telephone

15225 VANOWEN ST

Year	Uses	Source
2006	MEHDIZADEH	Haines Company, Inc.
	MOHAMMAD MD	Haines Company, Inc.
	FACOG	Haines Company, Inc.
2004	LEE DAVID MD	Cole Information Services
2001	MEHDIZADEH MOHAMMAD MD FACOG	Haines & Company, Inc.
1995	Serra Medical Clinic	Pacific Bell
	Central Valley Prdfessional Exch	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dula Eugene MD	Pacific Bell
	Goade G M MD	Pacific Bell
	Kadish Harold DPM	Pacific Bell
	Kadish & Miller Inc podtrsts	Pacific Bell
	Kugler Steven MD	Pacific Bell
	Lee David MD	Pacific Bell
	Leonard Robert	Pacific Bell
	Levine Steven Eliot MD Ph D	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Miller Ron	Pacific Bell
	i Miller Ronald E DPM	Pacific Bell

FINDINGS

Year	*Uses*	*Source*
1995	Morgan	Pacific Bell
	O Morgan Kenneth MD	Pacific Bell
	Mualally William J MD	Pacific Bell
	Nam Marcelo	Pacific Bell
	Ham Mik MDDS	Pacific Bell
	N E LS ON GRE GMD	Pacific Bell
	Prestige Medical Clinic	Pacific Bell
	Redial Nasser MD	Pacific Bell
	Renshaw Joe B	Pacific Bell
	i Renshaw Wiley L MD	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Samadani Kiumars MD	Pacific Bell
	Serviss Allan R MD	Pacific Bell
	Serviss Allan R MD Medical Corp	Pacific Bell
	Shaheedy Mohamad MD	Pacific Bell
	Shore Edw GMD	Pacific Bell
	S OUTHE RN CALIFORN IA HE RN IA CE N TE R ME DICAL GROUP	Pacific Bell
	Valley W D	Pacific Bell
	I Valley Weight Control Center	Pacific Bell
	VE LE ZAN TE RO MD	Pacific Bell
	Weinstein Harold J MD FCCP	Pacific Bell
	Wishner Harley MD	Pacific Bell
1994	BRINKLEY, GLADYS	Cole Information Services
	RONALD E MILLER DPM	Cole Information Services
	PRESTIGE MEDICAL CLINIC	Cole Information Services
	VALLEY PROFESSIONAL ASSOC	Cole Information Services
	MORGAN KENNETH MD	Cole Information Services
	TREIBLE DALE P MD	Cole Information Services
	CENTRAL VALLEY PRO EXCHANGE	Cole Information Services
	MIKI NAM DDS	Cole Information Services
	LEE DAVID MD	Cole Information Services
	THORACIC SURGERY	Cole Information Services
	SOUTHRN CA HERNIA	Cole Information Services
	ROE WM F MD INC	Cole Information Services
	HAROLD J WEINSTEIN MD	Cole Information Services
1991	HOFFMAN MICHAEL E MD PHY & SUR	Pacific Bell
	Brinkley Gladys Central Valley Professional Exch	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Burnstine David MD	Pacific Bell
	CE N TRAL VALLE Y PROFE S S ION AL E XCH	Pacific Bell
	Couch Donald R DDS	Pacific Bell
	Couch E& M	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dula Eugene MD	Pacific Bell
	Du Lac Francis J	Pacific Bell
	Hoffman Michael E MD phy & sur	Pacific Bell
	Kugler Stevein MD	Pacific Bell
	Kugler Todd	Pacific Bell
	Levine S liot MD Ph D	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Vaey Professional Bldg Suite 206	Pacific Bell
	Mid ValleyT V : lec n s	Pacific Bell
	Mullally William J MD	Pacific Bell
	Pean Marie Therese N D	Pacific Bell
	Prestige Medical Clinic	Pacific Bell
	Redial Nasser MD	Pacific Bell
	Redken Laboratories	Pacific Bell
	Depts Not Listed Below	Pacific Bell
	Renshaw Wiley L MD	Pacific Bell
	Rensin David	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Samadani Kiumars MD	Pacific Bell
	Samadani S	Pacific Bell
	Serviss Allan RMD	Pacific Bell
	Serviss Allan R MD Medical Corp	Pacific Bell
	Serviss Orin	Pacific Bell
	Shore Edw GMD	Pacific Bell
	Southern California Hernia Center Medical Group	Pacific Bell
	So Calif Horticultural Institute	Pacific Bell
	Treible Dale Philip MD Inc	Pacific Bell
	Walsh Patrick JMDFCCP	Pacific Bell
	Weinstein Harold J MD FCCP	Pacific Bell
	Wishner Harley MD	Pacific Bell
	Central Valley Professional Exch	Pacific Bell
	Valley Professional Associates	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Hoffman Michael E MD phy & sur	Pacific Bell
1985	Valley Professional Associates	Pacific Bell
	Valley Professional Dental Associates	Pacific Bell
	Valley Professional Dental Associates dntsts	Pacific Bell
	Walsh Patrick J MD FCCP	Pacific Bell
	Weinstein Harold J MD FCCP	Pacific Bell
	Weinstock A O	Pacific Bell
	Wickens Sheila MD	Pacific Bell
	Wicker Arcturus	Pacific Bell
	Wicker Balloons	Pacific Bell
	Allen Guy MD Inc	Pacific Bell
	Allen James Guy MD Inc	Pacific Bell
	BALFOUR GE ORGE MD	Pacific Bell
	Barker Donald E MD Inc	Pacific Bell
	Brinkley Gladys Central Valley Professional Exch	Pacific Bell
	Buckland Wilmer Bl MD	Pacific Bell
	Buckle Alan & Laurie	Pacific Bell
	Center Pharmacy	Pacific Bell
	Central Valley Professional Exch	Pacific Bell
	COUCH DON ALD DO dntst	Pacific Bell
	Couch Donald R DDS	Pacific Bell
	Davidson Bernard MD	Pacific Bell
	Or	Pacific Bell
	Dresser Jas T MD	Pacific Bell
	Dresser K	Pacific Bell
	Dresser K	Pacific Bell
	Goade G M MD	Pacific Bell
	Goade I M	Pacific Bell
	GOLDS TE IN MARK MD	Pacific Bell
	Henson Waldo C MD	Pacific Bell
	Irenes Coffee Shop	Pacific Bell
	Kratz Richard P MD	Pacific Bell
	Or	Pacific Bell
	Kristiansen Clarence T MD	Pacific Bell
	LE S IN BE N KAMIN E MD	Pacific Bell
	Malek Kamran MD	Pacific Bell
	Maywood Brian MD plastc sur	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Mazzocco Thomas R MD	Pacific Bell
	Or	Pacific Bell
	Mazzola Bl	Pacific Bell
	Mullally Wm J MD	Pacific Bell
	Nagendran S MD	Pacific Bell
	Rajacich George M MD	Pacific Bell
	Or	Pacific Bell
	Renshaw Wiley L MD	Pacific Bell
	Rensin David	Pacific Bell
	Rickenbach Paul RPT	Pacific Bell
	Rickenberg Vikki	Pacific Bell
	Roe Wm F MD Inc	Pacific Bell
	Roe Young C & Yun C	Pacific Bell
	ROS S MAN S TAN LE Y H MD	Pacific Bell
	Rossman Steve	Pacific Bell
	Serviss Allan R MD	Pacific Bell
	Serviss Norma L	Pacific Bell
	Shaheedy Mohamad MD	Pacific Bell
	Shaheen Amen P	Pacific Bell
	Shore Edw G MD	Pacific Bell
	Treible Dale Philip MD Inc	Pacific Bell
1980	KRATZ RICHARD P MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	LESIN BENJAMIN E MD	Pacific Telephone
	MAZZOCCO THOMAS R MD INC	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RENSHAW WLLEY L MD	Pacific Telephone
	RICKENBACH PAUL RPT	Pacific Telephone
	ROE WM F MD INC	Pacific Telephone
	SHIFFMAN MICHAEL MD GASTROENTROLOSY	Pacific Telephone
	SMITH SETH WILLARD MD INC	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PROFESSIONAL ASSOCIATES	Pacific Telephone
	WESTERGART JOHN P MD	Pacific Telephone
	ALLEN GUY MD INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	ALLEN JAMES GUY MD INC	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone
	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTER PHARMACY	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	COLVARD D MICHAEL MD	Pacific Telephone
	COUCH DONALD DDS DNTST	Pacific Telephone
	DAVIDSON BERNARD MD	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	FACIAL FITNESS PROGRAM	Pacific Telephone
	GALLOWAY JACK S MD MEDICAL CORP	Pacific Telephone
	GROSSMAN FRANK D DDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON W A MD	Pacific Telephone
	IRENE S COFFEE SHOP	Pacific Telephone
	CLAY JOS B MD INC VAN NUYS	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES VAN NUYS	Pacific Telephone
	HOOD ROBERT T JR MD MEDICAL CORP VAN NUYS	Pacific Telephone
1976	Armstrong John B MD	Pacific Telephone
	Electrographic Laboratories	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Contact Lens	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Central Valley Professional Exch	Pacific Telephone
1975	Allen Guy MD	Pacific Telephone
	Allen Jas Guy MD	Pacific Telephone
	Armstrong John Bl MD	Pacific Telephone
	Barker Donald E MD Inc	Pacific Telephone
	Barker Vacutome	Pacific Telephone
	Brinkley Gladys Central Valley Professional Exch	Pacific Telephone
	Buckland Wilmer Bl MD	Pacific Telephone
	Center Pharmacy	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone

FINDINGS

Year	*Uses*	*Source*
1975	Clay Jos Bl MD Inc	Pacific Telephone
	Couch Donald DDS dntst	Pacific Telephone
	Cowdreys Pharmacy	Pacific Telephone
	Cowdreys Pharmacy Center Pharmacy	Pacific Telephone
	Dresser Jas T MD	Pacific Telephone
	Electrographic Laboratories	Pacific Telephone
	ELECTROLUX CORP vacum clnrs	Pacific Telephone
	Forbes Peter MD	Pacific Telephone
	Galloway Jack S MD Medical Corp	Pacific Telephone
	Henson Waldo C MD	Pacific Telephone
	Hood Robert T Jr MD Medical Corp	Pacific Telephone
	Irenes Coffee Shop	Pacific Telephone
	Kaufman Chas H MD	Pacific Telephone
	Knoll Marvin D MD	Pacific Telephone
	Kratz Richard P MD Inc	Pacific Telephone
	Kratz Richard P MD Inc contact lens	Pacific Telephone
	Kristiansen Clarence T MD	Pacific Telephone
	Mazzocco Thomas R MD	Pacific Telephone
	Mc Collum Thomas H ocularist	Pacific Telephone
	Mullally Wm J MD	Pacific Telephone
	Needham Jas W MD	Pacific Telephone
	Newell Gordon A MD	Pacific Telephone
	Rein Harry W MD	Pacific Telephone
	Renshaw Wiley L MD	Pacific Telephone
	Rickenbach Paul r p thrpst	Pacific Telephone
	Rodriguez Miguel J MD	Pacific Telephone
	Roe Wm F MD	Pacific Telephone
	Smith Seth Willard MD Inc	Pacific Telephone
	Treible Dale Philip MD Inc	Pacific Telephone
	Valley OB Gyn Medical Group Inc The	Pacific Telephone
	Valley Professional Associates	Pacific Telephone
	Westergart John P MD	Pacific Telephone
1970	ALLEN GUY MD VAN NUYS	Pacific Telephone
	CLAY JOS B MD VAN NUYS	Pacific Telephone
	GALLOWAY JACK S MD VAN NUYS OFC	Pacific Telephone
	NEWELL GORDON A MD VAN NUYS	Pacific Telephone
	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	BARKER VACUTOME INC	Pacific Telephone
	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	COUCH DONALD DDS	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GARVIN HAROLD W & HANUSEK GORDON E MDS	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HANUSEK GORDON E & GARVIN HAROLD W MDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	OB-GYN MEDICAL GROUP THE	Pacific Telephone
	PLEET LAWRENCE MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RICKENBACH PAUL R P THERAPIST	Pacific Telephone
	RODRIGUEZ MIGUEL J MD	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SCHWARTZ MARVIN N MD	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL	Pacific Telephone
	VALLEY PROFESSIONAL ASSECIATES	Pacific Telephone
	VANOWEN OPTICAL CORP	Pacific Telephone
	VANOWEN PHARMACY	Pacific Telephone
	WARD GEO H MD	Pacific Telephone
	WARK WILLIAM C DNTST	Pacific Telephone
	WESTERGART JOHN P M D	Pacific Telephone
	ALLEN GUY MD VAN NUYS	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD E MD INC	Pacific Telephone
	BARKER VACUTOME INC	Pacific Telephone
	BRINKLEY GLADYS CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	CLAY JOS B MD VAN NUYS	Pacific Telephone
	COUCH DONALD DDS	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	ELECTROGRAPHIC LABORATORIES	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GALLOWAY JACK S MD VAN NUYS OFC	Pacific Telephone
	GARVIN HAROLD W & HANUSEK GORDON E MDS	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HANUSEK GORDON E & GARVIN HAROLD W MDS	Pacific Telephone
	HENSON WALDO C MD	Pacific Telephone
	HUSTON WM A MD	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MULLALLY WM J MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NEEDHAM JAS W MD	Pacific Telephone
	NEWELL GORDON A MD VAN NUYS	Pacific Telephone
	OB-GYN MEDICAL GROUP THE	Pacific Telephone
	PLEET LAWRENCE MD	Pacific Telephone
	REIN HARRY W MD	Pacific Telephone
	RICKENBACH PAUL R P THERAPIST	Pacific Telephone
	RODRIGUEZ MIGUEL J MD	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SCHWARTZ MARVIN N MD	Pacific Telephone
	TREIBLE DALE PHILIP MD INC	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL	Pacific Telephone
	VALLEY PROFESSIONAL ASSECIATES	Pacific Telephone

FINDINGS

Year	Uses	Source
1970	VANOWEN OPTICAL CORP	Pacific Telephone
	VANOWEN PHARMACY	Pacific Telephone
	WARD GEO H MD	Pacific Telephone
	WARK WILLIAM C DNTST	Pacific Telephone
	WESTERGART JOHN P M D	Pacific Telephone
1962	VANOWEN PHARMACY	Pacific Telephone
	WARK WILLIAM C DR DNTST	Pacific Telephone
	WESTERGART JOHN P MD	Pacific Telephone
	WILLIAMS BYRON K WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	WOODARD JOHN S MD	Pacific Telephone
	CLAY JOS B MD VAN NUYS	Pacific Telephone
	NEWELL GORDON A M D VAN NUYS	Pacific Telephone
	ALLEN GUY MD	Pacific Telephone
	ALLEN JAS GUY MD	Pacific Telephone
	BARKER DONALD EARL MD	Pacific Telephone
	BOWYER & HUDSON EXTRMNATRS	Pacific Telephone
	BUCKLAND WILMER B MD	Pacific Telephone
	CENTRAL VALLEY PROFESSIONAL EXCH	Pacific Telephone
	DOYLE P J MD	Pacific Telephone
	DOYLE P J MD & STANTON ROBT E MD	Pacific Telephone
	DRESSER JAS T MD	Pacific Telephone
	DUEKER HOWARD W MD	Pacific Telephone
	ELECTROGRAPHIC LABS VANOWEN	Pacific Telephone
	FAETH WM H MD	Pacific Telephone
	FORBES PETER MD	Pacific Telephone
	GARVIN HAROLD W MD	Pacific Telephone
	HUTHSTEINER GEO NEUROPSYCHIATRIST	Pacific Telephone
	KNOLL MARVIN D MD	Pacific Telephone
	KRATZ RICHARD P MD	Pacific Telephone
	KRISTIANSEN CLARENCE T MD	Pacific Telephone
	MARSDEN JOHN H WILLIAMS SMITH & MARSDEN MDS ENCINO	Pacific Telephone
	MORGAN ROBT L MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	QUINN FRANCIS BERCHMANS JR MD	Pacific Telephone

Year	Uses	Source
1962	RICKENBACH PAUL R P THERAPLST	Pacific Telephone
	ROE WM F MD	Pacific Telephone
	SMITH ESMOND S WILLIAMS SMITH & MARSDEN MD S ENCINO	Pacific Telephone
	STANTON ROBT E MD	Pacific Telephone
	THOMPSON WM BENBOW JR MD	Pacific Telephone
	TREIBLE D P MD	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL OUTPATIENT LAB	Pacific Telephone
	VALLEY PRESBYTERIAN HOSPITAL X-RAY OUT PATIENT	Pacific Telephone
	VALLEY PROFESSIONAL ASSOCIATES	Pacific Telephone
	VANOWEN OPTICAL CORP	Pacific Telephone

15226 VANOWEN ST

Year	Uses	Source
2014	ACE CASH EXPRESS	Cole Information Services
2006	FASHION COCOC	Haines Company, Inc.
2004	FASHION WORLD	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
2001	FASHION WORLD	Haines & Company, Inc.
1999	FASHION WORLD	Cole Information Services
1995	Fashion World	Pacific Bell
1994	FASHION WORLD	Cole Information Services
1991	Fashion World	Pacific Bell
1985	Alis Jewelry	Pacific Bell
1980	BIJOUX	Pacific Telephone
1975	Vanowen Liquor House	Pacific Telephone
1970	VANOWEN LIQUOR HOUSE	Pacific Telephone
	VANOWEN LIQUOR HOUSE	Pacific Telephone

15230 VANOWEN ST

Year	Uses	Source
2014	FRESH & EASY NEIGHBORHOOD MARKET	Cole Information Services
2009	FRESH & EASY NEIGHBORHOOD MARKET	Cole Information Services
2004	RALPHS GROCERY CO	Cole Information Services
2001	RALPHS GROCERY CO STORE 636	Haines & Company, Inc.
1999	WESTERN UNION VAN NUYS	Cole Information Services
	RALPHS GROCERY COMPANY	Cole Information Services

FINDINGS

Year	Uses	Source
1994	ALPHA BETA CO 168	Cole Information Services
	ALPHA BETA	Cole Information Services
1980	ALPHA BETA COMPANY	Pacific Telephone
1970	ALPHA BETA ACME MARKETS INC	Pacific Telephone
	ALPHA BETA ACME MARKETS INC	Pacific Telephone

15232 VANOWEN ST

Year	Uses	Source
2014	ROSE BAKERY	Cole Information Services
2009	ROSE BAKERY	Cole Information Services
2006	ROSE BAKERY	Haines Company, Inc.
2004	ROSE BAKERY	Cole Information Services
2001	ROSE BAKERY	Haines & Company, Inc.
1999	ROSE BAKERY	Cole Information Services
1995	Rose Bakery	Pacific Bell
1994	ROSE BAKERY	Cole Information Services
1991	Rosef Bakery	Pacific Bell
1985	ROS E BAKE RY	Pacific Bell
1980	ROSE BAKERY	Pacific Telephone
1975	Rose Bakery	Pacific Telephone
1970	NORDIC BAKERY	Pacific Telephone
	NORDIC BAKERY	Pacific Telephone

15240 VANOWEN ST

Year	Uses	Source
1956	WATSON W PARKER RLTR	Pacific Telephone

15243 VANOWEN ST

Year	Uses	Source
2014	MITCHELL NISHIMOTO	Cole Information Services
	WEIDMANN CHARLES E MD	Cole Information Services
	ELIZA AHN	Cole Information Services
	KIM MEESOOK	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	MICHAEL BLOOM	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	JADE ONG	Cole Information Services
	SRIDHAR RAMACHANDRAN	Cole Information Services
	GANESA PANDIAN	Cole Information Services

FINDINGS

Year	Uses	Source
2014	PATRICK WALSH	Cole Information Services
	HORMOZ FARHAT	Cole Information Services
	KAMRAN MALEK	Cole Information Services
	CHATHAM PHILIP L MD	Cole Information Services
	REDJAL NASSER MD	Cole Information Services
	TILKIAN ARA G MD FACC	Cole Information Services
	TAM KENNETH K MD FACC	Cole Information Services
	TSAKONAS JOHN S MD FACC	Cole Information Services
	CARDIOVASCULAR CONSULTANTS MEDICAL G	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	BLOOM MICHAEL MD	Cole Information Services
	HANUSEK GORDON E MD	Cole Information Services
	MALEK & FRIEDMAN OBGYN MEDICAL ASSOC	Cole Information Services
	MAZZOCCO AMBULATORY SURGICAL CENTER	Cole Information Services
	MILLER RONALD E DPN	Cole Information Services
	TATOYAN KRIKOR MD	Cole Information Services
	VARGO DENTAL LAB	Cole Information Services
	FARHAT HORMOZ MD	Cole Information Services
	A MEDICAL PRACTICE DEVOTED TO WOMEN	Cole Information Services
	ADVANCED DENTAL SERVICE	Cole Information Services
	MICHAEL D KOTZEN DPM INC	Cole Information Services
	MEESOOK KIM MD	Cole Information Services
	NELSON GREG J	Cole Information Services
	FAMILIA SANA MEDICAL GROUP	Cole Information Services
	LEE MICHAEL Y MD	Cole Information Services
	PATTERSON JACK A MD FACC	Cole Information Services
	SHORE EDW G MD	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	WIENER ISAAC MD FACC	Cole Information Services
	VANOWEN TOWER PHARMACY	Cole Information Services
	WALSH PATRICKMD FCCP	Cole Information Services
	AHN ELIZA MD	Cole Information Services
	AMERISIGHT SURGICAL CENTER	Cole Information Services
	RUBENSTEIN PETER MD FACOG	Cole Information Services
	RUBINSON WILLIAM MD	Cole Information Services
	PANDIAN M GANESA MD FACC	Cole Information Services

FINDINGS

Year	Uses	Source
2014	MALEK KAMRAN MD	Cole Information Services
	NISHIMOTO MITCHELL MD	Cole Information Services
	VANOWEN MEDICAL PHARMACY	Cole Information Services
	ELGOURT LUDMILA MD FAMILY PRACTNR	Cole Information Services
	ONG JADE T DDS	Cole Information Services
	KHAVARI RAZ MD	Cole Information Services
	SAMADANI KIUMARS MD	Cole Information Services
	EMERGENCY LOCKSMITH	Cole Information Services
	CHONG JEFFREY C MD	Cole Information Services
	OB GYN MEDICAL GROUP INC THE	Cole Information Services
	LEE DAVID MD	Cole Information Services
	KIRSCHNER MELVIN H MD	Cole Information Services
	RAMACHANDRAN S MD	Cole Information Services
	SCHWINGER MATTHEW E MD FACC	Cole Information Services
	PETER RUBENSTEIN	Cole Information Services
2009	PETER RUBENSTEIN	Cole Information Services
	SINAI DENTAL GROUP	Cole Information Services
	JAIME ALTAMIRANO	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	IRA J FRIEDMAN MD	Cole Information Services
	NASSER REDJAL MD	Cole Information Services
	NELSON GREG J	Cole Information Services
	LUDMILA ELGOURT MD	Cole Information Services
	MICHAEL D KOTZEN DPM INC	Cole Information Services
	EDWARD G SHORE MD	Cole Information Services
	WOLFE FREDERICK MD DABR	Cole Information Services
	SERRA COMMUNITY MEDICAL CLINIC	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	RONALD E MILLER DPM	Cole Information Services
	KIUMARS SAMADANI MD	Cole Information Services
	CHARLES E WEIDMANN MD INC	Cole Information Services
	WALLACE KORBIN MD	Cole Information Services
	RUBENSTEIN PETER MD FACOG	Cole Information Services
	JADE T ONG DDS INC	Cole Information Services
	AHN ELIZA MD	Cole Information Services
	JOSEPH SINAIRAD DDS INC	Cole Information Services
	PANDIAN M GANESA MD FACC	Cole Information Services

FINDINGS

Year	Uses	Source
2009	ADVANCED DENTAL SERVICES INC	Cole Information Services
	VALLEY REJUVENATION & LASER CLINIC	Cole Information Services
	VANOWEN RADIOLOGY	Cole Information Services
	PATRICK WALSH MD	Cole Information Services
	STEVEN R WEINER MD	Cole Information Services
	KIRSCHNER MELVIN H MD	Cole Information Services
	ALTAMIRANO JAIME MD	Cole Information Services
	KAMRAN MALEK MD	Cole Information Services
	GORDON E HANUSEK	Cole Information Services
	BIOTECH	Cole Information Services
	ABADI & BANKI DMDS	Cole Information Services
	RON MILLER PODIATRIC CORP	Cole Information Services
	BIO TECH LABORATORY	Cole Information Services
	FREDERICK TABER MD FACR	Cole Information Services
	LOS ANGELES VASCULAR SPECIALIST	Cole Information Services
	CARDIOVASCULAR CONSULTANTS	Cole Information Services
	KUSSIN LARRY MD FACR	Cole Information Services
	DENISE PHAN MD	Cole Information Services
	UNILAB CORP	Cole Information Services
	MAZZOCCO AMBULATORY SURGICAL CENTER	Cole Information Services
	VALLEY EYE CENTER	Cole Information Services
	CENTRAL MEDICAL	Cole Information Services
	DAVID LEE	Cole Information Services
2006	VANOWEN MDCL BLDG A MEDICAL	Haines Company, Inc.
	WOMENS HEALTH	Haines Company, Inc.
	CARE ADVANCED DENTAL	Haines Company, Inc.
	SERVICE AHNELIZAMD	Haines Company, Inc.
	ALTAMIRANOJAIME	Haines Company, Inc.
	MD AMERISIGHT	Haines Company, Inc.
	SURGICAL CENTER BIOTECH	Haines Company, Inc.
	LABORATORY BIOTECH	Haines Company, Inc.
	BLOOM MICHAEL G	Haines Company, Inc.
	MD CARDIOVASCULAR	Haines Company, Inc.
	CNSLTNTS GROUP CENTER PHARMACY	Haines Company, Inc.
	CENTURYMEDICAL	Haines Company, Inc.
	GROUP CENTURYMEDICAL	Haines Company, Inc.
	GROUP CENTURY MEDICAL	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	GROUP CENTURYMEDICAL	Haines Company, Inc.
	GROUP LAB CORBIN WALLACE	Haines Company, Inc.
	MMD COWDREYS	Haines Company, Inc.
	MD RUBINSON WILLIAM	Haines Company, Inc.
	SAFIRMICHAELMD	Haines Company, Inc.
	SAMADANI	Haines Company, Inc.
	KIUMARS MD SCHICKPETER M	Haines Company, Inc.
	MD SCHW`NGER	Haines Company, Inc.
	MATTHEW E MD	Haines Company, Inc.
	FACC SERRAIMEDICAL	Haines Company, Inc.
	CUNIC SHAMJI MUNAF	Haines Company, Inc.
	SHOREEDWGMD	Haines Company, Inc.
	SINAI DENTAL	Haines Company, Inc.
	GROUP STEINFELDT	Haines Company, Inc.
	STEPHEN MD FACR TABER FREDERICK	Haines Company, Inc.
	MD TAM KENNETH K MD	Haines Company, Inc.
	TILKIAN ARA G MD	Haines Company, Inc.
	FACC TSAXONAS JOHNS	Haines Company, Inc.
	MDFACC UNILAB QUEST	Haines Company, Inc.
	DIAGNOSTICS INC VANOWEN	Haines Company, Inc.
	RADIOLOGY VANOWEN TOWER	Haines Company, Inc.
	PHAR VARGO DENTAL	Haines Company, Inc.
	LAB WALSH PATRICKJ	Haines Company, Inc.
	MD FCCP WEINERSTEVEN MD	Haines Company, Inc.
	WEST COAST INST	Haines Company, Inc.
	MALE FERTILITY WIENER ISAAC MD	Haines Company, Inc.
	FACC WISHNER HARLEY	Haines Company, Inc.
	MD WOLFE FREDERICK	Haines Company, Inc.
	NO YOUNGM	Haines Company, Inc.
	PHARMACY DULA EUGENE MD	Haines Company, Inc.
	ELGOURTLUDMILA	Haines Company, Inc.
	MD FARHAT HORMOZ	Haines Company, Inc.
	MD FRIEDMAN IRAJ MD	Haines Company, Inc.
	HANUSEK GORDON	Haines Company, Inc.
	EMO JPB MEDICAL	Haines Company, Inc.
	GROUP KIMTAEHYUN DPM	Haines Company, Inc.
	INC KIRSCHNER MELVIN	Haines Company, Inc.
	HMD KORBIN WALLACE	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	MMD KUSSIN LARRY	Haines Company, Inc.
	FACRMD LEE DAVID MD	Haines Company, Inc.
	LEE DAVID MD	Haines Company, Inc.
	LEE DAVID MDN	Haines Company, Inc.
	LEE DAVID MD	Haines Company, Inc.
	LEEMICHAELYMD	Haines Company, Inc.
	MALEK KAMRAN MD	Haines Company, Inc.
	MAZZOCCO	Haines Company, Inc.
	AMBULATORY	Haines Company, Inc.
	SRGCLCT MEDSCRIBE	Haines Company, Inc.
	MILLER RONALD E	Haines Company, Inc.
	DPM NAM HELEN JMD	Haines Company, Inc.
	NATURE	Haines Company, Inc.
	ACUPUNCTURE NELSON GREG MD	Haines Company, Inc.
	NISHIMOTO	Haines Company, Inc.
	MITCHELL MD OB GYN MEDICAL	Haines Company, Inc.
	GROUP INC THE OB 3 YN MEDICAL	Haines Company, Inc.
	GROUP INC THE ONGJADETDDS	Haines Company, Inc.
	PANDIANMGMD	Haines Company, Inc.
	FACC PATTERSON JACK A	Haines Company, Inc.
	MD FACC RDLREFERENCE	Haines Company, Inc.
	LAB RAMACHANDRANS	Haines Company, Inc.
	MD REALE STEPHEN MD	Haines Company, Inc.
	REDJAL NASSER	Haines Company, Inc.
	MD RUBINSON WILLIAM	Haines Company, Inc.
2004	NELSON GREG MD	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	BIOTECH CLINICAL LAB INC	Cole Information Services
	LARRY KUSSIN MD	Cole Information Services
	RON MILLER PODIATRIC CORP	Cole Information Services
	BLOOM MICHAEL G MD	Cole Information Services
	HARTMAN ROBERT MD	Cole Information Services
	SERRA COMMUNITY MEDICAL CLINIC INC	Cole Information Services
	EVANS PSY D TEMPERANCE	Cole Information Services
	VARGO DENTAL LAB	Cole Information Services
	DR JOSEPH SINAI DDS	Cole Information Services
	KIM TAE HYUN DPM INC	Cole Information Services
	CARDIOVASCULAR CNSLTNT MDCL	Cole Information Services

FINDINGS

Year	Uses	Source
2004	WICK RAJ MD FACC	Cole Information Services
	EDWARD G SHORE MD	Cole Information Services
	AMERISIGHT SURGICAL CTR	Cole Information Services
	PETER M SCHICK MD CORP	Cole Information Services
	NATURE ACUPUNCTURE	Cole Information Services
	LAB BIO TECH	Cole Information Services
	KAREN M DENNIS MD	Cole Information Services
	MAITIN M RICHARD DDS	Cole Information Services
	SILVIA MEJLSZENKIER MD	Cole Information Services
	LANDMAN MICHAEL D MD INC	Cole Information Services
	MUNAF A SHAMJI MD	Cole Information Services
	OB GYN MEDICAL GROUP INC	Cole Information Services
	CHARLES P ROSENBAUM MD	Cole Information Services
	CENTURY MEDICAL GROUP LBRTRY	Cole Information Services
	KORBIN WALLACE M MD	Cole Information Services
	NASSER REDJAL MD INC	Cole Information Services
	ONG JADE T DDS	Cole Information Services
	DAVID LEE	Cole Information Services
	CALVIN WIL	Cole Information Services
	TEMPERANCE EVANS	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	JADE ONG	Cole Information Services
	STEVEN WEINER	Cole Information Services
2001	VANOWEN RADIOLOGY	Haines & Company, Inc.
	VANOWEN TOWER PHAR	Haines & Company, Inc.
	VARGO DENTAL LAB	Haines & Company, Inc.
	WEST COAST CLINIKAL RESEARCH	Haines & Company, Inc.
	WEST COAST INST MALE FERTILITY	Haines & Company, Inc.
	WIENER ISAAC MD FACC	Haines & Company, Inc.
	WILLIAMS CALVIN MD FACR	Haines & Company, Inc.
	WISHNER HARLEY MD	Haines & Company, Inc.
	WOLFE FREDERICK MD	Haines & Company, Inc.
	COWDREYS PHARMACY	Haines & Company, Inc.
	DENNIS KAREN MD	Haines & Company, Inc.
	DIAMENT MICHAEL J MD	Haines & Company, Inc.
	DULA EUGENE MD	Haines & Company, Inc.
	FARHAT HORMOZ MD	Haines & Company, Inc.
	GARVIN HAROLD W MD	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	GOADE G M MD	Haines & Company, Inc.
	HANUSEK GORDON E MD	Haines & Company, Inc.
	HARTMAN ROBERT MD	Haines & Company, Inc.
	KORBIN WALLACE M MD	Haines & Company, Inc.
	KUSSIN LARRY MD FACR	Haines & Company, Inc.
	LANDMAN MICHAEL D MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEE DAVID MD	Haines & Company, Inc.
	LEE MOSLER MEDICAL	Haines & Company, Inc.
	LEE SALVACION M MD	Haines & Company, Inc.
	MAITIN RICHARD M DDS	Haines & Company, Inc.
	MILLER RONALD E DPM	Haines & Company, Inc.
	OB GYN MEDICAL GRP INC	Haines & Company, Inc.
	OB GYN MEDICAL GRP INC BKKPR	Haines & Company, Inc.
	PANDIAN M G MD FACC	Haines & Company, Inc.
	PATTERSON JACK A MD FACC	Haines & Company, Inc.
	REDJAL NASSER MD	Haines & Company, Inc.
	REDJAL NASSER MD	Haines & Company, Inc.
	SAMADANI KIUMARS MD	Haines & Company, Inc.
	SCHWINGER MATTHEW E MD FACC	Haines & Company, Inc.
	SERRA MEDICAL CLINIC	Haines & Company, Inc.
	SHAHEEDY MOHAMAD MD	Haines & Company, Inc.
	SHORE EDW G MD	Haines & Company, Inc.
	SINAI DENTAL GROUP	Haines & Company, Inc.
	SMITHKLINE BEECHAM	Haines & Company, Inc.
	STEINFELDT STEPHEN MD FACR	Haines & Company, Inc.
	TABER FREDERICK MD	Haines & Company, Inc.
	TAM KENNETH K MD	Haines & Company, Inc.
	TILKIAN ARA G MD FACC	Haines & Company, Inc.
	TSAKONAS JOHN S MD FACC	Haines & Company, Inc.
	UNILAB	Haines & Company, Inc.
	VANDOP CORNELIUS MD	Haines & Company, Inc.
	VANOWEN MDCL BLDG	Haines & Company, Inc.
	ADVANCE DENTAL SERVICE	Haines & Company, Inc.
	BIOTECH	Haines & Company, Inc.
	BLOOM MICHAEL G MD	Haines & Company, Inc.
	BOULEVARD PODIATRY GROUP	Haines & Company, Inc.
	BRIM MARK A DPM INC	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	CARDIOVASCULAR CNSLTNTS GROUP	Haines & Company, Inc.
	CENTER PHARMACY	Haines & Company, Inc.
	CO SHERYL J DDS	Haines & Company, Inc.
	CORBIN WALLACE M MD	Haines & Company, Inc.
1999	PETER RUBENSTEIN	Cole Information Services
	CORBIN WALLACE M MD	Cole Information Services
	JAIME ALTAMIRANO	Cole Information Services
	STEVEN LAUTERBACH	Cole Information Services
	WILLIAM RUBINSON	Cole Information Services
	KOAR VANOWEN 43 LLC	Cole Information Services
	REDJAL NASSER MD	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	LEE SALVACION M MD	Cole Information Services
	OB GYN MEDICAL GROUP INCORPORATED THE	Cole Information Services
	BLOOM MICHAEL G MD	Cole Information Services
	KUSSIN LARRY MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	SAMEC LAWRENCE MD	Cole Information Services
	MOSLER-LEE MEDICAL	Cole Information Services
	BIOTECH	Cole Information Services
	TSAKONAS JOHN S MD	Cole Information Services
	HARTMAN ROBERT MD	Cole Information Services
	DIABETES & ENDOCRINOLOGY MEDICAL CLINIC	Cole Information Services
	VALLEY PRESBYTERIAN MEDICAL GROUP INCORPORATED	Cole Information Services
	MALLER HAROLD M MD	Cole Information Services
	DIAMENT MICHAEL J MD VANOWEN RADY MEDICAL GROUP	Cole Information Services
	CO SHERYL J DDS	Cole Information Services
	HANUSEK GORDON E MD	Cole Information Services
	TAM KENNETH K MD	Cole Information Services
	ROSENBAUM CHARLES P MD	Cole Information Services
	KUGLER STEVEN MD	Cole Information Services
	SINAI DENTAL GROUP	Cole Information Services
	SCHWINGER MATTHEW E MD	Cole Information Services
	FARHAT HORMOZ MD	Cole Information Services
	MAITIN RICHARD M DDS	Cole Information Services
	UNILAB	Cole Information Services

FINDINGS

Year	Uses	Source
1999	DULA EUGENE MD	Cole Information Services
	GARVIN HAROLD W MD	Cole Information Services
	GOADE G M MD	Cole Information Services
	TABER FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	WESTERN CARDIOVASCULAR SURGICAL ASSOCIATES A MEDICAL GROUP	Cole Information Services
	MILLER RONALD E DPM	Cole Information Services
	SHORE EDW G MD	Cole Information Services
	MEDICAL CENTER ASSOCIATES OFFICE BUILDING	Cole Information Services
	WIENER ISAAC MD FACC	Cole Information Services
	JM LOGAN LEASING COMPANY	Cole Information Services
	STEINFELDT STEPHEN MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	CENTER PHARMACY	Cole Information Services
	VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	VARGO DENTAL LABORATORY	Cole Information Services
	LANDMAN MICHAEL D MD	Cole Information Services
	WEST COAST CLINICAL RESEARCH	Cole Information Services
	SAXENA NARESH C MD	Cole Information Services
	WOLFE FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Cole Information Services
	WEST COAST INSTITUTE FOR MALE FERTILITY	Cole Information Services
	TILKIAN ARA G MD	Cole Information Services
	WILLIAMS CALVIN MD FACR VANOWEN RADY MEDICAL GROUP	Cole Information Services
	PATTERSON JACK A MD	Cole Information Services
	CARDIOVASCULAR CONSULTANTS MEDICAL GROUP	Cole Information Services
	SMITHKLINE BEECHAM CLINICAL LABORATORIES	Cole Information Services
	SHAHEEDY MOHAMAD MD	Cole Information Services
	KORBIN WALLACE M MD	Cole Information Services
	WISHNER HARLEY MD	Cole Information Services
	DENNIS KAREN MD	Cole Information Services
	SAMADANI KIUMARS MD	Cole Information Services
	SUMIDA SHIGEO MD	Cole Information Services
	OB GYN MEDICAL GROUP INCORPORATED THE BOOKKEEPER	Cole Information Services

FINDINGS

Year	Uses	Source
1999	VANOWEN TOWER PHARMACY	Cole Information Services
	DAVID LEE	Cole Information Services
1995	Abrams David E MD	Pacific Bell
	Afif I Simmn acpunctr	Pacific Bell
	Andros George MD	Pacific Bell
	Van Nuys	Pacific Bell
	Business Of Dc	Pacific Bell
	BROW N GE O G ID IN C	Pacific Bell
	Center Pharmacy	Pacific Bell
	Chahenanuan Areni RPT	Pacific Bell
	Diabetes & Endocrinology Medical Clic	Pacific Bell
	Dulawa Leopoldo B MD	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Glick Jeffrey MD	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Hartman Robert P	Pacific Bell
	Nartman Robert MD	Pacific Bell
	I Van Nuys	Pacific Bell
	Koffler Alan MD	Pacific Bell
	K	Pacific Bell
	S	Pacific Bell
	I	Pacific Bell
	Sumida Shigeo MO	Pacific Bell
	THE RAPE UTIC AS S OCIATE S IN C	Pacific Bell
	Tilkian Ara GMDFACC	Pacific Bell
	Tsai T K Ph D	Pacific Bell
	I Tsakonas John S MD FACC	Pacific Bell
	Valley Internal Medicine & Nephrology Medical Group	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Western	Pacific Bell
	tl Kjrbin Wallace MMD	Pacific Bell
	Landman Michael D MD	Pacific Bell
	Liebross Burt MD	Pacific Bell
	Mailer B	Pacific Bell
	I Mailer Harold MMD	Pacific Bell
	Mischel Matthew MD	Pacific Bell
	Motzkin Evelyn H MD psychiatry	Pacific Bell

FINDINGS

Year	Uses	Source
1995	N AVACHJHMD	Pacific Bell
	Van Nuys	Pacific Bell
	Oblath Robert W MD	Pacific Bell
	Patterson Jack A MD FACC	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Rokaw Joshua MD	Pacific Bell
	Romoff Mark S MD	Pacific Bell
	Rosenbaum Chas P MD	Pacific Bell
	Rouff Steven L MD	Pacific Bell
	Schneider Peter A MD	Pacific Bell
	Van Nuys	Pacific Bell
	Schwing L II	Pacific Bell
	i Schwinger Matthew E MD FACC	Pacific Bell
	Silberstein Sylvain S MD	Pacific Bell
1994	SCHWINGER, MATTHEW E	Cole Information Services
	INTERNAL MEDICINE ASSOC	Cole Information Services
	JUDKINS, LANCE	Cole Information Services
	FREY, DAVID	Cole Information Services
	CHAKMANIAN, ARMI	Cole Information Services
	DIABETES&ENDOCRNLGY	Cole Information Services
	GEORGE G BROWN MD	Cole Information Services
	FAMILY COMMUNICATION CTR	Cole Information Services
	COWDREYS PHARMACY	Cole Information Services
	VANOWEN MEDICAL ASSOC	Cole Information Services
	CORN BERNARD DDS	Cole Information Services
	CENTER PHARMACY	Cole Information Services
	VALLEY INTERNAL MEDICINE GROUP	Cole Information Services
	MEDICAL CNTR ASCTS	Cole Information Services
	VANOWEN MEDICAL ASSOCIATES	Cole Information Services
	SOUTH CALIFORNIA SPECIALISTS	Cole Information Services
	VARGO DENTAL LABORATORY	Cole Information Services
	OB GYN MED GRP INC	Cole Information Services
	SYLVAIN S SILBERSTEIN MD	Cole Information Services
	J M LOGAN LEASING	Cole Information Services
	MCKILLIP, JAMES B	Cole Information Services
1991	Cobum Michael BMD	Pacific Bell
	Corbin Wallace MMD	Pacific Bell
	Corn Bernard DDS Inc	Pacific Bell

FINDINGS

Year	Uses	Source
1991	COW DRE YS PHARMACY	Pacific Bell
	Diament Michael J MD Vanowen Radiology Medical Group	Pacific Bell
	Di Domenico Nicholas MD	Pacific Bell
	Dulawa Leopoldo Bl MD Van Nuys	Pacific Bell
	Family Communication Institute	Pacific Bell
	Farhat Hormoz MD	Pacific Bell
	Fischman George MD	Pacific Bell
	Fischman Joel	Pacific Bell
	Flannigan Bonnie MD	Pacific Bell
	Flannigan Cherie	Pacific Bell
	Flannigan Tracy	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Ohs	Pacific Bell
	Greiman Nancy	Pacific Bell
	Grein Belinda M	Pacific Bell
	HABE R LE ON ARD P MD	Pacific Bell
	Haber MA & Rosemary	Pacific Bell
	Haber MJ Sepulveda	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Hanusek J Emrek	Pacific Bell
	Hanvey W F	Pacific Bell
	Van Nuys	Pacific Bell
	JM Logan Leasing Co	Pacific Bell
	J & M Maintenance Sun	Pacific Bell
	Kanzter Alfred W Ph D	Pacific Bell
	Kleinman Kenneth MD	Pacific Bell
	Kleinman LA	Pacific Bell
	Koffler Alan MD	Pacific Bell
	Korbin Wallace M MD	Pacific Bell
	Kussin Larry MD FACR Vanowen Radioiogy Medical Group	Pacific Bell
	Landman Michael D MD	Pacific Bell
	Landman Nelson	Pacific Bell
	Landman Randy & Melanie Pac	Pacific Bell
	Liebross Burt MD	Pacific Bell
	Liebross I	Pacific Bell
	Mailer Harold M MD	Pacific Bell
	Ma Iler Jas G	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Ma Iler L	Pacific Bell
	Mc Killip Jas BRPT	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	ME DICAL CE N TE R OF N ORTH HOLLYW OOD AMI	Pacific Bell
	Mischel Matthew MD	Pacific Bell
	MOTZKIN DON ALD MDFACS	Pacific Bell
	Moy Peter MMD	Pacific Bell
	N ARUS E DAVID Y MD	Pacific Bell
	Narvaez Alison & Dave	Pacific Bell
	Narvaez Carlos Jose	Pacific Bell
	Narvaez Carolina	Pacific Bell
	Narvaez Jesus	Pacific Bell
	Ob Gyn Medical Group Inc The	Pacific Bell
	Bookkeeper	Pacific Bell
	Oba Eugene S	Pacific Bell
	Obach Carol	Pacific Bell
	Van Nuys	Pacific Bell
	Pitts Thos MD	Pacific Bell
	Pitts William	Pacific Bell
	Pittsburgh Corning Corp	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Rodeo Medical Management Corp	Pacific Bell
	Romoff Mark S MD	Pacific Bell
	Abrams David E MD	Pacific Bell
	Abrams Diane	Pacific Bell
	Van Nuys	Pacific Bell
	Andros H	Pacific Bell
	Androsky R	Pacific Bell
	Beig AA	Pacific Bell
	Beig Khalida	Pacific Bell
	Bloom Michael G MD	Pacific Bell
	BROW N GE O G MD IN C	Pacific Bell
	CARDIOVAS CULAR CON S ULTAN TS ME DICAL GROUP	Pacific Bell
	Center Pharmacy	Pacific Bell
	Chakmanian Armi RPT	Pacific Bell
	Clay Jos Bl MD Inc	Pacific Bell

FINDINGS

Year	Uses	Source
1991	Rosenbaum Chas P MD	Pacific Bell
	Rosenbaum D &G	Pacific Bell
	Sameha Angelle	Pacific Bell
	Saxena Naresh C MD	Pacific Bell
	Saxer Gary & Shelley W His	Pacific Bell
	S	Pacific Bell
	No Charge To Calling Party	Pacific Bell
	Steinfeldt Stephen MD Vanowen Radiology Medical Group	Pacific Bell
	Sumida Shigeo MD	Pacific Bell
	Taber Frederick MD Vanowen Radiology Medical Groop	Pacific Bell
	THE RAPE UTIC AS S OCIATE S IN C	Pacific Bell
	TLKAN ARA G M	Pacific Bell
	VIP Care A Medical COrp	Pacific Bell
	Valentine Malcolm MD	Pacific Bell
	Ofc	Pacific Bell
	Valley Psychiatric Center Medical Group Inc	Pacific Bell
	Vanowen Medical Associates	Pacific Bell
	Vanowen Medical Associates Billing	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Wahiroos Sven Ph D	Pacific Bell
	Wahl Rosove B	Pacific Bell
	Whitman Norman LMD	Pacific Bell
	Wiliams Calvin MD FACR vanowen Radiology Medical Grnop	Pacific Bell
	Wolfe Frederick MD Vanowen Radiology Medical Group	Pacific Bell
	Motzkin Donald MD FACS	Pacific Bell
1985	Weits Kevin	Pacific Bell
	Whitman Ljubica MD	Pacific Bell
	Whitman Norman L MD	Pacific Bell
	Wiener Isaac MD	Pacific Bell
	Wiener J Bl	Pacific Bell
	Williams Calvin MD Vanowen Radiology Medical Group	Pacific Bell
	Williams Carl & Cheri	Pacific Bell
	Wolfe Frederick MD Vanowen Radiology Medical Group	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Abrams David E MD	Pacific Bell
	Abrams Dennis	Pacific Bell
	Van Nuys	Pacific Bell
	Laboratory	Pacific Bell
	Belkin Gerald A MD	Pacific Bell
	Bleifer Kenneth H MD	Pacific Bell
	Business Ofc	Pacific Bell
	Bloom Michael G MD	Pacific Bell
	BROW N GE O G MD IN C	Pacific Bell
	CARDIOVAS CULAR CON S ULTAN TS ME DICAL GROUP	Pacific Bell
	Chakmanian Armi RPT	Pacific Bell
	Clay Jos Bl MD Inc	Pacific Bell
	Coburn Michael Bl MD	Pacific Bell
	Comer Thomas P MD	Pacific Bell
	COME R THOS P & S AXE N A N ARE S H C ME DICAL GROUP	Pacific Bell
	Corn Bernard DDS Inc	Pacific Bell
	Corn E	Pacific Bell
	Corn Joe	Pacific Bell
	Cosmetic Surgery Center Medical Group	Pacific Bell
	COW DRE YS PHARMACY	Pacific Bell
	Di Domenico Nicholas MD	Pacific Bell
	Van Nuys	Pacific Bell
	Dulawa S C	Pacific Bell
	Mckillip Jas Bl RPT	Pacific Bell
	Medical Center Associates Office Building	Pacific Bell
	ME DICAL CE N TE R	Pacific Bell
	Mundall Le Roy A MD	Pacific Bell
	Naruse David Y MD	Pacific Bell
	N AVACH J H MD	Pacific Bell
	Bookkeeper	Pacific Bell
	Van Nuys	Pacific Bell
	Patterson Jack A MD	Pacific Bell
	Perticucci Sergio MD Van Nuys Office	Pacific Bell
	From Burbank Telephones Call	Pacific Bell
	Rein Harry W MD	Pacific Bell
	Romoff Mark S MD	Pacific Bell
	Romoli S C	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Rosenbaum Chas P MD	Pacific Bell
	Rosenbaum David L MD	Pacific Bell
	Rouff Steven L MD	Pacific Bell
	Saxena Naresh C MD	Pacific Bell
	Silberstein Sylvain S MD internist & endocrinologist	Pacific Bell
	Southern California Hematology Oncology Medical Group pc	Pacific Bell
	Steinfeldt Stephen MD Vanowen Radiology Medical Group	Pacific Bell
	Sumida Shigeo MD	Pacific Bell
	Susskind Schneider Ruth Ph D	Pacific Bell
	Taber Frederick MD Vneowen Radiology Medical Group	Pacific Bell
	THE RAPE UTIC S S C IN C	Pacific Bell
	Tilkian Ara G MD	Pacific Bell
	Valentine Malcolm MD	Pacific Bell
	Valentine Marshall	Pacific Bell
	Valley Hand Surgery Center	Pacific Bell
	VALLE Y IN TE RN AL ME DICIN E & N E PHROLOGY ME DICAL GROUP	Pacific Bell
	Valley Psychiatric Center	Pacific Bell
	Valley Psychiatric Center Medical Group Inc	Pacific Bell
	VALLE Y PS YCHOLOGICAL S E RVICE S	Pacific Bell
	Valley Psychotherapy Affiliation	Pacific Bell
	Vanowen Medical Associates	Pacific Bell
	Vanowen Medical Associates Billing	Pacific Bell
	Vanowen Radiology Medical Group	Pacific Bell
	Vanowen Tower Pharmacy	Pacific Bell
	Vargo Dental Lab	Pacific Bell
	Wahiroon Sven Ph D	Pacific Bell
	Weitz Itene C MD	Pacific Bell
	Weits Jack	Pacific Bell
	Weitz John	Pacific Bell
	Family Communication Institute	Pacific Bell
	Farhat Hormoz MD	Pacific Bell
	Farhat John	Pacific Bell
	Garvin Harold W MD	Pacific Bell
	Gerlach John Jr atty	Pacific Bell

FINDINGS

Year	Uses	Source
1985	From Los Angeles Telephones Call	Pacific Bell
	Haber Leonard P MD	Pacific Bell
	Hanusek Gordon E MD	Pacific Bell
	Van Nuys	Pacific Bell
	Harris Roberta	Pacific Bell
	Henrikson Glenn Ph D	Pacific Bell
	JABOUR ADE L F MD genl & vascular surgery	Pacific Bell
	Jorgensen Kurt MA	Pacific Bell
	Koffler Alan MD	Pacific Bell
	Koffler G	Pacific Bell
	Korbin Wallace M MD	Pacific Bell
	Kussin Larry MD Vanowen Radiology Medical Group	Pacific Bell
	L andman Michael D MD	Pacific Bell
	Liebross Burt MD	Pacific Bell
	Maitin Richard M DDS	Pacific Bell
	Mailer Harold M MD	Pacific Bell
1980	ABRAMS DAVID E MD	Pacific Telephone
	ASSOCIATED PATHOLOGISTS INC	Pacific Telephone
	BELKIN GERALD A MD	Pacific Telephone
	BODNER HENRY MD	Pacific Telephone
	BROWN GEO G MD INC	Pacific Telephone
	COBURN MICHAEL B MD	Pacific Telephone
	CONCEPT CARE INC	Pacific Telephone
	CONOLLEY EDWARD S PHD	Pacific Telephone
	CORN BERNARD DDS INC	Pacific Telephone
	COWDREYS PHARMACY	Pacific Telephone
	CREIGHTON JAMES L MD INC	Pacific Telephone
	DULAWA LEOPOLDO B MD	Pacific Telephone
	FAMILY COMMUNICATION INSTITUTE	Pacific Telephone
	FITZGERALD GERALD MD	Pacific Telephone
	FORWARD SUSAN L C S W	Pacific Telephone
	GARVIN HAROLD W MD	Pacific Telephone
	GASSNER CHARLES B MD INC	Pacific Telephone
	GERLACH JOHN JR ATTY	Pacific Telephone
	GILLICK MARIN MD	Pacific Telephone
	HABER LEONARD P MD	Pacific Telephone
	HAMEL NEAL MD THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	HANUSEK GORDON E MD	Pacific Telephone
	HARMELING MARK P MD ORTHPDC SUR	Pacific Telephone
	HARRIS ROBERT W MD	Pacific Telephone
	HERMAN BARRY MD	Pacific Telephone
	KOFFLER ALAN MD	Pacific Telephone
	KOHN LAUREL B MD	Pacific Telephone
	KORBIN WALLACE M MD	Pacific Telephone
	LANDMAN MICHAEL D MD	Pacific Telephone
	LONDON GARY D MD INC	Pacific Telephone
	MAITIN RICHARD M DDS	Pacific Telephone
	MALLER HAROLD M MD	Pacific Telephone
	MCCOLLUM SALLY PH D	Pacific Telephone
	MCKILLIP JAS B PHYSICAL THERAPY INC	Pacific Telephone
	MEDICAL CENTER ASSOCIATES OFFICE BUILDING	Pacific Telephone
	MUNDALL LEROY A MD	Pacific Telephone
	NARUSE DAVID Y MD	Pacific Telephone
	NAVACH J H MD A MEDICAL CORP	Pacific Telephone
	OB-GYN MEDICAL GROUP INC THE	Pacific Telephone
	PATTERSON JACK A MD	Pacific Telephone
	PERTICUCCI SERGIO MD	Pacific Telephone
	RAVIV YORAM S MD ORTHPDC SURGERY	Pacific Telephone
	ROMOFF MARK S MD	Pacific Telephone
	ROSENBAUM CHAS P MD	Pacific Telephone
	ROSENBAUM DAVID L MD	Pacific Telephone
	ROSENFELD HOWARD L MD	Pacific Telephone
	ROSSMAN STANLEY H MD	Pacific Telephone
	ROUFF STEVEN L MD	Pacific Telephone
	RUFFALO CLAUDE A PH D	Pacific Telephone
	RYAN JOHN P PHY	Pacific Telephone
	RYAN & MYERS ASSOCIATED PATHOLOGISTS INC	Pacific Telephone
	SAXENA NARESH C MD	Pacific Telephone
	SCHULKINS THOMAS MD THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone
	SILBERSTEIN SYLVAIN S MD INTERNIST & ENDOCRINOLOGIST	Pacific Telephone
	SINAISKY MARTIN J MD INC	Pacific Telephone

FINDINGS

Year	Uses	Source
1980	SOUTHERN CALIFORNIA HEMATOLOGY ONCOLOGY MEDICAL GROUP INC	Pacific Telephone
	STEINFELDT STEPHEN MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	SUMIDA SHIGEO MD	Pacific Telephone
	SUSSKIND SCHNEIDER RUTH PHD	Pacific Telephone
	TABER FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	THORACIC SURGERY MEDICAL GROUP INC	Pacific Telephone
	TILKIAN ARA G MD	Pacific Telephone
	VALENTINE MALCOLM MD	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER	Pacific Telephone
	VALLEY PSYCHIATRIC CENTER MEDICAL GROUP INC	Pacific Telephone
	VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	VANOWEN TOWER PHARMACY	Pacific Telephone
	VARGO DENTAL LAB	Pacific Telephone
	WAHLROOS SVEN PHD	Pacific Telephone
	WHITMAN LJUBICA MD	Pacific Telephone
	WHITMAN NORMAN L MD	Pacific Telephone
	WILLIAMS CALVIN MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
	WIRTZER ALLAN S MD INC	Pacific Telephone
	WOLFE FREDERICK MD VANOWEN RADIOLOGY MEDICAL GROUP	Pacific Telephone
1976	Alcerro Ramon	Pacific Telephone
	Coburn Michael B MD	Pacific Telephone
	Gerlach John Jr atty	Pacific Telephone
	Navach J H MD A Medical Corp	Pacific Telephone
	Valley Psychiatric Center Medical Group Inc	Pacific Telephone
	Wahlroos Sven Ph D	Pacific Telephone
1975	Ob Gyn Medical Group Inc The	Pacific Telephone
	Patterson Jack A MD	Pacific Telephone
	Pollack Alan J MD Southern California Permanente Medical Group	Pacific Telephone
	Psychological Evaluation Center	Pacific Telephone
	Rosenfeld Howard L MD	Pacific Telephone
	Rothschild Walter MD Southern California Permanente Medical Group	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Rouff Steven L MD	Pacific Telephone
	Ryan John P phy	Pacific Telephone
	Ryan & Myers Associated Pathologists Inc	Pacific Telephone
	Schulkins Thomas MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Seligman Mel Dental Studio	Pacific Telephone
	Shenfeld David L	Pacific Telephone
	Sinaisky Martin J & Hanusek Gordon E & Garvin Harold W MDs	Pacific Telephone
	Steinfeldt Wolfe Williams & Kussin	Pacific Telephone
	Sumida Shigeo MD	Pacific Telephone
	Thoracic Surgery Medical Group Inc	Pacific Telephone
	Tucker Geoffrey A MD Southern California Permanente Medical Group	Pacific Telephone
	Valentine Malcolm MD	Pacific Telephone
	Valley Physical Therapy Center	Pacific Telephone
	Valley Psychiatric Center Medical Group Inc	Pacific Telephone
	Vanowen Radiology Medical Group	Pacific Telephone
	Associated Pathologists Inc	Pacific Telephone
	Berman Norman Bl MD A Medical Corporation	Pacific Telephone
	Bleifer Kenneth H MD	Pacific Telephone
	Bloom Michael G MD	Pacific Telephone
	Bodner Henry MD	Pacific Telephone
	Brown Geo G MD Inc	Pacific Telephone
	Canby Chas Bl MD	Pacific Telephone
	Cardiothoracic Surgery Medical Group Inc	Pacific Telephone
	Chapman Niles D MD thoracic and cardiovascular surgery	Pacific Telephone
	Coburn Michael Bl MD	Pacific Telephone
	Comer Thomas P MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Corn Bernard DDS Inc	Pacific Telephone
	COWDREYS PHARMACY	Pacific Telephone
	Van Nuys Office	Pacific Telephone
	Van Nuys	Pacific Telephone
	Environmental Concern Inc	Pacific Telephone
	Etkins Paul A MD Inc	Pacific Telephone
	Family Communication Institute	Pacific Telephone
	Fitzgerald Gerald P MD	Pacific Telephone

FINDINGS

Year	Uses	Source
1975	Van Nuys Office	Pacific Telephone
	Garvin Harold W & Hanusek Gordon E & Sinaisky Martin J MDs	Pacific Telephone
	Gerlach John Jr atty	Pacific Telephone
	Germann Timothy MD thoracic sur	Pacific Telephone
	Haber Leonard P MD	Pacific Telephone
	Hamel Neal MD Thoracic Surgery Medical Group Inc	Pacific Telephone
	Hahusek Gordon E & Garvin Harold W & Sinaisky Martin J MDs	Pacific Telephone
	Harmeling Mark P MD orthpdc sur	Pacific Telephone
	Van Nuys	Pacific Telephone
	Psychlatry	Pacific Telephone
	Kasnitz Paul S MD & Yorra Frederick H MD A Medical Corporation	Pacific Telephone
	Kussin Steinfeldt Wolfe & Williams	Pacific Telephone
	Lerner Melvin L MD Inc	Pacific Telephone
	London Gary D MD	Pacific Telephone
	Maitin Richard M DDS	Pacific Telephone
	Maller Harold M MD	Pacific Telephone
	Mc Killip Jas Bl Jr Valley Physical Therapy Center	Pacific Telephone
	Medical Center Associates Office Building	Pacific Telephone
	Mundall Le Roy A MD	Pacific Telephone
	Myers Richard O phy	Pacific Telephone
	Myers & Ryan Associated Pathologists Inc	Pacific Telephone
	Naruse David Y MD	Pacific Telephone
	Navach J H MD orthpdc sur Ofc	Pacific Telephone
	Nowack Duane DDS	Pacific Telephone
	Vanowen Tower Pharmacy	Pacific Telephone
	Vargo Dental Lab	Pacific Telephone
	Whitman Ljubica MD	Pacific Telephone
	Whitman Norman L MD	Pacific Telephone
	Williams Kussin Steinfeldt & Wolfe	Pacific Telephone
	Wirtzer Allan S MD	Pacific Telephone
	Witkosky Mitchell DDS	Pacific Telephone
	Wolfe Williams Steinfeldt & Kussin	Pacific Telephone
	Yanda Roman L MD A Medical Corporation	Pacific Telephone
	Yorra Frederick H MD & Kasnitz Paul S MD A Medical Corporation	Pacific Telephone

Year	Uses	Source
1975	Aaronson Jeffrey MD	Pacific Telephone
	Abrams David E MD	Pacific Telephone
	Alcerro Ramon MD	Pacific Telephone
	Van Nuys	Pacific Telephone
1970	VANOWEN MEDICAL CENTER	Pacific Telephone
	VANOWEN MEDICAL TOWERS OFC BLDG	Pacific Telephone
	VANOWEN MEDICAL CENTER	Pacific Telephone
	VANOWEN MEDICAL TOWERS OFC BLDG	Pacific Telephone
1962	TRI-STATE TIRE INC	Pacific Telephone
1926	Nadeau	Los Angeles Directory Co.

15246 VANOWEN ST

Year	Uses	Source
1962	TONY S DRIVE IN	Pacific Telephone

15249 VANOWEN ST

Year	Uses	Source
2004	STEPHEN REALE MD	Cole Information Services

15252 VANOWEN ST

Year	Uses	Source
1935	Creviston C C r	Los Angeles Directory Co.

15259 VANOWEN ST

Year	Uses	Source
1962	MILLER DAVE	Pacific Telephone
1956	MILLER DAVE R	Pacific Telephone
1950	MILLER DAVE R	Pacific Telephone
	MILLER DAVE R	Pacific Telephone
1926	Cairns E 0 Mrs	Los Angeles Directory Co.

15260 VANOWEN ST

Year	Uses	Source
1962	BIG D RANCH MKT THE	Pacific Telephone

15261 VANOWEN ST

Year	Uses	Source
1926	Maynes A E	Los Angeles Directory Co.

FINDINGS

15311 VANOWEN ST

Year	Uses	Source
2014	SHOUKAT ALI	Cole Information Services
2004	no info	Haines Company
1985	S F Valley Inter City Lounge	Pacific Bell

15313 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1970	G & S SERVICE STATION MAINTENANCE	Pacific Telephone
	G & S SERVICE STATION MAINTENANCE	Pacific Telephone

15315 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1985	Inner City	Pacific Bell
1975	Don F Purdue	Pacific Telephone
	Lucky Five tavrn	Pacific Telephone
1970	LUCKY FIVE TAVRN	Pacific Telephone
	LUCKY FIVE TAVRN	Pacific Telephone

15316 VANOWEN ST

Year	Uses	Source
2014	ECONO AUTO SALES OF VAN NUYS	Cole Information Services
	AIRLESS R US	Cole Information Services
2009	AIRLESS R US	Cole Information Services
	ECONO AUTO SELF	Cole Information Services
2006	WHEELS	Haines Company, Inc.
	THE FAMILY	Haines Company, Inc.
	AIRLESS RUS	Haines Company, Inc.
2004	RONALD GORDON	Cole Information Services
	R AIRLESS	Cole Information Services
	AIRLESS R US	Cole Information Services
	AIRLESSRUS	Haines Company
	FLASH GORDON CARS	Haines Company
	FLASH GORDON CARS S	Haines Company
2001	AIRLESS R US	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	GORDON F	Haines & Company, Inc.
1999	FLASH GORDON CARS INCORPORATED	Cole Information Services
	SMOG & TUNE	Cole Information Services
1995	Gordon F	Pacific Bell
1994	FLASH GORDON CARS INC	Cole Information Services
	GORDON, F	Cole Information Services
1991	Flash Gordon Cars	Pacific Bell
	FGordon	Pacific Bell
1985	M & M Motor Car Company Inc	Pacific Bell
1980	DEL S AUTOMOTIVE SERVICE	Pacific Telephone
1970	POODLEVILLE	Pacific Telephone
	SABLE S FRONT ENG GARAGE	Pacific Telephone
	LEE JOE ANN	Pacific Telephone
	POODLEVILLE	Pacific Telephone
	SABLE S FRONT ENG GARAGE	Pacific Telephone
	LEE JOE ANN	Pacific Telephone
1962	ZERVAS CHRIS T DC	Pacific Telephone

15317 VANOWEN ST

Year	Uses	Source
2014	OCCUPANT UNKNOWN	Cole Information Services
	SHORT STOP	Cole Information Services
	INTELLIBUSINESS MANAGEMENT INC	Cole Information Services
	CORPMANAGEMENT INC	Cole Information Services
	WORLD ONE INSURANCE & FINANCIAL SERV	Cole Information Services
	TACOS SABOR JALISCO	Cole Information Services
2009	SHORT STOP 21	Cole Information Services
	TACOS SABOR JALISCO	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
2006	SHORTSTOP	Haines Company, Inc.
	JAUSCO	Haines Company, Inc.
	TACOSSABOR	Haines Company, Inc.
2004	SHORT STOP INC	Cole Information Services
	CHURCHS CHICKEN	Cole Information Services
	OCCUPANT UNKNOWN	Cole Information Services
	SHORTSTOP	Haines Company
2001	SHORT STOP	Haines & Company, Inc.
1999	SHORT STOP	Cole Information Services

FINDINGS

Year	Uses	Source
1994	7 ELEVEN FOOD STORE	Cole Information Services
1980	7-ELEVEN FOOD STORES	Pacific Telephone
1970	SEVEN-ELEVEN FOOD STORES STORES VAN NUYS	Pacific Telephone
	SEVEN-ELEVEN FOOD STORES STORES VAN NUYS	Pacific Telephone

15319 VANOWEN ST

Year	Uses	Source
2004	YOUNESI DAVID	Cole Information Services
	X 3 XX	Haines Company
2001	CA COIN LAUNDRY	Haines & Company, Inc.
1999	CALIFORNIA COIN LAUNDRY	Cole Information Services

15322 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.

15323 VANOWEN ST

Year	Uses	Source
2014	ROMEO GOZUM	Cole Information Services
	LESLIE WINTERS	Cole Information Services
	CYNTHIA RIVERA	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	JUANA VELAZCO	Cole Information Services
	LUIS OLMEDO	Cole Information Services
	MARIA FELIPE	Cole Information Services
	MIGUEL MARTINEZ	Cole Information Services
	NANCY ZUNIGA	Cole Information Services
	JORGE ALCALA	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	T ORELLANA	Cole Information Services
	MARIELA FALARDEAU	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	BEN WICKHAM	Cole Information Services
	ANA CORTEZ	Cole Information Services
	JAIME CARDOZA	Cole Information Services
	CHRISTOPHER GREER	Cole Information Services
	EUNICE SANTA	Cole Information Services

FINDINGS

Year	Uses	Source
2014	VICTOR VEGA	Cole Information Services
	EVANGELINE BROOKS	Cole Information Services
	ERIC CASTILLO	Cole Information Services
	MARIA SUAREZ	Cole Information Services
	LUIS TORRES	Cole Information Services
	KIP LIPPMAN	Cole Information Services
2009	JUANA VELAZCO	Cole Information Services
	CYNTHIA RIVERA	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	ALEJANDRA GUTIERREZ	Cole Information Services
	ANA ORELLANA	Cole Information Services
	STUDIO VILLAGE	Cole Information Services
	JORGE ALCALA	Cole Information Services
	VERONICA AVALOS	Cole Information Services
	VICTORIA MCKERNAN	Cole Information Services
	MANUEL VARGAS	Cole Information Services
	LINO RESPICIO	Cole Information Services
	LAURA RIVERA	Cole Information Services
	LETICIA ESTRELLA	Cole Information Services
	M GERVACIO	Cole Information Services
	LILIANA PONCE	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	ESTELA PABLO	Cole Information Services
	ARTURO DIAZ	Cole Information Services
	TREVON JOHNSON	Cole Information Services
	JACQUELINE CARRANZA	Cole Information Services
	BUSTAMANTE VALEZ	Cole Information Services
	ROBERTO QUINTANA	Cole Information Services
	KATHERINE DIZON	Cole Information Services
	NORMA GOZUM	Cole Information Services
	EDWIN LOPEZ	Cole Information Services
	EUNICE SANTA	Cole Information Services
	MARK PHILLIPS	Cole Information Services
	GUSTAVO MARTINEZ	Cole Information Services
	JAIME CARDOZA	Cole Information Services
	LUIS TORRES	Cole Information Services

FINDINGS

Year	Uses	Source
2009	RAFAEL MATA	Cole Information Services
2006	APARTMENTS ALFAROWendy R	Haines Company, Inc.
	ARMAH Ona	Haines Company, Inc.
	BARRIOS Flordalma	Haines Company, Inc.
	CARDOZAJaime R	Haines Company, Inc.
	DIZON Ketherine	Haines Company, Inc.
	GOZUM Norma	Haines Company, Inc.
	HERNANDEZAntonia	Haines Company, Inc.
	HERNANDEZ Dora	Haines Company, Inc.
	MCKERNAN Victora	Haines Company, Inc.
	MORA Irely	Haines Company, Inc.
	PEREZ Rebea	Haines Company, Inc.
	RESPICIO Lino M	Haines Company, Inc.
	SMr TH Adram	Haines Company, Inc.
	STUDIO VILLAGE	Haines Company, Inc.
	THOMASAudrey	Haines Company, Inc.
	TORRES Luis A	Haines Company, Inc.
	VICUNA Rosa I	Haines Company, Inc.
	WHEATFALL Devere	Haines Company, Inc.
2004	VICTORIA MCKERNAN	Cole Information Services
	STUDIO VILLAGE	Cole Information Services
	DORA HERNANDEZ	Cole Information Services
	SARA MELENDEZ	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	TAMARAH COHEN	Cole Information Services
	WILLIAM DALRYMPLE	Cole Information Services
	NORMA GOZUM	Cole Information Services
	CHANDANA DISSANAYAKE	Cole Information Services
	WILSON ALBAYERO	Cole Information Services
	ONA ARMAH	Cole Information Services
	SHIRA KINER	Cole Information Services
	MARK PHILLIPS	Cole Information Services
	P MARSIK	Cole Information Services
	BILL GARDENER	Cole Information Services
	YANIV FELDMAN	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	FRANCISCO BARRIOS	Cole Information Services
	E AGUILAR	Cole Information Services

FINDINGS

Year	Uses	Source
2004	DEVERE WHEATFALL	Cole Information Services
	JOSE JIMENEZ	Cole Information Services
	LINO RESPICIO	Cole Information Services
	APARTMENTS	Haines Company
	AGUILAR E Mardha	Haines Company
	ARMAHOna	Haines Company
	CARDOZAJaime R	Haines Company
	DISSANAYAKE	Haines Company
	Chandana H	Haines Company
	GOZUM Norma	Haines Company
	HERNANDEZ Dora	Haines Company
	MCKERNAN Vicloria	Haines Company
	MELENDEZ Sara	Haines Company
	PHILLIPSMark A	Haines Company
	RESPICIO Lino M	Haines Company
	STUDIO VILLAGE	Haines Company
	THOMASAudrey	Haines Company
	WHEATFALL Devere	Haines Company
2001	APARTMENTS	Haines & Company, Inc.
	ALI Mohammed E	Haines & Company, Inc.
	ARMAH Ona	Haines & Company, Inc.
	DIMAND Morin	Haines & Company, Inc.
	FELDMAN Yaniv	Haines & Company, Inc.
	HERNANDEZ Marco A	Haines & Company, Inc.
	MCKERNAN Victoria	Haines & Company, Inc.
	MORAN Zuleyma A	Haines & Company, Inc.
	ROCCO Richard G	Haines & Company, Inc.
	STUDIO VILLAGE	Haines & Company, Inc.
	THOMAS A	Haines & Company, Inc.
	WHEATFALL Devere	Haines & Company, Inc.
1999	JORGE ALCALA	Cole Information Services
	ALEJANDRA GUTIERREZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	KARINA RODRIGUEZ	Cole Information Services
	CYNTHIA RIVERA	Cole Information Services
	JUANA VELAZCO	Cole Information Services
	LUIS TORRES	Cole Information Services
	MARK PHILLIPS	Cole Information Services

FINDINGS

Year	*Uses*	*Source*
1999	EUNICE SANTA	Cole Information Services
	EDWIN LOPEZ	Cole Information Services
	NORMA GOZUM	Cole Information Services
	KATHERINE DIZON	Cole Information Services
	ROBERTO QUINTANA	Cole Information Services
	BUSTAMANTE VALEZ	Cole Information Services
	TREVON JOHNSON	Cole Information Services
	ARTURO DIAZ	Cole Information Services
	ESTELA PABLO	Cole Information Services
	AUDREY THOMAS	Cole Information Services
	JUAN JIMENEZ	Cole Information Services
	LILIANA PONCE	Cole Information Services
	M GERVACIO	Cole Information Services
	LETICIA ESTRELLA	Cole Information Services
	LINO RESPICIO	Cole Information Services
	LAURA RIVERA	Cole Information Services
	MANUEL VARGAS	Cole Information Services
	VERONICA AVALOS	Cole Information Services
	PHILLIP MARSIK	Cole Information Services
	VICTORIA MCKERNAN	Cole Information Services
	ANA ORELLANA	Cole Information Services
1995	Izralson Yefim	Pacific Bell
	Izso Julianna	Pacific Bell
	Thomas A	Pacific Bell
1994	TURNER, J	Cole Information Services
1991	Cooper Gregg	Pacific Bell
	Cooper H	Pacific Bell
	Cranford Jeffrey W	Pacific Bell
	Hall Myron D	Pacific Bell
	Thomas A	Pacific Bell
	Thomas A&GB Nor	Pacific Bell
	Thomas At L	Pacific Bell
	Wheeler Wilson	Pacific Bell
1985	Abou Chleih Fadi	Pacific Bell
	Debs A F	Pacific Bell
	Diaz Tomas	Pacific Bell
	Farfan Cesar A	Pacific Bell
	Fitch Steven	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Gonzalez Gsiillermo	Pacific Bell
	Lopez P	Pacific Bell
	Lopez P G	Pacific Bell
	Ray Dale	Pacific Bell
1980	ANDERSON JACQUELINE	Pacific Telephone
	BRASWELL H	Pacific Telephone
	BROWN JOS	Pacific Telephone
	CHICKS JOHN N	Pacific Telephone
	CUNNINGHAM RONNIE LEE	Pacific Telephone
	FITCH STEVREN	Pacific Telephone
	KORSE MARTY JAY	Pacific Telephone
	LARRGARN STEWART	Pacific Telephone
	LARSON GRANT	Pacific Telephone
	MACOFSKY LARRY	Pacific Telephone
	MAGANA ROB	Pacific Telephone
	MCDANIEL ARLIS	Pacific Telephone
	MCDANIEL SCOTT W	Pacific Telephone
	OLIVER B	Pacific Telephone
	POLLARD V E	Pacific Telephone
	SCHREINER STEVE J	Pacific Telephone
	SPENCER ENRIQUE E	Pacific Telephone
	TROUTMAN DANL	Pacific Telephone

15324 VANOWEN ST

Year	Uses	Source
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1991	Ma R Msn His	Pacific Bell
	Meis R	Pacific Bell
	Me ia Pedro	Pacific Bell
1985	B & W Paving Seal Coating & Patching	Pacific Bell
1980	A & W PAVING SEAL COATING & PATCHING	Pacific Telephone
1970	SPANISH & FRENCH LANGUAGE WORKSHOPS	Pacific Telephone
	SPANISH & FRENCH LANGUAGE WORKSHOPS	Pacific Telephone

FINDINGS

15331 VANOWEN ST

Year	Uses	Source
1970	KARCH LLOYD F	Pacific Telephone
	KARCH LLOYD F	Pacific Telephone

15336 VANOWEN ST

Year	Uses	Source
2009	ROUMEN STOIMENOV	Cole Information Services
2006	000	Haines Company, Inc.
2004	no info	Haines Company
2001	XXXX	Haines & Company, Inc.
1999	ROUMEN STOIMENOV	Cole Information Services
1980	HORN JOHN A	Pacific Telephone
1975	Horn John A	Pacific Telephone

15340 VANOWEN ST

Year	Uses	Source
2014	CELWYN JOHNSON	Cole Information Services
	LINDA ARCHULETA	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	DAVID CARTER	Cole Information Services
	AYDIN ATAMERT	Cole Information Services
	ROLANDO AGUIRRE	Cole Information Services
	ANAHIT PILIPOSYAN	Cole Information Services
	WILLIAM MUNSON	Cole Information Services
	GLENDA LOPEZ	Cole Information Services
	MIRIAN PEREZ	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	CLAUDIO VALENZUELA	Cole Information Services
	M COOPER	Cole Information Services
	MARGARET NADJARYAN	Cole Information Services
	MICHAEL HALLER	Cole Information Services
	WAYNE WELTY	Cole Information Services
	ZINOVIY ZASLAVSKIY	Cole Information Services
	ELSA DELGADO	Cole Information Services
	LENA SEUKUNIEN	Cole Information Services
	MARY SABIO	Cole Information Services
	ROBERT ECKERT	Cole Information Services
	PETER STREGL	Cole Information Services
	AGAVNI GASPARIAN	Cole Information Services

FINDINGS

Year	Uses	Source
2009	MARGARITA BRAVO	Cole Information Services
	PETER STREGL	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	LEONTIY VOYTSEKHIVSKIY	Cole Information Services
	JOANNE SAVO	Cole Information Services
	EDWARD MCCLAIN	Cole Information Services
	MASOUMEH NASSERI	Cole Information Services
	GYOZAL SAYADIAN	Cole Information Services
	GRIGOR ARUTUNYAN	Cole Information Services
	GUNERCINDO RODRIGUEZ	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	WAYNE WELTY	Cole Information Services
	ELSA DELGADO	Cole Information Services
	MAHER HANNA	Cole Information Services
	PERRY CARTER	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
	KIM JOHNSON	Cole Information Services
	GHODSIEH NOURIOF	Cole Information Services
2006	APARTMENTS DELGADO Elsa	Haines Company, Inc.
	DEVOSSALaszio	Haines Company, Inc.
	DHODSMI	Haines Company, Inc.
	Abolghassem	Haines Company, Inc.
	ECKERT Robert P	Haines Company, Inc.
	ELUURDIW	Haines Company, Inc.
	FREE SPIRIT PERRY	Haines Company, Inc.
	HANNA Maher F	Haines Company, Inc.
	IBRAHIMAwafif	Haines Company, Inc.
	KHODJIOANAromals	Haines Company, Inc.
	LLERENAS Rafael	Haines Company, Inc.
	MARTINEZ= Paicia J	Haines Company, Inc.
	RIVERASaul	Haines Company, Inc.
	SANCHEZ Rosarto	Haines Company, Inc.
	SAVO Joanne	Haines Company, Inc.
	VOYTSEKHIVSKIY	Haines Company, Inc.
	Leontly WELTYWayne	Haines Company, Inc.
2004	JULIO ASCORRA	Cole Information Services
	S FREE	Cole Information Services

FINDINGS

Year	Uses	Source
2004	ROBERT ECKERT	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services
	W ELJURDI	Cole Information Services
	ANTHONY SOUDERS	Cole Information Services
	MAHER HANNA	Cole Information Services
	SANDEEP TANEJA	Cole Information Services
	ELSA DELGADO	Cole Information Services
	PATRICIA MARTINEZ	Cole Information Services
	JOAN RITTER	Cole Information Services
	GABRIELA DZURBANOVA	Cole Information Services
	DELORES FORBES	Cole Information Services
	ANGELA FRANCIS	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	ABBAS ROSTAMI	Cole Information Services
	A GONZALEZ	Cole Information Services
	SAUL RIVERA	Cole Information Services
	RICHARD PADILLA	Cole Information Services
	RAFAEL LLERENAS	Cole Information Services
	SHAKA ROBINSON	Cole Information Services
	JAY MAYZELS	Cole Information Services
	MING CHANG	Cole Information Services
	JOHNNIE STEELE	Cole Information Services
	DAVID HAVER	Cole Information Services
	ROBERT WILLIAMS	Cole Information Services
	GARY WOOD	Cole Information Services
	VARDAN GASPARYN	Cole Information Services
	LASZLO DEVOSSA	Cole Information Services
	RAFEL KODJOIAN	Cole Information Services
	VYACHESLAV RYABOY	Cole Information Services
	LAURA ELOYAN	Cole Information Services
	DAVE GLASCOCK	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
	APARTMENTS	Haines Company
	DELGADOElsa	Haines Company
	DEVOSSALaszlo	Haines Company
	DHODSMI Abolghassem	Haines Company
	ECKERT Robe rt P	Haines Company
	ELJURDI W	Haines Company

FINDINGS

Year	Uses	Source
2004	FREESPIRITPERRY	Haines Company
	HANNAMaher F	Haines Company
	IBRAHIMAwatll	Haines Company
	KHODJIOAN Aramais	Haines Company
	KHODJIOAN Aramais	Haines Company
	MARTINEZ Patricia J	Haines Company
	RIVERASaul	Haines Company
	ROSTAMI Mohammed H	Haines Company
	SAVOJoanne	Haines Company
	VOYTSEKHIVSKIY	Haines Company
	Leontiy	Haines Company
	WELTY Wayne	Haines Company
	WELTY Wayne	Haines Company
2001	APARTMENTS	Haines & Company, Inc.
	GRITS Gerald W	Haines & Company, Inc.
	MICHAELSON Jay W	Haines & Company, Inc.
	REGOS John L	Haines & Company, Inc.
	RODRIGUEZDIXON Susy G	Haines & Company, Inc.
	YEHIEL Yaniv	Haines & Company, Inc.
1999	JOANNE SAVO	Cole Information Services
	KIM JOHNSON	Cole Information Services
	MASOUMEH NASSERI	Cole Information Services
	GYOZAL SAYADIAN	Cole Information Services
	GRIGOR ARUTUNYAN	Cole Information Services
	AWATIF IBRAHIM	Cole Information Services
	GUNERCINDO RODRIGUEZ	Cole Information Services
	MITCHELL & MITCHELL INCORPORATED	Cole Information Services
	MARGARITA BRAVO	Cole Information Services
	GHODSIEH NOURIOF	Cole Information Services
	CHARLENE CONSTON	Cole Information Services
	LEONTIY VOYTSEKHIVSKIY	Cole Information Services
	EDWARD MCCLAIN	Cole Information Services
	PETER STREGL	Cole Information Services
	ARAMAIS KHODJIOAN	Cole Information Services
	ABOLGHASSEM DHODSMI	Cole Information Services
	MAHER HANNA	Cole Information Services
	ELSA DELGADO	Cole Information Services
	SUSY RODRIGUEZ-DIXON	Cole Information Services

FINDINGS

Year	Uses	Source
1999	WAYNE WELTY	Cole Information Services
1995	Medbury John	Pacific Bell
	Munesa M	Pacific Bell
	Tram Tr	Pacific Bell
1994	VILLEDA, MARA	Cole Information Services
1991	Walker RJ	Pacific Bell
	Delrahim Farhad	Pacific Bell
	Dolan Steve	Pacific Bell
	Dolan T P	Pacific Bell
	Dolari Teresa	Pacific Bell
	Dolan Terry	Pacific Bell
	Horton Stacie	Pacific Bell
	Horton Starr	Pacific Bell
	Horton Steven	Pacific Bell
	Roach HJ	Pacific Bell
	Wilson A	Pacific Bell
	Wilson AB	Pacific Bell
1985	Alzamel Thamer M	Pacific Bell
	Bauer C	Pacific Bell
	Mendias T	Pacific Bell
	Roy Kenneth	Pacific Bell
	Roy LA	Pacific Bell
	Shields Vicky	Pacific Bell
	Shields Virginia S	Pacific Bell

15343 VANOWEN ST

Year	Uses	Source
2014	JOSE PEREZ	Cole Information Services
	JOANN NARVAEZ	Cole Information Services
	HECTOR DUARTE	Cole Information Services
	JULIO MUNOZ	Cole Information Services
	RICO PAGUIO	Cole Information Services
	JUAN TORRES	Cole Information Services
	BLDG GATE	Cole Information Services
	JOSE AREVALO	Cole Information Services
	SAUL SANCHEZ	Cole Information Services
	PEDRO DIAZ	Cole Information Services
	LUCIA GARCIA	Cole Information Services
	CELSA GOMEZ	Cole Information Services

FINDINGS

Year	Uses	Source
2014	JOHNNY GUEVARA	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	DINORA RIVAS	Cole Information Services
	JACOB ZAVALETA	Cole Information Services
	JUAN YANEZ	Cole Information Services
	MARIO CASTILLO	Cole Information Services
	KAREN COREAS	Cole Information Services
	THOMAS GONZALEZ	Cole Information Services
	NELLY MARTINEZ	Cole Information Services
	DIANA AYALA	Cole Information Services
	CRISTINA BANUELOS	Cole Information Services
	SILVIA DEGOMEZ	Cole Information Services
	DAMARIS LARA	Cole Information Services
	RONNIE PIERCE	Cole Information Services
	FRANCISCO ALVAREZ	Cole Information Services
	IVAN MATSIUSHEUSK	Cole Information Services
	MARIA BORRAYO	Cole Information Services
	NERY GARCIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	ALEXANDRA CARREON	Cole Information Services
	PAOLA GUEVARA	Cole Information Services
	BOBADILLA LAILA	Cole Information Services
	CYRUS ENRIQUEZ	Cole Information Services
2009	VICTOR TORAL	Cole Information Services
	LEONEL ZAVALETA	Cole Information Services
	ANTONIO JOVEN	Cole Information Services
	HENRY CALLEJA	Cole Information Services
	PABLO JUAREZ	Cole Information Services
	K NIKOLAYEV	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	HERNANDEZ VALLE	Cole Information Services
	JOSE RODRIGUEZ	Cole Information Services
	PEDRO DIAZ	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	ROMAN ISAMA	Cole Information Services
	JUAN YANEZ	Cole Information Services
	CARLOS PEREZ	Cole Information Services
	CLEMENTINA BAUTISTA	Cole Information Services

FINDINGS

Year	Uses	Source
2009	LUIS REYES	Cole Information Services
	CARLOS TORRES	Cole Information Services
	ROXANA DELEON	Cole Information Services
	KAREN COREAS	Cole Information Services
	FLORA CARACHU	Cole Information Services
	MARIO CASTILLO	Cole Information Services
	RUBEN RAMIREZ	Cole Information Services
	MAURO RAMOS	Cole Information Services
	NANCY JUAREZ	Cole Information Services
	P GUEVARA	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ROSA HERNANDEZ	Cole Information Services
	MARITESA ENRIQUEZ	Cole Information Services
	DAMARIS LARA	Cole Information Services
	RONNIE PIERCE	Cole Information Services
	JENIFFER MCCORMICK	Cole Information Services
	JUAN SANCHEZ	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	VALENTINA DIBE	Cole Information Services
	CABALLERO MOLINA	Cole Information Services
	MARIA MEJIA	Cole Information Services
	EMILIO GOMEZ	Cole Information Services
	GENARO CABRERA	Cole Information Services
	MOSCOSO CASTILLO	Cole Information Services
	GEORGE GARCIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	NERY SANTOS	Cole Information Services
	MARIA DELGADO	Cole Information Services
	GALLARDO DELIA	Cole Information Services
	ALEXANDRA CARREON	Cole Information Services
	M CINELLI	Cole Information Services
	LUZ ZAMORA	Cole Information Services
	Y AREVALO	Cole Information Services
	EIRA GERONIMO	Cole Information Services
	ALEJANDRO BARRIENTOS	Cole Information Services
	CLARA BUTRON	Cole Information Services
	ZULMA GONZALEZ	Cole Information Services
2006	VALLE TERRACE APTS CALLEJA Henry	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2006	CAMPOS Deysl	Haines Company, Inc.
	CASTILLO Esmery	Haines Company, Inc.
	COHEN Robert	Haines Company, Inc.
	CONTRERAS Saul	Haines Company, Inc.
	DIAZ Pedro	Haines Company, Inc.
	DIBEValentina	Haines Company, Inc.
	FLORES Delia	Haines Company, Inc.
	FUENTES Danllo	Haines Company, Inc.
	GERONIMO Eira	Haines Company, Inc.
	GUEVARA Johnny	Haines Company, Inc.
	HERNANDEZ VMnente	Haines Company, Inc.
	A LOMELI Roberto	Haines Company, Inc.
	MARTINEZ Evaristo	Haines Company, Inc.
	MEZAJuan	Haines Company, Inc.
	MOLINACaballero	Haines Company, Inc.
	Ruben PAGUIO RIco	Haines Company, Inc.
	PASCUAL Milagros	Haines Company, Inc.
	PEREZ Canlos	Haines Company, Inc.
	PINACHO Luis	Haines Company, Inc.
	RAMOS Mauro R	Haines Company, Inc.
	RAMOS Mauro Rutz	Haines Company, Inc.
	REGALA Caroina	Haines Company, Inc.
	RODRIGUEZJose	Haines Company, Inc.
	RUVALCABAGustavo	Haines Company, Inc.
	SANCHEZJuan F	Haines Company, Inc.
	TORRES Hilda	Haines Company, Inc.
	Madreny VALLADAREZ ris C	Haines Company, Inc.
	VERSAVE Maia	Haines Company, Inc.
	YANEZJuan	Haines Company, Inc.
	ZAMORAGuadalupe	Haines Company, Inc.
2004	BRAHAM SIDHU	Cole Information Services
	B ZEFERINO	Cole Information Services
	MARIBEL SOLORZANO	Cole Information Services
	GUDI RODRIGUEZ	Cole Information Services
	SERGIO ROSALES	Cole Information Services
	CARLOS ESPARZA	Cole Information Services
	RONY LOPEZ	Cole Information Services
	JOSE CARPENTEIRO	Cole Information Services

FINDINGS

Year	Uses	Source
2004	MANUEL ALVARADO	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	ANTONIO REVELES	Cole Information Services
	VICENTE HERNANDEZ	Cole Information Services
	GABRIEL GONZALEZ	Cole Information Services
	LAURA VOUGHT	Cole Information Services
	MYRA MONTANO	Cole Information Services
	JUAN MEZA	Cole Information Services
	EUFEMIO VAZQUEZ	Cole Information Services
	EUFEMIO SERNA	Cole Information Services
	FABIANA SALVATIERRA	Cole Information Services
	MAURO RAMOS	Cole Information Services
	CARLOS TORRES	Cole Information Services
	DAWN ZUBER	Cole Information Services
	ALEJANDRO FUENTES	Cole Information Services
	RESCALVO ARAGON	Cole Information Services
	IRIS VALLADAREZ	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ARTURO RAMIREZ	Cole Information Services
	ANDY NGUYEN	Cole Information Services
	SERGIO CASTELLANOS	Cole Information Services
	MANUEL SABALETA	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	ANA PENA	Cole Information Services
	MARITZA PERAZA	Cole Information Services
	GUADALUPE ZAMORA	Cole Information Services
	DEYSI CAMPOS	Cole Information Services
	FELICITAS CASILLAS	Cole Information Services
	MARIA MEJIA	Cole Information Services
	RAUL MELGAR	Cole Information Services
	LIZA SALES	Cole Information Services
	MARIA GARCIA	Cole Information Services
	RIGOBERTO GONZALES	Cole Information Services
	BERTHA QUINTALLA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	IRIS NUNEZ	Cole Information Services
	MIRIAM MOSQUEDA	Cole Information Services
	MARINA REYES	Cole Information Services

FINDINGS

Year	Uses	Source
2004	ANGELICA RODRIGUES	Cole Information Services
	MARIA DELGADO	Cole Information Services
	ALVARO VELA	Cole Information Services
	PEDRO ESTRADA	Cole Information Services
	MATIANA MONDRAGON	Cole Information Services
	EVANGELINA SANCHEZ	Cole Information Services
	TERESA CEJA	Cole Information Services
	ESTEBAN VASQUEZ	Cole Information Services
	VALLE TERRACE APTS	Haines Company
	AGUILAR Nuria	Haines Company
	CAMPAJ	Haines Company
	CAMPOS Deysi	Haines Company
	OELGADO Mania	Haines Company
	DIZON Kalherine	Haines Company
	ESTRADA Pedro Diaz	Haines Company
	FUENTES Aleandro	Haines Company
	FUENTES Danilo	Haines Company
	GARCIA Hector	Haines Company
	GONZALEZ Gabriel	Haines Company
	HERNANDEZ Glendy	Haines Company
	HERNANDEZVicente A	Haines Company
	LUIS Robero	Haines Company
	MCCORMICKJ	Haines Company
	MELGARRaul	Haines Company
	MEZAJuan	Haines Company
	MOLINA Caballero Ruben	Haines Company
	MONDRAGON Matlana	Haines Company
	MONNICKENDEMJ	Haines Company
	PERAZAMaritza	Haines Company
	RAMOS Mauro R	Haines Company
	RAMOS Mauro Ruiz	Haines Company
	RODRIGUES Angelica	Haines Company
	TORRES Carios	Haines Company
	VALLADAREZ Iris C	Haines Company
	YANEZFalima	Haines Company
	ZAMORAGuadalupe	Haines Company
	ZAVALETALeonel	Haines Company
	ZUBER Dawn	Haines Company

FINDINGS

Year	Uses	Source
2001	VALLE TERRACE APTS	Haines & Company, Inc.
	BLUND Rosa	Haines & Company, Inc.
	BOWMAN Irrek T	Haines & Company, Inc.
	CASILLAS Felicitas N	Haines & Company, Inc.
	CASTELLANOS Sergio	Haines & Company, Inc.
	DELGADO Maria	Haines & Company, Inc.
	ESTRADA Pedro Diaz	Haines & Company, Inc.
	GARCIA Katherine	Haines & Company, Inc.
	LOPEZ Rony R	Haines & Company, Inc.
	LOUD Deshawn J	Haines & Company, Inc.
	PENA Ana	Haines & Company, Inc.
	RAMIREZ Jose Manuel	Haines & Company, Inc.
	REYES Roberto	Haines & Company, Inc.
	ROSALES Sergio	Haines & Company, Inc.
	RUIZ Ramos Mauro	Haines & Company, Inc.
	SANDOVAL Teodolina E	Haines & Company, Inc.
	SERNA Marta	Haines & Company, Inc.
	TORRES Carlos	Haines & Company, Inc.
	VALLADARES Alexander	Haines & Company, Inc.
	VAZQUEZ Eufemio	Haines & Company, Inc.
1999	DAMARIS LARA	Cole Information Services
	MARITESA ENRIQUEZ	Cole Information Services
	JENIFFER MCCORMICK	Cole Information Services
	JUAN SANCHEZ	Cole Information Services
	TEODOLINA SANDOVAL	Cole Information Services
	VALENTINA DIBE	Cole Information Services
	ISIDRO CARANZA	Cole Information Services
	CABALLERO MOLINA	Cole Information Services
	MARIA MEJIA	Cole Information Services
	GREGORY RUSSELL	Cole Information Services
	EMILIO GOMEZ	Cole Information Services
	GEORGE GARCIA	Cole Information Services
	NERY SANTOS	Cole Information Services
	MARIA DELGADO	Cole Information Services
	GALLARDO DELIA	Cole Information Services
	M CINELLI	Cole Information Services
	LUZ ZAMORA	Cole Information Services
	Y AREVALO	Cole Information Services

FINDINGS

Year	Uses	Source
1999	EIRA GERONIMO	Cole Information Services
	ALEJANDRO BARRIENTOS	Cole Information Services
	LEONEL ZAVALETA	Cole Information Services
	CLARA BUTRON	Cole Information Services
	VALLE TERRACE APARTMENTS	Cole Information Services
	VICTOR TORAL	Cole Information Services
	ZULMA GONZALEZ	Cole Information Services
	ANTONIO JOVEN	Cole Information Services
	K NIKOLAYEV	Cole Information Services
	PABLO JUAREZ	Cole Information Services
	ENRIQUE VALLADRES	Cole Information Services
	HERNANDEZ VALLE	Cole Information Services
	JOSE RODRIGUEZ	Cole Information Services
	PEDRO DIAZ	Cole Information Services
	ROMAN ISAMA	Cole Information Services
	JUAN YANEZ	Cole Information Services
	MILAGROS PASCUAL	Cole Information Services
	CARLOS PEREZ	Cole Information Services
	CLEMENTINA BAUTISTA	Cole Information Services
	LUIS REYES	Cole Information Services
	ROXANA DELEON	Cole Information Services
	CARLOS TORRES	Cole Information Services
	KAREN COREAS	Cole Information Services
	RUBEN RAMIREZ	Cole Information Services
	MAURO RAMOS	Cole Information Services
	NANCY JUAREZ	Cole Information Services
	P GUEVARA	Cole Information Services
	ROBERTO LUIS	Cole Information Services
	ROSA HERNANDEZ	Cole Information Services
	RONNIE PIERCE	Cole Information Services
1995	Arellano Pedro	Pacific Bell
	Diaz Maria Elvira	Pacific Bell
	Johnson Ryan M	Pacific Bell
	Rodas Miguel Angel	Pacific Bell
	Rodriguez Ana	Pacific Bell
	Rodriguez Estuardo	Pacific Bell
	Rodriguez Francisca	Pacific Bell
	Valle Terrace Apartments	Pacific Bell

FINDINGS

Year	Uses	Source
1994	VALLE TERRACE APARTMENTS	Cole Information Services
	MEJIA, MILDAIS	Cole Information Services
	LOZANO, ESTEBAN	Cole Information Services
	TRUJILLO, MARTINA	Cole Information Services
	PACHECO, DOLORES	Cole Information Services
	DAVILLA, ZOILA	Cole Information Services
	RODAS, MIGUEL	Cole Information Services
	SHAHID, K	Cole Information Services
	VALENCIA, J S	Cole Information Services
	ARIAS, RUBEN	Cole Information Services
	TORRES, D	Cole Information Services
	ARELLANO, PEDRO	Cole Information Services
1991	Fuentes Ricardo	Pacific Bell
	Black Jas C	Pacific Bell
	Padilla Jorge Alberto	Pacific Bell
	Potter Mark	Pacific Bell
	Richardson Kim	Pacific Bell
	Richardson L	Pacific Bell
	Richardson L	Pacific Bell
	Richardson L	Pacific Bell
	Valle Terrace Apartments	Pacific Bell
1985	Cantlin E M	Pacific Bell
	Cantlo D PCty	Pacific Bell
	Cooney Jeff	Pacific Bell
	Delrio Jose	Pacific Bell
	Fanous A	Pacific Bell
	German Steve	Pacific Bell
	Hampton D	Pacific Bell
	Houk M Bl	Pacific Bell
	Inaty Omar	Pacific Bell
	Inaya Beata	Pacific Bell
	Karsenti Aaron	Pacific Bell
	Kirby Donna R	Pacific Bell
	Kirby E L & Bl B	Pacific Bell
	Lewis Robt J	Pacific Bell
	Masciotra Chas P	Pacific Bell
	Multanen Tuija	Pacific Bell
	Rubinstein David Bl Jr	Pacific Bell

FINDINGS

Year	Uses	Source
1985	Yoon Pauline	Pacific Bell
	Zaporski Lori	Pacific Bell
1980	ASCHERMAN LARRY	Pacific Telephone
	BALBAZAR SONJA	Pacific Telephone
	BUFFORD JAN	Pacific Telephone
	CANDISH J	Pacific Telephone
	CHARBONNEAU RAOUL	Pacific Telephone
	COTTER CHRISTOPHER	Pacific Telephone
	COUSIN MICHELLE A	Pacific Telephone
	DURANTE LEAH	Pacific Telephone
	EISIKOWITZ JEFFREY L	Pacific Telephone
	ERICKSON JOHN	Pacific Telephone
	FIROS M	Pacific Telephone
	FRAKER JOHN L	Pacific Telephone
	HENDRICKS ROBT & KATHLEEN	Pacific Telephone
	HILL C D	Pacific Telephone
	ISAAC HENRY M	Pacific Telephone
	MAROT TIMOTHY	Pacific Telephone
	MASCIOTRA CHAS P	Pacific Telephone
	MIZRAHI ISRAEL	Pacific Telephone
	PANG PATRICK & LISA	Pacific Telephone
	PARKER BRENT	Pacific Telephone
	ROBINSON J GARLAND JR	Pacific Telephone
	ROGANSON L	Pacific Telephone
	RUSSO SALVATORE	Pacific Telephone
	THOMPSON LLOYD E	Pacific Telephone
	VELIE BRUCE	Pacific Telephone
	WILLIAMS ELEANOR	Pacific Telephone
1975	La Croix Lawrence	Pacific Telephone
	Mallet S	Pacific Telephone
	Marks J	Pacific Telephone
	Miller Jeff W	Pacific Telephone
	Asgharz Adeh Jafar	Pacific Telephone
	Balaes Jacques	Pacific Telephone
	Beasley Judy	Pacific Telephone
	Brunoehler Sandy	Pacific Telephone
	Burgess Robt	Pacific Telephone
	Charbonneau R	Pacific Telephone

Year	Uses	Source
1975	Cohen J	Pacific Telephone
	De Leon Alfredo G	Pacific Telephone
	Durante Leah	Pacific Telephone
	Dyas Roy E	Pacific Telephone
	Erickson John	Pacific Telephone
	Estrin E	Pacific Telephone
	Fein Harry	Pacific Telephone
	Fitzpatrick Jas F	Pacific Telephone
	Jachacz Jill	Pacific Telephone
	Karman Larry S	Pacific Telephone
	Kirst Donald G	Pacific Telephone
	Krasner Kenneth B	Pacific Telephone
	Morrison M A	Pacific Telephone
	Neal Dwayne	Pacific Telephone
	Purdue D F	Pacific Telephone
	Ragone Vito N	Pacific Telephone
	Robinson J Garland Jr	Pacific Telephone
	Rons S	Pacific Telephone
	Ross Jeff	Pacific Telephone
	Roth P L	Pacific Telephone
	Rothrock Kenneth	Pacific Telephone
	Schwartz Larry	Pacific Telephone
	Sevougian Jerry	Pacific Telephone
	Shapiro Cary	Pacific Telephone
	Tumler S F	Pacific Telephone
	Weaver Edw E	Pacific Telephone
	Westbrook Robt	Pacific Telephone
	Williams Andi	Pacific Telephone

15344 VANOWEN ST

Year	Uses	Source
2009	KHALED HASSEN	Cole Information Services
2004	KHALED HASSEN	Cole Information Services
2001	TANG Si	Haines & Company, Inc.
1999	KHALED HASSEN	Cole Information Services
1980	WELP JOS E	Pacific Telephone
	WELP HENRY J	Pacific Telephone
1975	Welp Henry J	Pacific Telephone
	Welp Jos E	Pacific Telephone

Year	Uses	Source
1970	WELP JOS E	Pacific Telephone
	WELP JOS E	Pacific Telephone

15346 VANOWEN ST

Year	Uses	Source
2009	TIFFANY CYPHERS	Cole Information Services
2004	TIFFANY CYPHERS	Cole Information Services
1999	TIFFANY CYPHERS	Cole Information Services

15349 VANOWEN ST

Year	Uses	Source
2014	STEPHANY GUILLEN	Cole Information Services
	CARLOS MONJE	Cole Information Services
	MAURICIO LUNA	Cole Information Services
	BEATRIZ GUERRERO	Cole Information Services
	SANDRA REINA	Cole Information Services
	DILCEY DERAMIREZ	Cole Information Services
	JUDY NAGLER	Cole Information Services
	YESENIA DESANTIAGO	Cole Information Services
	SONIA RODAS	Cole Information Services
2009	BEATRIZ GUERRERO	Cole Information Services
	JOEL SAGUNDO	Cole Information Services
	SONIA RODAS	Cole Information Services
	KIMBERLY MORGAN	Cole Information Services
	MAURICIO LUNA	Cole Information Services
2006	ALVARADO Hector R	Haines Company, Inc.
	LOPEZFemando	Haines Company, Inc.
	LUNA Herbert	Haines Company, Inc.
2004	HERBERT LUNA	Cole Information Services
	HUGO ALVARADO	Cole Information Services
	ANTONIO ROBLES	Cole Information Services
	URSULA CORLETO	Cole Information Services
	OSWALDO LINARES	Cole Information Services
	FERNANDO LOPEZ	Cole Information Services
	ALVARADO Heclor R	Haines Company
	LOPEZ Femando	Haines Company
	LUNA Herbert	Haines Company
	ROBLESAntonio V	Haines Company
2001	HASBUN Rhina	Haines & Company, Inc.

FINDINGS

Year	Uses	Source
2001	TRAN Kevin	Haines & Company, Inc.
	TRAN Kevin	Haines & Company, Inc.
1999	BEATRIZ GUERRERO	Cole Information Services
	MAURICIO LUNA	Cole Information Services
	KIMBERLY MORGAN	Cole Information Services
	SONIA RODAS	Cole Information Services
	RHINA HASBUN	Cole Information Services
	JOEL SAGUNDO	Cole Information Services
1995	Castellanos Juan C	Pacific Bell
1994	VILLALOBOS, GUS	Cole Information Services
	CASTELLANOS, JUAN C	Cole Information Services
1991	Castellanos Juan C	Pacific Bell
	Hernandez Elmer Antonio	Pacific Bell
	Hernandez Eloy	Pacific Bell
1985	Brooker Michael J	Pacific Bell
	Brooker Mike	Pacific Bell
1962	ROONEY THOS P	Pacific Telephone

15352 VANOWEN ST

Year	Uses	Source
2014	MKJS ENTERPRISES	Cole Information Services
	FLORA GAMEZ	Cole Information Services
	MARIA CUATRO	Cole Information Services
	MICHAEL TIPTON	Cole Information Services
	DELFINA POCASANGRE	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	JANNETTE COREAS	Cole Information Services
	RICARDO CACHOLA	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	WILLIE HERNANDEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	JUANPABLO MEDRANO	Cole Information Services
2009	DELFINA POCASANGRE	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	MERCEDES DE-GODOY	Cole Information Services
	JAIME RAMIREZ	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	DIDLER GUZMAN	Cole Information Services

FINDINGS

Year	Uses	Source
2009	CLEMENTE MARIN	Cole Information Services
	OTTO GODOY	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	RYNA RODRIGUEZ	Cole Information Services
	RINA RODRIGUEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	GLORIA VASQUEZ	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
2004	ELENA MARCHAN	Cole Information Services
	FRIDES CRUZ	Cole Information Services
	GUILLERMIN FELICIANO	Cole Information Services
	SUVINIT SEECANANTA	Cole Information Services
	CLEMENTE MARIN	Cole Information Services
	MARISELA MEJIA	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	DIDLER GUZMAN	Cole Information Services
	L WINGATE	Cole Information Services
	DANILO FUENTES	Cole Information Services
	EDGAR LOZANO	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	LUIS GUZMAN	Cole Information Services
	JOSE ZAMORA	Cole Information Services
	MILICENT CENALOZA	Cole Information Services
	ANA GANDARILLA	Cole Information Services
	RINA RODRIGUEZ	Cole Information Services
	MARTIN SOTO	Cole Information Services
	AMIR FORENTIN	Cole Information Services
	RODRIGUEZ Ana	Haines Company
	RODRIGUEZ Rina Mgtla	Haines Company
	ROBLES Emilia M	Haines Company
	MEJIAMarisela	Haines Company
	MARINClemente	Haines Company
	GUZMAN Lulis	Haines Company
	GUZMAN Didler	Haines Company
	GANDARILLAAna Maria	Haines Company
	ESCAMILLAJose	Haines Company
	CENALOZAMilicent	Haines Company
	APARTMENTS	Haines Company

Year	Uses	Source
2001	SOTO Martin	Haines & Company, Inc.
	APARTMENTS	Haines & Company, Inc.
	FELICIANO Guillermina G	Haines & Company, Inc.
	FUENTES Danilo	Haines & Company, Inc.
	NAVARRO Carlos	Haines & Company, Inc.
	RAMIREZ Maria	Haines & Company, Inc.
	RODRIGUEZ Ana	Haines & Company, Inc.
	RODRIGUEZ Rina M	Haines & Company, Inc.
1999	DIDLER GUZMAN	Cole Information Services
	ELIZABETH SANCHEZ	Cole Information Services
	ANA RODRIGUEZ	Cole Information Services
	DELFINA POCASANGRE	Cole Information Services
	JOSE ESCAMILLA	Cole Information Services
	MERCEDES DE-GODOY	Cole Information Services
	OTTO GODOY	Cole Information Services
	MANUEL DUARTE	Cole Information Services
	GLORIA VASQUEZ	Cole Information Services
	EDUARDO VILLACORTA	Cole Information Services
	RINA RODRIGUEZ	Cole Information Services
	RYNA RODRIGUEZ	Cole Information Services
	EMILIA ROBLES	Cole Information Services
	JAIME RAMIREZ	Cole Information Services
1970	ECKLES SCOTT E	Pacific Telephone
	ECKLES SCOTT E	Pacific Telephone

15353 VANOWEN ST

Year	Uses	Source
2014	GAMEZ TORREZ	Cole Information Services

15393 VANOWEN ST

Year	Uses	Source
2009	H MARTINEZ	Cole Information Services
2004	H MARTINEZ	Cole Information Services

Vanowen Street

15220 Vanowen Street

Year	Uses	Source
2006	CENTERFOR	Haines Company, Inc.
	HEALTHY LIVING	Haines Company, Inc.

FINDINGS

Year	Uses	Source
2001	HOSPITAL SERVICE PHARMACY	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
	VAN NUYS HOSPITAL	Haines & Company, Inc.
1995	Hospital Physicians Medical Group	Pacific Bell
	i Hospital Service Pharmacy	Pacific Bell
	VAN N UYS HOS PITAL	Pacific Bell
1991	Boyd William MD	Pacific Bell
	Boyd Wm C Arteta	Pacific Bell
	Crisis Help Line Of Van Nuys Hospital	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	San Fernando Valley ASAP At Van Nuys Hospital	Pacific Bell
	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
1990	ASAP FAMILY TREATMENT OF CHEMICAL DEPENDENCY	Pacific Bell
	CRISIS HELPLINE OF VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1986	VAN NUYS HOSPITAL VAN NUYS	Pacific Bell
1985	Boyd William MD	Pacific Bell
	Hospital Service Pharmacy	Pacific Bell
	From Los Angeles Telephones Call	Pacific Bell
	Van Nuys Hub Caps	Pacific Bell
1981	VAN NUYS PSYCHIATRIC HOSPITAL VAN NUYS	Pacific Telephone
1980	VAN NYYS PSYCHIATRIC HOSPITAL	Pacific Telephone
	HOSPITAL SERVICE PHARMACY	Pacific Telephone
1976	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1975	Hospital Service Pharmacy	Pacific Telephone
	VAN NUYS PSYCHIATRIC HOSPITAL	Pacific Telephone
1971	Diversified Health Services Inc	Pacific Telephone
	Van Nuys Psychiatric Hospital	Pacific Telephone
1970	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone
	BRENTWOOD-VAN NUYS CONVALESCENT HOSPITAL	Pacific Telephone
	VAN NUYS-BRENTWOOD CONVALESCENT HOSPITAL	Pacific Telephone

FINDINGS

Year	Uses	Source
1967	Brentwood Van Nuys Convalescent Hospital	Pacific Telephone
	Van Nuys Brentwood Convalescent Hospital	Pacific Telephone
1956	HALL ROBT O R	Pacific Telephone
1950	HALL ROBT O R	Pacific Telephone
	HALL ROBT O R	Pacific Telephone
	BROUILLETTE CATHERINE R	Pacific Telephone
	BROUILLETTE CATHERINE R	Pacific Telephone
1940	A Brouillette E J o	Los Angeles Directory Co.
1926	Vacant	Los Angeles Directory Co.

VANOWEN VAN NUYS

15220 VANOWEN VAN NUYS

Year	Uses	Source
1999	CRISIS HELPOF VAN NUYS HOSPITAL	Cole Information Services

FINDINGS

ADJOINING PROPERTY: ADDRESSES NOT IDENTIFIED IN RESEARCH SOURCE

The following Adjoining Property addresses were researched for this report, and the addresses were not identified in research source.

Address Researched	Address Not Identified in Research Source
137 ROAD 6728 SEPULVEDA BLVD	2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15200 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15203 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15205 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15207 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15207 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15209 VANOWEN PL	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1970, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920
15209 VANOWEN ST	2014, 2009, 2006, 2004, 2003, 2001, 2000, 1999, 1996, 1995, 1994, 1992, 1991, 1990, 1986, 1985, 1981, 1980, 1976, 1975, 1972, 1971, 1969, 1967, 1966, 1965, 1964, 1963, 1962, 1961, 1960, 1958, 1957, 1956, 1955, 1954, 1952, 1951, 1950, 1949, 1948, 1947, 1946, 1945, 1944, 1942, 1940, 1939, 1938, 1937, 1936, 1935, 1934, 1933, 1932, 1931, 1930, 1929, 1928, 1927, 1926, 1925, 1924, 1923, 1921, 1920

APPENDIX F

Radius Profile Report

California Villa Phase I ESA
6728 Sepulveda Boulevard
Van Nuys, CA 91411

Inquiry Number: 6165722.2s
August 21, 2020

The EDR Radius Map™ Report with GeoCheck®

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

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GEOCHECK ADDENDUM

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Physical Setting Source Map Findings	A-8
Physical Setting Source Records Searched	PSGR-1

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

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-13), the ASTM Standard Practice for Environmental Site Assessments for Forestland or Rural Property (E 2247-16), the ASTM Standard Practice for Limited Environmental Due Diligence: Transaction Screen Process (E 1528-14) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91411

COORDINATES

Latitude (North):	34.1927890 - 34° 11' 34.04''
Longitude (West):	118.4650650 - 118° 27' 54.23''
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	365002.3
UTM Y (Meters):	3784307.5
Elevation:	736 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	5630789 VAN NUYS, CA
Version Date:	2012

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20140514
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	GRAND PLAZA, LLC	6734 SEPULVEDA BLVD	HAZMAT	Higher	33, 0.006, WNW
A2	GRAND PLAZA, LLC	6734 SEPULVEDA BLVD	UST	Higher	33, 0.006, WNW
3	VAN NUYS E S NO 1	6700 COLUMBUS AVE	RCRA-LQG, FINDS, ECHO	Lower	51, 0.010, ESE
A4	CALIFORNIA HEALTH CA	6700 N SEPULVEDA BLV	HAZMAT, CERS	Lower	80, 0.015, WSW
A5	SEPULVEDA CLEANER	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
A6	AFCO CLEANERS & LAUN	6754 SEPULVEDA BLVD	EDR Hist Cleaner	Higher	174, 0.033, NW
A7	ALPHA CLEANERS	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
A8	1.75 SEPULVEDA CLEAN	6754 N SEPULVEDA BLV	DRYCLEANERS, HAZMAT	Higher	174, 0.033, NW
A9	1-75 SEPULVEDA CLEAN	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
A10	SHAMAM SERVICE CENTE	6759 N SEPULVEDA BLV	HAZMAT	Higher	225, 0.043, NW
A11	SHAMAM SVC CTR	6759 SEPULVEDA BLVD	EDR Hist Auto	Higher	225, 0.043, NW
A12	BORIS/GENIA SARNOFF	6759 SEPULVEDA BLVD	SWEEPS UST, CA FID UST	Higher	225, 0.043, NW
A13	96542	6759 SEPULVEDA BLVD	HIST UST	Higher	225, 0.043, NW
A14	THE FAMILY WHEELS, I	15316 VANOWEN ST	HAZMAT	Higher	294, 0.056, WNW
B15	OREILEY AUTO PARTS 5	15230 VANOWEN ST	RCRA NonGen / NLR	Higher	304, 0.058, North
B16	FRESH & EASY #1083	15230 VANOWEN ST	CERS HAZ WASTE, HAZNET, HAZMAT, CERS, HWTS	Higher	304, 0.058, North
B17	PATTERSON E E	15260 VANOWEN PL	EDR Hist Auto	Higher	323, 0.061, North
18	VAN NUYS NEW ELEMENT	15141 LEMAY STREET	ENVIROSTOR, SCH, CERS	Lower	360, 0.068, ESE
C19	HEALTHCARE REALTY SE	15211 VANOWEN STREET	RCRA NonGen / NLR	Higher	390, 0.074, NNE
C20	DIPLOMAT SPECIALTY P	15211 VANOWEN ST 301	RCRA NonGen / NLR	Higher	390, 0.074, NNE
C21	TMI PATHOLOGY	15211 VANOWEN ST STE	RCRA NonGen / NLR	Higher	390, 0.074, NNE
C22	LAWRENCE L MENZER	15211 VANOWEN ST #31	RCRA NonGen / NLR	Higher	390, 0.074, NNE
D23	DESERT PETROLEUM INC	6801 SEPULVEDA BLVD	HIST UST	Higher	454, 0.086, NW
D24	R&S OIL #5	6801 SEPULVEDA BLVD	HIST UST	Higher	454, 0.086, NW
D25	DESERT PETROLEUM INC	6801 SEPULVEDA BLVD	SWEEPS UST, HIST UST, CA FID UST	Higher	454, 0.086, NW
D26		6801 SEPULVEDA BLVD	UST	Higher	454, 0.086, NW
E27	VALLEY PRESBYTERIAN	15107 VANOWEN STREET	CERS HAZ WASTE, HIST UST, CERS TANKS, CA FID UST,...	Higher	504, 0.095, NE
E28	VALLEY PRESBYTERIAN	15107 VANOWEN BOULEV	HIST UST	Higher	504, 0.095, NE
E29	VALLEY PRESBYTERIAN	15107 VANOWEN STREET	RCRA NonGen / NLR	Higher	504, 0.095, NE
E30	RENAISSANCE IMAGING	15107 VANOWEN ST	RCRA NonGen / NLR	Higher	504, 0.095, NE
E31	VALLEY PRESBYTERIAN	15107 VANOWEN ST	RCRA-SQG, UST, SWEEPS UST, FINDS, ECHO, EMI,...	Higher	504, 0.095, NE
D32	TESORO (USA) 63234	6810 SEPULVEDA BLVD	HAZMAT	Higher	515, 0.098, NNW
D33	CHEVRON #9-0316T (FO	6810 SEPULVEDA BLVD	LUST, Cortese, CERS	Higher	515, 0.098, NNW
D34	BRETTS INCORPORATED	6810 SEPULVEDA BLVD	EDR Hist Auto	Higher	515, 0.098, NNW
D35	TESORO USA 63234	6810 SEPULVEDA BLVD	RCRA-SQG, FINDS	Higher	515, 0.098, NNW
D36	ARCO/THIRFY/9634/SOU	6810 SEPULVEDA BLVD	CERS HAZ WASTE, CERS TANKS, HAZNET, CERS, HWTS	Higher	515, 0.098, NNW
D37	SERVICE STATION	6810 SEPULVEDA	HIST UST	Higher	515, 0.098, NNW
D38	ARCO #9634	6810 SEPULVEDA BLVD	UST	Higher	515, 0.098, NNW
D39	BRETTS INC	6810 SEPULVEDA BLVD	LUST, SWEEPS UST, CA FID UST	Higher	515, 0.098, NNW

MAPPED SITES SUMMARY

Target Property Address:
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
B40	DR JADE T ONG DDS IN	15243 VANOWEN ST STE	RCRA NonGen / NLR	Higher	520, 0.098, North
B41	CHARLES E WEIDMANN M	15243 VANOWEN ST STE	RCRA NonGen / NLR	Higher	520, 0.098, North
B42	ASSOCIATED PATHOLOGI	15243 VANOWEN AVE SU	RCRA-SQG, FINDS, ECHO	Higher	520, 0.098, North
B43	J H NAVACH MD	15243 VANOWEN ST STE	RCRA-SQG, FINDS, ECHO, HAZNET, HWTS	Higher	520, 0.098, North
B44	VANOWEN RADIOLOGY ME	15243 VANOWEN ST 106	RCRA-SQG, FINDS, ECHO	Higher	520, 0.098, North
D45	NEXTEL COMMUNICATION	6819 N SEPULVEDA BLV	HAZMAT	Higher	592, 0.112, NW
D46	HEMATOLOGY ONCOLOGY	6850 SEPULVEDA BLVD	RCRA-SQG, FINDS, ECHO	Higher	664, 0.126, NNW
47	BERKLEY VALLEY CONVA	6600 N SEPULVEDA BLV	HAZMAT, CERS	Lower	723, 0.137, SSW
F48	ANDREW & COURTNEY MC	6716 NOBLE AVE	RCRA NonGen / NLR	Lower	760, 0.144, East
F49	MABEL SILVA	6656 NOBLE AVE	RCRA NonGen / NLR	Lower	794, 0.150, ESE
F50	STEVEN & MABEL SILVA	6656 NOBLE AVE	RCRA NonGen / NLR	Lower	794, 0.150, ESE
G51	S.C. ORTHOPEDIC INS.	6815 NOBLE AVE	HAZNET, HAZMAT, CERS, HWTS	Higher	800, 0.152, ENE
G52	SOUTHERN CALIFORNIA	6815 NOBLE AVE	RCRA NonGen / NLR	Higher	800, 0.152, ENE
53	MILENA MATEVOSYAN	6826 PEACH AVE	RCRA NonGen / NLR	Higher	911, 0.173, NW
54	JANIS ROVNER	6640 LANGDON AVE	RCRA NonGen / NLR	Lower	971, 0.184, WSW
55	COLEMAN, GENEVIEVE	15116 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1017, 0.193, SE
56		6540 SEPULVEDA BLVD	UST	Lower	1070, 0.203, SSW
57	RESEARCH & DEVELOPME	6900 SEPULVEDA BLVD	SWEEPS UST, CA FID UST	Higher	1166, 0.221, NNW
H58	AARON RIGBY	15050 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1205, 0.228, SE
H59	AARON RIGBY	15050 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1205, 0.228, SE
60	JERRY TILLETT	15118 HAYNES ST	RCRA NonGen / NLR	Lower	1314, 0.249, SSE
61	A CLASS RECYCLING	6828 KESTER AVE	SWRCY	Lower	2164, 0.410, ENE
I62	UNOCAL #2489	15300 VICTORY BLVD	LUST, CERS HAZ WASTE, CERS TANKS, HIST CORTESE,...	Lower	2254, 0.427, South
I63	UNOCAL #2489	15300 VICTORY BLVD	LUST, Cortese	Lower	2254, 0.427, South
I64	MOBIL #18-FGC	6360 SEPULVEDA BLVD	LUST, SWEEPS UST, Cortese, CERS	Lower	2492, 0.472, South
I65	MOBIL #18-FGC	6360 SEPULVEDA BLVD	LUST, HIST CORTESE	Lower	2492, 0.472, South
66	DOD - SEPULVEDA ANG	15900 VICTORY	ENVIROSTOR, CPS-SLIC, AST, HIST CORTESE, HAZMAT,...	Lower	4569, 0.865, WSW
67	SAN FERNANDO VALY CO	14535-14545 SHERMAN	ENVIROSTOR	Higher	5015, 0.950, ENE

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

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

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

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

Federal Delisted NPL site list

Delisted NPL ---------- National Priority List Deletions

Federal CERCLIS list

FEDERAL FACILITY ---------- Federal Facility Site Information listing
SEMS ---------- Superfund Enterprise Management System

Federal CERCLIS NFRAP site list

SEMS-ARCHIVE ---------- Superfund Enterprise Management System Archive

Federal RCRA CORRACTS facilities list

CORRACTS ---------- Corrective Action Report

Federal RCRA non-CORRACTS TSD facilities list

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

Federal RCRA generators list

RCRA-VSQG ---------- RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

Federal institutional controls / engineering controls registries

LUCIS ---------- Land Use Control Information System
US ENG CONTROLS ---------- Engineering Controls Sites List
US INST CONTROLS ---------- Institutional Controls Sites List

EXECUTIVE SUMMARY

Federal ERNS list

ERNS ---------- Emergency Response Notification System

State- and tribal - equivalent NPL

RESPONSE ---------- State Response Sites

State and tribal landfill and/or solid waste disposal site lists

SWF/LF ---------- Solid Waste Information System

State and tribal leaking storage tank lists

INDIAN LUST ---------- Leaking Underground Storage Tanks on Indian Land
CPS-SLIC ---------- Statewide SLIC Cases

State and tribal registered storage tank lists

FEMA UST ---------- Underground Storage Tank Listing
AST ---------- Aboveground Petroleum Storage Tank Facilities
INDIAN UST ---------- Underground Storage Tanks on Indian Land

State and tribal voluntary cleanup sites

VCP ---------- Voluntary Cleanup Program Properties
INDIAN VCP ---------- Voluntary Cleanup Priority Listing

State and tribal Brownfields sites

BROWNFIELDS ---------- Considered Brownfieds Sites Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS ---------- A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

WMUDS/SWAT ---------- Waste Management Unit Database
HAULERS ---------- Registered Waste Tire Haulers Listing
INDIAN ODI ---------- Report on the Status of Open Dumps on Indian Lands
DEBRIS REGION 9 ---------- Torres Martinez Reservation Illegal Dump Site Locations
ODI ---------- Open Dump Inventory
IHS OPEN DUMPS ---------- Open Dumps on Indian Land

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL ---------- Delisted National Clandestine Laboratory Register
AOCONCERN ---------- Key Areas of Concerns in Los Angeles County
HIST Cal-Sites ---------- Historical Calsites Database
CDL ---------- Clandestine Drug Labs

Toxic Pits	Toxic Pits Cleanup Act Sites
US CDL	National Clandestine Laboratory Register
PFAS	PFAS Contamination Site Location Listing

Local Land Records

LIENS	Environmental Liens Listing
LIENS 2	CERCLA Lien Information
DEED	Deed Restriction Listing

Records of Emergency Release Reports

HMIRS	Hazardous Materials Information Reporting System
CHMIRS	California Hazardous Material Incident Report System
LDS	Land Disposal Sites Listing
MCS	Military Cleanup Sites Listing
SPILLS 90	SPILLS 90 data from FirstSearch

Other Ascertainable Records

FUDS	Formerly Used Defense Sites
DOD	Department of Defense Sites
SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR	Financial Assurance Information
EPA WATCH LIST	EPA WATCH LIST
2020 COR ACTION	2020 Corrective Action Program List
TSCA	Toxic Substances Control Act
TRIS	Toxic Chemical Release Inventory System
SSTS	Section 7 Tracking Systems
ROD	Records Of Decision
RMP	Risk Management Plans
RAATS	RCRA Administrative Action Tracking System
PRP	Potentially Responsible Parties
PADS	PCB Activity Database System
ICIS	Integrated Compliance Information System
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS	Material Licensing Tracking System
COAL ASH DOE	Steam-Electric Plant Operation Data
COAL ASH EPA	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER	PCB Transformer Registration Database
RADINFO	Radiation Information Database
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS	Incident and Accident Data
CONSENT	Superfund (CERCLA) Consent Decrees
INDIAN RESERV	Indian Reservations
FUSRAP	Formerly Utilized Sites Remedial Action Program
UMTRA	Uranium Mill Tailings Sites
LEAD SMELTERS	Lead Smelter Sites
US AIRS	Aerometric Information Retrieval System Facility Subsystem
US MINES	Mines Master Index File
ABANDONED MINES	Abandoned Mines
FINDS	Facility Index System/Facility Registry System
UXO	Unexploded Ordnance Sites
ECHO	Enforcement & Compliance History Information

EXECUTIVE SUMMARY

DOCKET HWC	Hazardous Waste Compliance Docket Listing
FUELS PROGRAM	EPA Fuels Program Registered Listing
CA BOND EXP. PLAN	Bond Expenditure Plan
CUPA Listings	CUPA Resources List
EMI	Emissions Inventory Data
ENF	Enforcement Action Listing
Financial Assurance	Financial Assurance Information Listing
HAZNET	Facility and Manifest Data
ICE	ICE
LOS ANGELES CO. HMS	HMS: Street Number List
HWP	EnviroStor Permitted Facilities Listing
HWT	Registered Hazardous Waste Transporter Database
MINES	Mines Site Location Listing
MWMP	Medical Waste Management Program Listing
NPDES	NPDES Permits Listing
PEST LIC	Pesticide Regulation Licenses Listing
PROC	Certified Processors Database
Notify 65	Proposition 65 Records
LA Co. Site Mitigation	Site Mitigation List
UIC	UIC Listing
UIC GEO	UIC GEO (GEOTRACKER)
WASTEWATER PITS	Oil Wastewater Pits Listing
WDS	Waste Discharge System
WIP	Well Investigation Program Case List
MILITARY PRIV SITES	MILITARY PRIV SITES (GEOTRACKER)
PROJECT	PROJECT (GEOTRACKER)
WDR	Waste Discharge Requirements Listing
CIWQS	California Integrated Water Quality System
CERS	CERS
NON-CASE INFO	NON-CASE INFO (GEOTRACKER)
OTHER OIL GAS	OTHER OIL & GAS (GEOTRACKER)
PROD WATER PONDS	PROD WATER PONDS (GEOTRACKER)
SAMPLING POINT	SAMPLING POINT (GEOTRACKER)
WELL STIM PROJ	Well Stimulation Project (GEOTRACKER)
MINES MRDS	Mineral Resources Data System
HWTS	Hazardous Waste Tracking System
LOS ANGELES CO LF METHANE	Methane Producing Landfills

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP	EDR Proprietary Manufactured Gas Plants

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF	Recovered Government Archive Solid Waste Facilities List
RGA LUST	Recovered Government Archive Leaking Underground Storage Tank

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

EXECUTIVE SUMMARY

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

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

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

STANDARD ENVIRONMENTAL RECORDS

Federal RCRA generators list

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

A review of the RCRA-LQG list, as provided by EDR, and dated 03/23/2020 has revealed that there is 1 RCRA-LQG site within approximately 0.25 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS E S NO 1 EPA ID:: CAR000128900	***6700 COLUMBUS AVE***	***ESE 0 - 1/8 (0.010 mi.)***	***3***	***9***

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

A review of the RCRA-SQG list, as provided by EDR, and dated 03/23/2020 has revealed that there are 6 RCRA-SQG sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
VALLEY PRESBYTERIAN EPA ID:: CAD072940307	***15107 VANOWEN ST***	***NE 0 - 1/8 (0.095 mi.)***	***E31***	***70***
TESORO USA 63234 EPA ID:: CAR000101220	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D35***	***188***
ASSOCIATED PATHOLOGI EPA ID:: CAD982480972	***15243 VANOWEN AVE SU***	***N 0 - 1/8 (0.098 mi.)***	***B42***	***214***
J H NAVACH MD EPA ID:: CAD983633991	***15243 VANOWEN ST STE***	***N 0 - 1/8 (0.098 mi.)***	***B43***	***215***
VANOWEN RADIOLOGY ME EPA ID:: CAD983622523	***15243 VANOWEN ST 106***	***N 0 - 1/8 (0.098 mi.)***	***B44***	***218***
HEMATOLOGY ONCOLOGY	***6850 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.126 mi.)***	***D46***	***220***

EPA ID:: CAD982503468

State- and tribal - equivalent CERCLIS

ENVIROSTOR: The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

A review of the ENVIROSTOR list, as provided by EDR, and dated 04/27/2020 has revealed that there are 3 ENVIROSTOR sites within approximately 1 mile of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SAN FERNANDO VALY CO Facility Id: 19800036 Status: No Action Required	14535-14545 SHERMAN	ENE 1/2 - 1 (0.950 mi.)	67	270

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS NEW ELEMENT Facility Id: 19010006 Status: Certified	***15141 LEMAY STREET***	***ESE 0 - 1/8 (0.068 mi.)***	***18***	***30***
DOD - SEPULVEDA ANG Facility Id: 19970013 Status: Refer: RWQCB	***15900 VICTORY***	***WSW 1/2 - 1 (0.865 mi.)***	***66***	***267***

State and tribal leaking storage tank lists

LUST: Leaking Underground Storage Tank (LUST) Sites included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

A review of the LUST list, as provided by EDR, has revealed that there are 6 LUST sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
CHEVRON #9-0316T (FO Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914050816 Status: Case Closed Global ID: T0603702436	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D33***	***185***
BRETTS INC Database: LUST, Date of Government Version: 06/08/2020	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D39***	***209***

Status: Completed - Case Closed
Global Id: T0603702436

Lower Elevation	Address	Direction / Distance	Map ID	Page
UNOCAL #2489	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***I62***	***251***
Database: LUST, Date of Government Version: 06/08/2020 Status: Completed - Case Closed Global Id: T0603702446				
UNOCAL #2489	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***I63***	***258***
Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914061698 Status: Case Closed Global ID: T0603702446				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***I64***	***260***
Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914110934 Status: Leak being confirmed Global ID: T0603702470				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***I65***	***264***
Database: LUST, Date of Government Version: 06/08/2020 Status: Completed - Case Closed Global Id: T0603702470				

State and tribal registered storage tank lists

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the State Water Resources Control Board's Hazardous Substance Storage Container Database.

A review of the UST list, as provided by EDR, has revealed that there are 5 UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
GRAND PLAZA, LLC	6734 SEPULVEDA BLVD	WNW 0 - 1/8 (0.006 mi.)	A2	9
Database: LOS ANGELES UST, Date of Government Version: 06/01/2019				
Not reported	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	D26	45
Database: LOS ANGELES UST, Date of Government Version: 06/01/2019				
VALLEY PRESBYTERIAN	***15107 VANOWEN ST***	***NE 0 - 1/8 (0.095 mi.)***	***E31***	***70***
Database: UST, Date of Government Version: 06/08/2020 Database: LOS ANGELES UST, Date of Government Version: 06/01/2019 Facility Id: FA0002958				
ARCO #9634	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	D38	208
Database: UST, Date of Government Version: 06/08/2020 Database: LOS ANGELES UST, Date of Government Version: 06/01/2019 Facility Id: 24547				

Lower Elevation	Address	Direction / Distance	Map ID	Page
Not reported	6540 SEPULVEDA BLVD	SSW 1/8 - 1/4 (0.203 mi.)	56	245
Database: LOS ANGELES UST, Date of Government Version: 06/01/2019				

ADDITIONAL ENVIRONMENTAL RECORDS

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY: A listing of recycling facilities in California.

A review of the SWRCY list, as provided by EDR, and dated 06/08/2020 has revealed that there is 1 SWRCY site within approximately 0.5 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
A CLASS RECYCLING Cert Id: RC274594.001	6828 KESTER AVE	ENE 1/4 - 1/2 (0.410 mi.)	61	250

Local Lists of Hazardous waste / Contaminated Sites

SCH: This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category. depending on the level of threat to public health and safety or the. environment they pose.

A review of the SCH list, as provided by EDR, and dated 04/27/2020 has revealed that there is 1 SCH site within approximately 0.25 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS NEW ELEMENT Facility Id: 19010006 Status: Certified	***15141 LEMAY STREET***	***ESE 0 - 1/8 (0.068 mi.)***	***18***	***30***

CERS HAZ WASTE: List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Hazardous Chemical Management, Hazardous Waste Onsite Treatment, Household Hazardous Waste Collection, Hazardous Waste Generator, and RCRA LQ HW Generator programs.

A review of the CERS HAZ WASTE list, as provided by EDR, and dated 04/20/2020 has revealed that there are 3 CERS HAZ WASTE sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
FRESH & EASY #1083	***15230 VANOWEN ST***	***N 0 - 1/8 (0.058 mi.)***	***B16***	***26***
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***E27***	***45***
ARCO/THIRFY/9634/SOU	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D36***	***190***

Local Lists of Registered Storage Tanks

SWEEPS UST: Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

A review of the SWEEPS UST list, as provided by EDR, and dated 06/01/1994 has revealed that there are

5 SWEEPS UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BORIS/GENIA SARNOFF	***6759 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.043 mi.)***	***A12***	***22***
Comp Number: 3608				
DESERT PETROLEUM INC	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***D25***	***41***
Comp Number: 366				
VALLEY PRESBYTERIAN	***15107 VANOWEN ST***	***NE 0 - 1/8 (0.095 mi.)***	***E31***	***70***
Status: A				
Comp Number: 5321				
BRETTS INC	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D39***	***209***
Status: A				
Tank Status: A				
Comp Number: 353				
RESEARCH & DEVELOPME	***6900 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.221 mi.)***	***57***	***246***
Comp Number: 6492				

HIST UST: Historical UST Registered Database.

A review of the HIST UST list, as provided by EDR, and dated 10/15/1990 has revealed that there are 7 HIST UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
96542	6759 SEPULVEDA BLVD	NW 0 - 1/8 (0.043 mi.)	A13	23
Facility Id: 00000062894				
DESERT PETROLEUM INC	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	D23	38
Facility Id: 00000004037				
R&S OIL #5	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	D24	40
Facility Id: 00000003531				
DESERT PETROLEUM INC	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***D25***	***41***
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***E27***	***45***
Facility Id: 00000065697				
VALLEY PRESBYTERIAN	15107 VANOWEN BOULEV	NE 0 - 1/8 (0.095 mi.)	E28	67
SERVICE STATION	6810 SEPULVEDA	NNW 0 - 1/8 (0.098 mi.)	D37	207
Facility Id: 00000003983				

CA FID UST: The Facility Inventory Database contains active and inactive underground storage tank locations. The source is the State Water Resource Control Board.

A review of the CA FID UST list, as provided by EDR, and dated 10/31/1994 has revealed that there are 5 CA FID UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BORIS/GENIA SARNOFF	***6759 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.043 mi.)***	***A12***	***22***
Facility Id: 19039575				
Status: I				
DESERT PETROLEUM INC	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***D25***	***41***
Facility Id: 19054170				

Status: I

VALLEY PRESBYTERIAN Facility Id: 19020751 Status: A	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***E27***	***45***
BRETTS INC Facility Id: 19049213 Status: A	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D39***	***209***
RESEARCH & DEVELOPME Facility Id: 19056251 Status: A	***6900 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.221 mi.)***	***57***	***246***

CERS TANKS: List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Aboveground Petroleum Storage and Underground Storage Tank regulatory programs.

A review of the CERS TANKS list, as provided by EDR, and dated 04/20/2020 has revealed that there are 2 CERS TANKS sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***E27***	***45***
ARCO/THIRFY/9634/SOU	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D36***	***190***

Other Ascertainable Records

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

A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 03/23/2020 has revealed that there are 20 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
OREILEY AUTO PARTS 5 EPA ID:: CAL000431716	15230 VANOWEN ST	N 0 - 1/8 (0.058 mi.)	B15	25
HEALTHCARE REALTY SE EPA ID:: CAC003052486	15211 VANOWEN STREET	NNE 0 - 1/8 (0.074 mi.)	C19	34
DIPLOMAT SPECIALTY P EPA ID:: CAL000432441	15211 VANOWEN ST 301	NNE 0 - 1/8 (0.074 mi.)	C20	35
TMI PATHOLOGY EPA ID:: CAL000327778	15211 VANOWEN ST STE	NNE 0 - 1/8 (0.074 mi.)	C21	36
LAWRENCE L MENZER EPA ID:: CAL000430105	15211 VANOWEN ST #31	NNE 0 - 1/8 (0.074 mi.)	C22	37
VALLEY PRESBYTERIAN EPA ID:: CAD981412422	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***E27***	***45***
VALLEY PRESBYTERIAN EPA ID:: CAC003020977	15107 VANOWEN STREET	NE 0 - 1/8 (0.095 mi.)	E29	68
RENAISSANCE IMAGING	15107 VANOWEN ST	NE 0 - 1/8 (0.095 mi.)	E30	69

EPA ID:: CAL000399122				
DR JADE T ONG DDS IN EPA ID:: CAL000250554	15243 VANOWEN ST STE	N 0 - 1/8 (0.098 mi.)	B40	211
CHARLES E WEIDMANN M EPA ID:: CAL000296169	15243 VANOWEN ST STE	N 0 - 1/8 (0.098 mi.)	B41	212
SOUTHERN CALIFORNIA EPA ID:: CAL000081478	6815 NOBLE AVE	ENE 1/8 - 1/4 (0.152 mi.)	G52	241
MILENA MATEVOSYAN EPA ID:: CAC002988790	6826 PEACH AVE	NW 1/8 - 1/4 (0.173 mi.)	53	242

Lower Elevation	Address	Direction / Distance	Map ID	Page
ANDREW & COURTNEY MC EPA ID:: CAC003057682	6716 NOBLE AVE	E 1/8 - 1/4 (0.144 mi.)	F48	228
MABEL SILVA EPA ID:: CAC003034218	6656 NOBLE AVE	ESE 1/8 - 1/4 (0.150 mi.)	F49	229
STEVEN & MABEL SILVA EPA ID:: CAC003033355	6656 NOBLE AVE	ESE 1/8 - 1/4 (0.150 mi.)	F50	230
JANIS ROVNER EPA ID:: CAC002976517	6640 LANGDON AVE	WSW 1/8 - 1/4 (0.184 mi.)	54	243
COLEMAN, GENEVIEVE EPA ID:: CAC003010178	15116 KITTRIDGE STRE	SE 1/8 - 1/4 (0.193 mi.)	55	244
AARON RIGBY EPA ID:: CAC002970917	15050 KITTRIDGE STRE	SE 1/8 - 1/4 (0.228 mi.)	H58	246
AARON RIGBY EPA ID:: CAC002971408	15050 KITTRIDGE STRE	SE 1/8 - 1/4 (0.228 mi.)	H59	248
JERRY TILLETT EPA ID:: CAC003047317	15118 HAYNES ST	SSE 1/8 - 1/4 (0.249 mi.)	60	249

Cortese: The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites).

A review of the Cortese list, as provided by EDR, and dated 03/23/2020 has revealed that there are 3 Cortese sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
CHEVRON #9-0316T (FO Cleanup Status: COMPLETED - CASE CLOSED	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***D33***	***185***

Lower Elevation	Address	Direction / Distance	Map ID	Page
UNOCAL #2489 Cleanup Status: COMPLETED - CASE CLOSED	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***I63***	***258***
MOBIL #18-FGC Cleanup Status: COMPLETED - CASE CLOSED	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***I64***	***260***

DRYCLEANERS: A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaners' agents; linen supply; coin-operated laundries and cleaning; drycleaning plants except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

A review of the DRYCLEANERS list, as provided by EDR, has revealed that there are 4 DRYCLEANERS sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SEPULVEDA CLEANER	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	A5	18
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 03/25/2020				
ALPHA CLEANERS	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	A7	19
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 03/25/2020				
1.75 SEPULVEDA CLEAN	***6754 N SEPULVEDA BLV***	***NW 0 - 1/8 (0.033 mi.)***	***A8***	***20***
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 03/25/2020				
1-75 SEPULVEDA CLEAN	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	A9	20
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 03/25/2020				

HIST CORTESE: The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES]. This listing is no longer updated by the state agency.

A review of the HIST CORTESE list, as provided by EDR, and dated 04/01/2001 has revealed that there are 2 HIST CORTESE sites within approximately 0.5 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
UNOCAL #2489	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***I62***	***251***
Reg Id: 914061698				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***I65***	***264***
Reg Id: 914110934				

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR Hist Auto: EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR Hist Auto list, as provided by EDR, has revealed that there are 3 EDR Hist Auto sites within approximately 0.125 miles of the target property.

EXECUTIVE SUMMARY

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SHAMAM SVC CTR	6759 SEPULVEDA BLVD	NW 0 - 1/8 (0.043 mi.)	A11	21
PATTERSON E E	15260 VANOWEN PL	N 0 - 1/8 (0.061 mi.)	B17	30
BRETTS INCORPORATED	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	D34	187

EDR Hist Cleaner: EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR Hist Cleaner list, as provided by EDR, has revealed that there is 1 EDR Hist Cleaner site within approximately 0.125 miles of the target property.

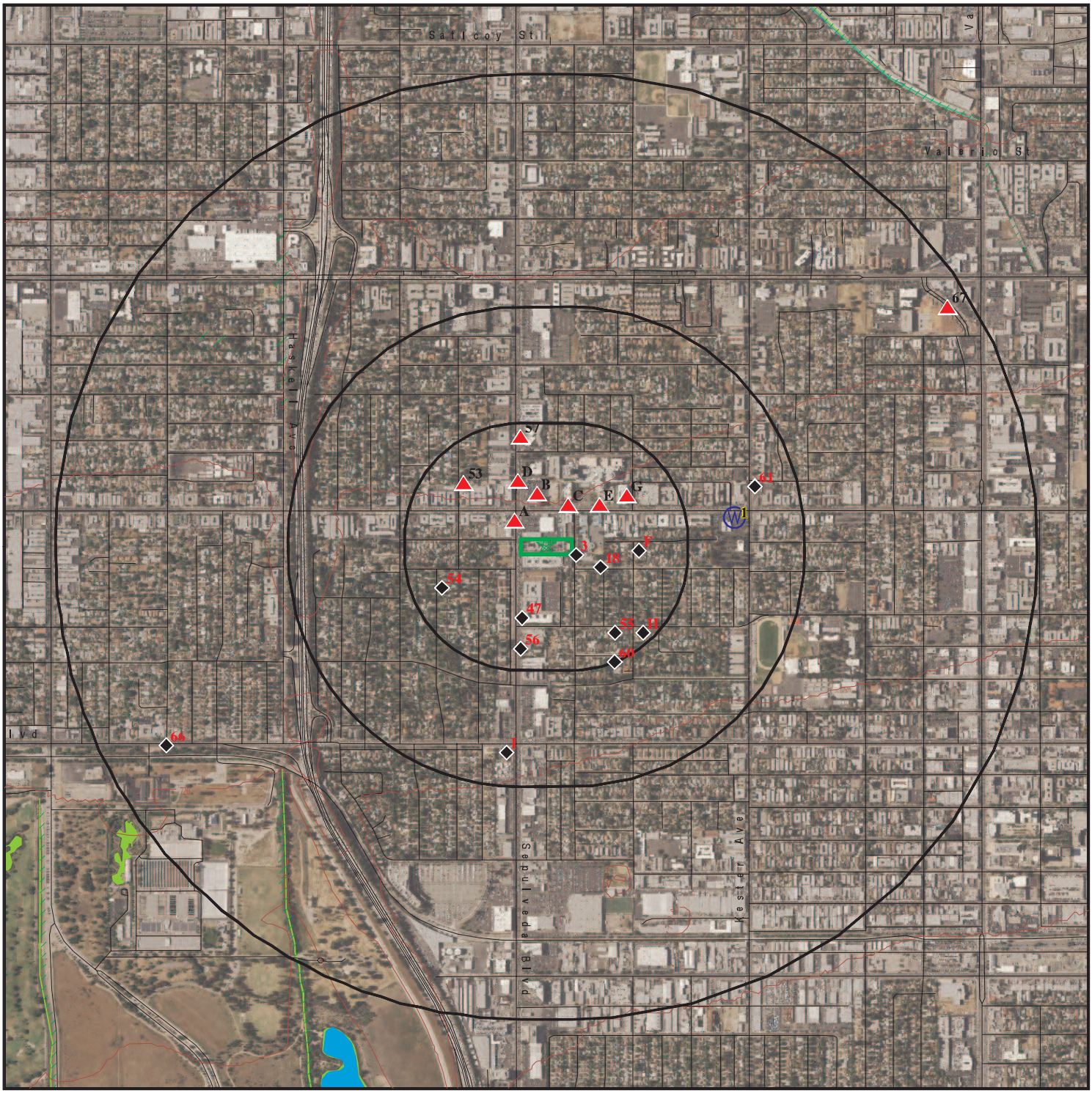
Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
AFCO CLEANERS & LAUN	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	A6	18

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 2 records.

Site Name	Database(s)
	CDL
	CDL

OVERVIEW MAP - 6165722.2S



0 1/4 1/2 1 Miles

- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory
- State Wetlands
- Areas of Concern

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

SITE NAME:	California Villa Phase I ESA	CLIENT:	Patriot Environmental
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91411	CONTACT:	Jeff Langenwalter
LAT/LONG:	34.192789 / 118.465065	INQUIRY #:	6165722.2s
		DATE:	August 21, 2020 6:53 pm

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DETAIL MAP - 6165722.2S

Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

Sensitive Receptors

National Priority List Sites

Dept. Defense Sites

0 1/16 1/8 1/4 Miles

Indian Reservations BIA

Special Flood Hazard Area (1%)

0.2% Annual Chance Flood Hazard

Areas of Concern

N

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

SITE NAME:	California Villa Phase I ESA	CLIENT:	Patriot Environmental
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91411	CONTACT:	Jeff Langenwalter
LAT/LONG:	34.192789 / 118.465065	INQUIRY #:	6165722.2s
		DATE:	August 21, 2020 6:54 pm

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MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Federal NPL site list								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	1.000		0	0	0	0	NR	0
Federal Delisted NPL site list								
Delisted NPL	1.000		0	0	0	0	NR	0
Federal CERCLIS list								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
Federal CERCLIS NFRAP site list								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
Federal RCRA CORRACTS facilities list								
CORRACTS	1.000		0	0	0	0	NR	0
Federal RCRA non-CORRACTS TSD facilities list								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Federal RCRA generators list								
RCRA-LQG	0.250		1	0	NR	NR	NR	1
RCRA-SQG	0.250		5	1	NR	NR	NR	6
RCRA-VSQG	0.250		0	0	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROLS	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	0.001		0	NR	NR	NR	NR	0
State- and tribal - equivalent NPL								
RESPONSE	1.000		0	0	0	0	NR	0
State- and tribal - equivalent CERCLIS								
ENVIROSTOR	1.000		1	0	0	2	NR	3
State and tribal landfill and/or solid waste disposal site lists								
SWF/LF	0.500		0	0	0	NR	NR	0
State and tribal leaking storage tank lists								
LUST	0.500		2	0	4	NR	NR	6

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
INDIAN LUST	0.500		0	0	0	NR	NR	0
CPS-SLIC	0.500		0	0	0	NR	NR	0
State and tribal registered storage tank lists								
FEMA UST	0.250		0	0	NR	NR	NR	0
UST	0.250		4	1	NR	NR	NR	5
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
State and tribal voluntary cleanup sites								
VCP	0.500		0	0	0	NR	NR	0
INDIAN VCP	0.500		0	0	0	NR	NR	0
State and tribal Brownfields sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
WMUDS/SWAT	0.500		0	0	0	NR	NR	0
SWRCY	0.500		0	0	1	NR	NR	1
HAULERS	0.001		0	NR	NR	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US HIST CDL	0.001		0	NR	NR	NR	NR	0
AOCONCERN	1.000		0	0	0	0	NR	0
HIST Cal-Sites	1.000		0	0	0	0	NR	0
SCH	0.250		1	0	NR	NR	NR	1
CDL	0.001		0	NR	NR	NR	NR	0
Toxic Pits	1.000		0	0	0	0	NR	0
CERS HAZ WASTE	0.250		3	0	NR	NR	NR	3
US CDL	0.001		0	NR	NR	NR	NR	0
PFAS	0.500		0	0	0	NR	NR	0
Local Lists of Registered Storage Tanks								
SWEEPS UST	0.250		4	1	NR	NR	NR	5
HIST UST	0.250		7	0	NR	NR	NR	7
CA FID UST	0.250		4	1	NR	NR	NR	5
CERS TANKS	0.250		2	0	NR	NR	NR	2
Local Land Records								
LIENS	0.001		0	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
LIENS 2	0.001		0	NR	NR	NR	NR	0
DEED	0.500		0	0	0	NR	NR	0
Records of Emergency Release Reports								
HMIRS	0.001		0	NR	NR	NR	NR	0
CHMIRS	0.001		0	NR	NR	NR	NR	0
LDS	0.001		0	NR	NR	NR	NR	0
MCS	0.001		0	NR	NR	NR	NR	0
SPILLS 90	0.001		0	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		10	10	NR	NR	NR	20
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
US FIN ASSUR	0.001		0	NR	NR	NR	NR	0
EPA WATCH LIST	0.001		0	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	0.001		0	NR	NR	NR	NR	0
TRIS	0.001		0	NR	NR	NR	NR	0
SSTS	0.001		0	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	0.001		0	NR	NR	NR	NR	0
RAATS	0.001		0	NR	NR	NR	NR	0
PRP	0.001		0	NR	NR	NR	NR	0
PADS	0.001		0	NR	NR	NR	NR	0
ICIS	0.001		0	NR	NR	NR	NR	0
FTTS	0.001		0	NR	NR	NR	NR	0
MLTS	0.001		0	NR	NR	NR	NR	0
COAL ASH DOE	0.001		0	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	0.001		0	NR	NR	NR	NR	0
RADINFO	0.001		0	NR	NR	NR	NR	0
HIST FTTS	0.001		0	NR	NR	NR	NR	0
DOT OPS	0.001		0	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	0.001		0	NR	NR	NR	NR	0
US AIRS	0.001		0	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.250		0	0	NR	NR	NR	0
FINDS	0.001		0	NR	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
ECHO	0.001		0	NR	NR	NR	NR	0
DOCKET HWC	0.001		0	NR	NR	NR	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
CA BOND EXP. PLAN	1.000		0	0	0	0	NR	0
Cortese	0.500		1	0	2	NR	NR	3
CUPA Listings	0.250		0	0	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DRYCLEANERS	0.250		4	0	NR	NR	NR	4
EMI	0.001		0	NR	NR	NR	NR	0
ENF	0.001		0	NR	NR	NR	NR	0
Financial Assurance	0.001		0	NR	NR	NR	NR	0
HAZNET	0.001		0	NR	NR	NR	NR	0
ICE	0.001		0	NR	NR	NR	NR	0
HIST CORTESE	0.500		0	0	2	NR	NR	2
LOS ANGELES CO. HMS	0.001		0	NR	NR	NR	NR	0
HWP	1.000		0	0	0	0	NR	0
HWT	0.250		0	0	NR	NR	NR	0
MINES	0.250		0	0	NR	NR	NR	0
MWMP	0.250		0	0	NR	NR	NR	0
NPDES	0.001		0	NR	NR	NR	NR	0
PEST LIC	0.001		0	NR	NR	NR	NR	0
PROC	0.500		0	0	0	NR	NR	0
Notify 65	1.000		0	0	0	0	NR	0
LA Co. Site Mitigation	0.001		0	NR	NR	NR	NR	0
UIC	0.001		0	NR	NR	NR	NR	0
UIC GEO	0.001		0	NR	NR	NR	NR	0
WASTEWATER PITS	0.500		0	0	0	NR	NR	0
WDS	0.001		0	NR	NR	NR	NR	0
WIP	0.250		0	0	NR	NR	NR	0
MILITARY PRIV SITES	0.001		0	NR	NR	NR	NR	0
PROJECT	0.001		0	NR	NR	NR	NR	0
WDR	0.001		0	NR	NR	NR	NR	0
CIWQS	0.001		0	NR	NR	NR	NR	0
CERS	0.001		0	NR	NR	NR	NR	0
NON-CASE INFO	0.001		0	NR	NR	NR	NR	0
OTHER OIL GAS	0.001		0	NR	NR	NR	NR	0
PROD WATER PONDS	0.001		0	NR	NR	NR	NR	0
SAMPLING POINT	0.001		0	NR	NR	NR	NR	0
WELL STIM PROJ	0.001		0	NR	NR	NR	NR	0
MINES MRDS	0.001		0	NR	NR	NR	NR	0
HWTS	TP		NR	NR	NR	NR	NR	0
LOS ANGELES CO LF METHANE	0.500		0	0	0	NR	NR	0
EDR HIGH RISK HISTORICAL RECORDS								
EDR Exclusive Records								
EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		3	NR	NR	NR	NR	3
EDR Hist Cleaner	0.125		1	NR	NR	NR	NR	1
EDR RECOVERED GOVERNMENT ARCHIVES								
Exclusive Recovered Govt. Archives								
RGA LF	0.001		0	NR	NR	NR	NR	0
RGA LUST	0.001		0	NR	NR	NR	NR	0
- Totals --		0	53	14	9	2	0	78

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

A1
WNW
< 1/8
0.006 mi.
33 ft.

GRAND PLAZA, LLC
6734 SEPULVEDA BLVD
VAN NUYS, CA 91411

Site 1 of 13 in cluster A

HAZMAT **S123552145**
N/A

Relative:
Higher

Actual:
736 ft.

LOS ANGELES HM:

Name:	GRAND PLAZA, LLC
Address:	6734 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0037505
Last Run Date:	06/01/2019
Status:	INACTIVE

A2
WNW
< 1/8
0.006 mi.
33 ft.

GRAND PLAZA, LLC
6734 SEPULVEDA BLVD
VAN NUYS, CA 91411

Site 2 of 13 in cluster A

UST **U004307957**
N/A

Relative:
Higher

Actual:
736 ft.

LOS ANGELES UST:

Name:	GRAND PLAZA, LLC
Address:	6734 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0037505
Last Run Date:	06/03/2019
Status:	INACTIVE

3
ESE
< 1/8
0.010 mi.
51 ft.

VAN NUYS E S NO 1
6700 COLUMBUS AVE
VAN NUYS, CA 91405

RCRA-LQG **1006805531**
FINDS **CAR000128900**
ECHO

Relative:
Lower

Actual:
734 ft.

RCRA-LQG:

Date form received by agency:	2010-08-20 00:00:00.0
Facility name:	COLUMBUS AVE ELEMENTARY SCHOOL
Facility address:	6700 COLUMBUS AVE VAN NUYS, CA 90017
EPA ID:	CAR000128900
Mailing address:	333 S BEAUDRY AVE LAUSD OEHS 27TH FLOOR LOS ANGELES, CA 90017
Contact:	SOE AUNG
Contact address:	333 S BEAUDRY AVE LAUSD OEHS 27TH FLOOR LOS ANGELES, CA 90017
Contact country:	US
Contact telephone:	213-241-3904
Contact email:	SOE.AUNG@LAUSD.NET
EPA Region:	09
Classification:	Large Quantity Generator
Description:	Handler: generates 1,000 kg or more of hazardous waste during any calendar month; or generates more than 1 kg of acutely hazardous waste during any calendar month; or generates more than 100 kg of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month; or generates 1 kg or less of acutely hazardous waste during any calendar month, and accumulates more than 1

VAN NUYS E S NO 1 (Continued) **1006805531**

kg of acutely hazardous waste at any time; or generates 100 kg or less of any residue or contaminated soil, waste or other debris resulting from the cleanup of a spill, into or on any land or water, of acutely hazardous waste during any calendar month, and accumulates more than 100 kg of that material at any time

Owner/Operator Summary:

Owner/operator name:	LOS ANGELES UNIFIED SCHOOL DIST
Owner/operator address:	333 BEAUDRY AVE OEHS 27TH FLOOR
	LOS ANGELES, CA 90017
Owner/operator country:	US
Owner/operator telephone:	213-241-3199
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	District
Owner/Operator Type:	Owner
Owner/Op start date:	2002-01-31 00:00:00.
Owner/Op end date:	Not reported
Owner/operator name:	COLUMBUS AVE ELEMENTARY SCHOOL
Owner/operator address:	Not reported
	Not reported
Owner/operator country:	US
Owner/operator telephone:	Not reported
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	District
Owner/Operator Type:	Operator
Owner/Op start date:	2002-01-31 00:00:00.
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	No
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No

Historical Generators:

Date form received by agency:	2002-09-25 00:00:00.0
Site name:	VAN NUYS E S NO 1
Classification:	Large Quantity Generator

VAN NUYS E S NO 1 (Continued) **1006805531**

Hazardous Waste Summary:

. Waste code: 181
. Waste name: Other inorganic solid waste

. Waste code: D000
. Waste name: Not Defined

. Waste code: D008
. Waste name: LEAD

Violation Status: No violations found

FINDS:
Registry ID: 110013304753

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1006805531
Registry ID: 110013304753
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110013304753
Name: VAN NUYS E S NO 1
Address: 6700 COLUMBUS AVE
City,State,Zip: VAN NUYS, CA 91405

A4 **CALIFORNIA HEALTH CARE** **HAZMAT** **S123498468**
WSW **6700 N SEPULVEDA BLVD** **CERS** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.015 mi.
80 ft. **Site 3 of 13 in cluster A**

Relative:
Lower

Actual:
735 ft.

LOS ANGELES HM:
Name: CALIFORNIA HEALTH CARE
Address: 6700 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0002742
Last Run Date: 06/01/2019
Status: ACTIVE

CERS:
Name: CALIFORNIA HEALTH CARE
Address: 6700 N SEPULVEDA BLVD

CALIFORNIA HEALTH CARE (Continued) **S123498468**

City,State,Zip: VAN NUYS, CA 91411
Site ID: 101935
CERS ID: 10241296
CERS Description: Chemical Storage Facilities

Violations:

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508.1(f) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(f)
Violation Description: Failure to electronically update the business plan within 30 days of a substantial change.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit a site map with all required content.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508(d) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(d)
Violation Description: Failure to complete and/or electronically submit a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 07-25-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes: Effective December 28, 2017, CalEPA has replaced the previously existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete G fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory.

CALIFORNIA HEALTH CARE (Continued) **S123498468**

	Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	101935
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	101935
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description:	Failure to annually review and electronically certify that the business plan is complete, accurate, and up-to-date.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	101935
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25507 - California Health and Safety Code, Chapter 6.95, Section(s) 25507
Violation Description:	Failure to adequately establish and implement a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	101935
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a

CALIFORNIA HEALTH CARE (Continued) **S123498468**

hazardous material.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508.1(a)-(e) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(a)-(e)
Violation Description: Failure to electronically update business plan within 30 days of any one of the following events: A 100 percent or more increase in the quantity of a previously disclosed material. Any handling of a previously undisclosed hazardous materials at or above reportable quantities. A change of business address, business ownership, or business name.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: 19 CCR 6.95 25508(a)(1) - California Code of Regulations, Title 19, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit the Business Activities Page and/or Business Owner Operator Identification Page.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25505(a)(4) - California Health and Safety Code, Chapter 6.95, Section(s) 25505(a)(4)
Violation Description: Failure to provide initial and annual training to all employees in safety procedures in the event of a release or threatened release of a hazardous material or failure to document and maintain training records for a minimum of three years.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 05-23-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes: Effective December 28, 2017, CalEPA has replaced the previously

CALIFORNIA HEALTH CARE (Continued) **S123498468**

existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete G fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory. Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]

Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 07-25-2019
Citation: HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description: Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes: Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 05-23-2019
Citation: HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description: Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes: Your previous submittal is out of date. Submissions are due between January 1, 2019 and March 1, 2019. Please resubmit for the current year. When renewing, please be sure to include inventory, site map, and contingency/emergency response plan if your site stores hazardous material at or above specified thresholds.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 101935
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate training program in safety procedures in the event of a release or threatened

CALIFORNIA HEALTH CARE (Continued) **S123498468**

release of a hazardous material.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-08-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 07-25-2019
Violations Found: Yes
Eval Type: Other, not routine, done by local agency
Eval Notes: Second Notice of Violation Inspection Report Documents uploaded to CERS were reviewed. Indicated previously in this report are violations, originally issued on 5/23/19 , that have not been resolved by the original COMPLY BY date. These violations have been re-issued and the violation class upgraded. Review and correct all violations indicated in this report, on or before the new COMPLY BY date associated with each violation. Failure to resolve these violations will result in this facility being subject to formal enforcement. NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 03-06-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: THIS BUSINESS IS IN COMPLIANCE BUT IS IN NEED OF THE MANDATORY ANNUAL UPDATE FOR 2017
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 05-23-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Consent to enter, inspect and take photographs was given by: DAISY MONTOYA The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were

CALIFORNIA HEALTH CARE (Continued) **S123498468**

reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into CERS is required between January 1 and March 1 of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. As a reminder, you must complete [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Affiliation:

Affiliation Type Desc: Environmental Contact
Entity Name: ANTONIO AVALOS
Entity Title: Not reported
Affiliation Address: 6700 SEPULVEDA BLVD
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91411
Affiliation Phone: Not reported

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 6700 SEPULVEDA BL
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91411
Affiliation Phone: Not reported

Affiliation Type Desc: Legal Owner
Entity Name: LONGWOOD MANAGEMENT
Entity Title: Not reported
Affiliation Address: 4032 WILSHIRE BLVD
Affiliation City: LOS ANGELES
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 90010
Affiliation Phone: (213) 389-6900

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680

Affiliation Type Desc: Operator

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Entity Name:	CALIFORNIA HEALTHCARE
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 988-2501
Affiliation Type Desc:	Parent Corporation
Entity Name:	CALIFORNIA HEALTH CARE
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

A5 **SEPULVEDA CLEANER** **DRYCLEANERS** **S121698957**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 4 of 13 in cluster A**

Relative: DRYCLEAN SOUTH COAST:
Higher

Actual: Name:	SEPULVEDA CLEANER
738 ft. Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	62032
Application Number:	173280
Permit Number:	D02371
Status:	I
Representative Name:	IN YONG KIM
Representative Telephone:	818 7877760
Permit Status:	INACT_NR
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	365
UTM North:	3784.3999023

A6 **AFCO CLEANERS & LAUNDRY INC** **EDR Hist Cleaner** **1018538237**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 5 of 13 in cluster A**

Relative: EDR Hist Cleaner
Higher

Actual: **738 ft.**

Year:	Name:	Type:
1973	AFCO CLEANERS & LAUNDRY INC	Garment Pressing And Cleaners' Agents
1979	ALPHA CLEANERS & LAUNDRY	Garment Pressing And Cleaners' Agents
1980	ALPHA CLEANERS & LAUNDRY	Garment Pressing And Cleaners' Agents

AFCO CLEANERS & LAUNDRY INC (Continued) **1018538237**

1982	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1983	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1985	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1986	KIM INYONG	Drycleaning Plants, Except Rugs
1987	KIM INYONG	Drycleaning Plants, Except Rugs
1988	KIM INYONG	Drycleaning Plants, Except Rugs
1989	KIM INYONG	Drycleaning Plants, Except Rugs
1990	KIM INYONG	Drycleaning Plants, Except Rugs
1991	KIM INYONG	Drycleaning Plants, Except Rugs
1992	KIM INYONG	Drycleaning Plants, Except Rugs
1993	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1994	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1995	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1996	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1997	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2002	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2003	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2004	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2005	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2006	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2007	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2008	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2009	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2009	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2010	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2010	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2011	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2011	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2012	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2012	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2013	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2013	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2014	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2014	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs

A7 **ALPHA CLEANERS** **DRYCLEANERS** **S121697969**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 6 of 13 in cluster A**

Relative: DRYCLEAN SOUTH COAST:
Higher

Name:	ALPHA CLEANERS
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	46039
Application Number:	128008
Permit Number:	M42811
Status:	O
Representative Name:	J. KIM
Representative Telephone:	818 7877760
Permit Status:	INACTIVE
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	0
UTM North:	0

Actual:
738 ft.

A8
NW
< 1/8
0.033 mi.
174 ft.

1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
6754 N SEPULVEDA BLVD
VAN NUYS, CA 91405

Site 7 of 13 in cluster A

DRYCLEANERS
HAZMAT

S121693918
N/A

Relative:
Higher

Actual:
738 ft.

DRYCLEAN SOUTH COAST:

Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	326813
Permit Number:	F6981
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACTIVE
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	364.89599609
UTM North:	3784.3950195

Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	474780
Permit Number:	F93481
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	364.89599609
UTM North:	3784.3950195

LOS ANGELES HM:

Name:	DRY CLEANING
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0009211
Last Run Date:	06/01/2019
Status:	INACTIVE

A9
NW
< 1/8
0.033 mi.
174 ft.

1-75 SEPULVEDA CLEANERS CORP.
6754 SEPULVEDA BLVD
VAN NUYS, CA 91411

Site 8 of 13 in cluster A

DRYCLEANERS

S121696534
N/A

Relative:
Higher

Actual:
738 ft.

DRYCLEAN SOUTH COAST:

Name:	1-75 SEPULVEDA CLEANERS CORP.
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411

1-75 SEPULVEDA CLEANERS CORP. (Continued) **S121696534**

Facility ID:	167080
Application Number:	519603
Permit Number:	G14317
Status:	A
Representative Name:	YACKELINE GRAMAJO
Representative Telephone:	818 7865922
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	Not reported
CCAT Description:	Not reported
UTM East:	364.8999939
UTM North:	3784.3701172

A10 **SHAMAM SERVICE CENTER** **HAZMAT** **S123546015**
NW **6759 N SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.043 mi.
225 ft. **Site 9 of 13 in cluster A**

Relative: LOS ANGELES HM:
Higher

Name:	SHAMAM SERVICE CENTER
Address:	6759 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0014437
Last Run Date:	06/01/2019
Status:	INACTIVE

Actual:
738 ft.

A11 **SHAMAM SVC CTR** **EDR Hist Auto** **1020505717**
NW **6759 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.043 mi.
225 ft. **Site 10 of 13 in cluster A**

Relative: EDR Hist Auto
Higher

Actual:
738 ft.

Year:	Name:	Type:
1969	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1970	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1971	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1972	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1973	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1973	SMITH GARY	Gasoline Service Stations
1974	SMITH GARY	Gasoline Service Stations
1974	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1975	SMITH GARY	Gasoline Service Stations
1975	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1976	SMITH GARY	Gasoline Service Stations
1977	SMITH GARY	Gasoline Service Stations
1991	SHAMAM SVC CTR	General Automotive Repair Shops

A12
NW
< 1/8
0.043 mi.
225 ft.

BORIS/GENIA SARNOFF
6759 SEPULVEDA BLVD
VAN NUYS, CA 91406

Site 11 of 13 in cluster A

SWEEPS UST **S101586140**
CA FID UST **N/A**

Relative:
Higher

Actual:
738 ft.

SWEEPS UST:

Name:	BORIS/GENIA SARNOFF
Address:	6759 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	3608
Number:	Not reported
Board Of Equalization:	44-013151
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-003608-000001
Tank Status:	Not reported
Capacity:	2000
Active Date:	Not reported
Tank Use:	CHEMICAL
STG:	PRODUCT
Content:	UNKNOWN
Number Of Tanks:	4

Name:	BORIS/GENIA SARNOFF
Address:	6759 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	3608
Number:	Not reported
Board Of Equalization:	44-013151
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-003608-000002
Tank Status:	Not reported
Capacity:	6000
Active Date:	Not reported
Tank Use:	CHEMICAL
STG:	PRODUCT
Content:	UNKNOWN
Number Of Tanks:	Not reported

Name:	BORIS/GENIA SARNOFF
Address:	6759 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	3608
Number:	Not reported
Board Of Equalization:	44-013151
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-003608-000003

BORIS/GENIA SARNOFF (Continued) **S101586140**

Tank Status: Not reported
Capacity: 7000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: BORIS/GENIA SARNOFF
Address: 6759 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 3608
Number: Not reported
Board Of Equalization: 44-013151
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-003608-000004
Tank Status: Not reported
Capacity: 550
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

CA FID UST:
Facility ID: 19039575
Regulated By: UTNKI
Regulated ID: 00062894
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 2130000000
Mail To: Not reported
Mailing Address: 6759 SEPULVEDA BLVD
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914060000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Inactive

A13 **96542** **HIST UST** **U001568066**
NW **6759 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91401**
0.043 mi.
225 ft. **Site 12 of 13 in cluster A**

Relative: HIST UST:
Higher
Name: 96542
Actual: Address: 6759 SEPULVEDA BLVD
738 ft. City,State,Zip: VAN NUYS, CA 91401

96542 (Continued) **U001568066**

File Number:	00026E3B
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00026E3B.pdf
Region:	STATE
Facility ID:	00000062894
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	RADWAN,KHALED A
Telephone:	8189887897
Owner Name:	CHEVRON U.S.A. INC.
Owner Address:	575 MARKET
Owner City,St,Zip:	SAN FRANCISCO, CA 94105
Total Tanks:	0004
Tank Num:	001
Container Num:	1
Year Installed:	1961
Tank Capacity:	00002000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000170
Leak Detection:	Stock Inventor
Tank Num:	002
Container Num:	2
Year Installed:	1961
Tank Capacity:	00006000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000250
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	1961
Tank Capacity:	00007000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000250
Leak Detection:	Stock Inventor
Tank Num:	004
Container Num:	4
Year Installed:	1961
Tank Capacity:	00000550
Tank Used for:	WASTE
Type of Fuel:	Not reported
Container Construction Thickness:	0000100
Leak Detection:	Stock Inventor

Click here for Geo Tracker PDF:

A14 **THE FAMILY WHEELS, INC.** **HAZMAT** **S123548853**
WNW **15316 VANOWEN ST** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.056 mi.
294 ft. **Site 13 of 13 in cluster A**

Relative:
Higher

Actual:
738 ft.

LOS ANGELES HM:

Name:	THE FAMILY WHEELS, INC.
Address:	15316 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91406
Facility ID:	FA0023794
Last Run Date:	06/01/2019
Status:	INACTIVE

B15 **OREILEY AUTO PARTS 5752** **RCRA NonGen / NLR** **1024863178**
North **15230 VANOWEN ST** **CAL000431716**
< 1/8 **LOS ANGELES, CA 91405**
0.058 mi.
304 ft. **Site 1 of 8 in cluster B**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date form received by agency:	2017-10-23 00:00:00.0
Facility name:	OREILEY AUTO PARTS 5752
Facility address:	15230 VANOWEN ST LOS ANGELES, CA 91405
EPA ID:	CAL000431716
Mailing address:	233 S PATTERSON AVE SPRINGFIELD, MO 65802
Contact:	JOHN BOUNDS
Contact address:	233 S PATTERSON AVE SPRINGFIELD, MO 65802
Contact country:	Not reported
Contact telephone:	417-520-4589
Contact email:	JBOUNDS2@OREILLYAUTO.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	JOHN BOUNDS
Owner/operator address:	233 S PATTERSON AVE SPRINGFIELD, MO 65802
Owner/operator country:	Not reported
Owner/operator telephone:	417-520-4589
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported
Owner/operator name:	OREILLY AUTO ENTERPRISES LLC
Owner/operator address:	233 S PATTERSON AVE SPRINGFIELD, MO 65802
Owner/operator country:	Not reported
Owner/operator telephone:	417-862-3333
Owner/operator email:	Not reported
Owner/operator fax:	Not reported

OREILEY AUTO PARTS 5752 (Continued) **1024863178**

Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

B16 **FRESH & EASY #1083** **CERS HAZ WASTE** **S118937528**
North **15230 VANOWEN ST** **HAZNET** **N/A**
< 1/8 **VAN NUYS, CA 91405** **HAZMAT**
0.058 mi. **CERS**
304 ft. **Site 2 of 8 in cluster B** **HWTS**

Relative: **Higher**
Actual: **739 ft.**

CERS HAZ WASTE:
Name: O'REILLY AUTO PARTS #5752
Address: 15230 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 118015
CERS ID: 10593436
CERS Description: Hazardous Waste Generator

HAZNET:
Name: FRESH & EASY #1083
Address: 15230 VANOWEN ST
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914053607
Contact: SAUL FLOREZ
Telephone: 3103411514
Mailing Name: Not reported
Mailing Address: 20101 HAMILTON AVE STE 350

Year: 2015
Gepaid: CAL000393070
TSD EPA ID: CAD008364432
CA Waste Code: 561 - Detergent waste chemicals
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.0025

FRESH & EASY #1083 (Continued) **S118937528**

Additional Info:

Year:	2015
Gen EPA ID:	CAL000393070
Shipment Date:	20150415
Creation Date:	6/26/2015 22:15:47
Receipt Date:	20150421
Manifest ID:	007239379FLE
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	CAD983649880
Trans 2 Name:	PSC ENVIRONMENTAL SERVICES LP
TSDF EPA ID:	CAD008364432
Trans Name:	RHO CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	561 - Not reported
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	O'REILLY AUTO PARTS #5752
Address:	15230 VANOWEN ST # 636
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0025197
Last Run Date:	06/01/2019
Status:	ACTIVE

CERS:

Name:	O'REILLY AUTO PARTS #5752
Address:	15230 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	118015
CERS ID:	10593436
CERS Description:	Chemical Storage Facilities

Evaluation:

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	04-30-2019
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Humberto Torres-Duran/Asst. Store Manager jlara10@oreillyauto.com
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection

FRESH & EASY #1083 (Continued) **S118937528**

Eval Date: 07-26-2019
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Coordinates:
Site ID: 118015
Facility Name: O'Reilly Auto Parts #5752
Env Int Type Code: HWG
Program ID: 10593436
Coord Name: Not reported
Ref Point Type Desc: Center of a facility or station.
Latitude: 34.193880
Longitude: -118.464750

Affiliation:
Affiliation Type Desc: Document Preparer
Entity Name: Melissa Vales, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Legal Owner
Entity Name: O'Reilly Auto Enterprises, L.L.C.
Entity Title: Not reported
Affiliation Address: 702 E. Bethany Home Road
Affiliation City: Phoenix
Affiliation State: AZ
Affiliation Country: United States
Affiliation Zip: 85014
Affiliation Phone: (417) 862-3333

Affiliation Type Desc: Parent Corporation
Entity Name: O'Reilly Auto Parts
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported

FRESH & EASY #1083 (Continued) **S118937528**

Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680

Affiliation Type Desc: Environmental Contact
Entity Name: Verisk 3E, Regulatory Department/OG Reilly Auto Parts
Entity Title: Not reported
Affiliation Address: 3207 Grey Hawk Court, Suite 200
Affiliation City: Carlsbad
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 92010
Affiliation Phone: Not reported

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: Verisk 3E, Reg Dept./O'Reilly Auto Parts, 3207 Grey Hawk Ct, Ste 200
Affiliation City: Carlsbad
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 92010
Affiliation Phone: Not reported

Affiliation Type Desc: Identification Signer
Entity Name: Melissa Vales, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title: Regulatory Compliance Specialist, Verisk 3E
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Operator
Entity Name: O'Reilly Auto Enterprises, L.L.C.
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (417) 862-3333

HWTS:
Name: FRESH & EASY #1083
Address: 15230 VANOWEN ST
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914053607
EPA ID: CAL000393070
Inactive Date: 06/30/2016
Create Date: 01/16/2014
Last Act Date: 01/12/2017
Mailing Name: Not reported
Mailing Address: 20101 HAMILTON AVE STE 350
Mailing Address 2: Not reported
Mailing City,State,Zip: TORRANCE, CA 90502

FRESH & EASY #1083 (Continued) **S118937528**

Owner Name:	FRESH & EASY, LLC
Owner Address:	20101 HAMILTON AVE STE. 350
Owner Address 2:	Not reported
Owner City,State,Zip:	TORRANCE, CA 905020000
Contact Name:	SAUL FLOREZ
Contact Address:	20101 HAMILTON AVE STE. 350
Contact Address 2:	Not reported
City,State,Zip:	TORRANCE, CA 90502

NAICS:

EPA ID:	CAL000393070
Create Date:	2014-01-16 11:45:25
NAICS Code:	45291
NAICS Description:	Warehouse Clubs and Superstores
Issued EPA ID Date:	2014-01-16 11:45:25
Inactive Date:	2016-06-30 00:00:00
Facility Name:	FRESH & EASY #1083
Facility Address:	15230 VANOWEN ST
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	19
Facility State:	CA
Facility Zip:	914053607

B17 **PATTERSON E E** **EDR Hist Auto** **1009016210**
North **15260 VANOWEN PL** **N/A**
< 1/8 **SAN FERNANDO VALLEY, CA**
0.061 mi.
323 ft. **Site 3 of 8 in cluster B**

Relative: EDR Hist Auto
Higher

Actual:
739 ft.

Year:	Name:	Type:
1940	PATTERSON E E	GASOLINE SERVICE STATIONS

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18 **VAN NUYS NEW ELEMENTARY SCHOOL NO. 1** **ENVIROSTOR** **S107737537**
ESE **15141 LEMAY STREET** **SCH** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CERS**
0.068 mi.
360 ft.

Relative: ENVIROSTOR:
Lower

Actual:
732 ft.

Name:	VAN NUYS NEW ELEMENTARY SCHOOL NO. 1
Address:	15141 LEMAY STREET
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	19010006
Status:	Certified
Status Date:	01/09/2001
Site Code:	304000
Site Type:	School Cleanup
Site Type Detailed:	School
Acres:	3.5
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Supervisor: Javier Hinojosa
Division Branch: Southern California Schools & Brownfields Outreach
Assembly: 46
Senate: 18
Special Program: Not reported
Restricted Use: NO
Site Mgmt Req: NONE SPECIFIED
Funding: School District
Latitude: 34.19220
Longitude: -118.4630
APN: NONE SPECIFIED
Past Use: AGRICULTURAL - ROW CROPS
Potential COC: Arsenic
Confirmed COC: NONE SPECIFIED
Potential Description: SOIL
Alias Name: LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type: Alternate Name
Alias Name: VAN NUYS ELEM.SCH-D1964733
Alias Type: Alternate Name
Alias Name: VAN NUYS NEW ELEM. SCH. #1 (PROPOSED)
Alias Type: Alternate Name
Alias Name: 110033613123
Alias Type: EPA (FRS #)
Alias Name: 304000
Alias Type: Project Code (Site Code)
Alias Name: 19010006
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 04/23/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Certification
Completed Date: 01/09/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 02/10/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report
Completed Date: 10/24/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Workplan
Completed Date: 09/28/2000
Comments: Not reported

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

SCH:

Name:	VAN NUYS NEW ELEMENTARY SCHOOL NO. 1
Address:	15141 LEMAY STREET
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	19010006
Site Type:	School Cleanup
Site Type Detail:	School
Site Mgmt. Req.:	NONE SPECIFIED
Acres:	3.5
National Priorities List:	NO
Cleanup Oversight Agencies:	SMBRP
Lead Agency:	SMBRP
Lead Agency Description:	DTSC - Site Cleanup Program
Project Manager:	Not reported
Supervisor:	Javier Hinojosa
Division Branch:	Southern California Schools & Brownfields Outreach
Site Code:	304000
Assembly:	46
Senate:	18
Special Program Status:	Not reported
Status:	Certified
Status Date:	01/09/2001
Restricted Use:	NO
Funding:	School District
Latitude:	34.19220
Longitude:	-118.4630
APN:	NONE SPECIFIED
Past Use:	AGRICULTURAL - ROW CROPS
Potential COC:	Arsenic
Confirmed COC:	NONE SPECIFIED
Potential Description:	SOIL
Alias Name:	LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type:	Alternate Name
Alias Name:	VAN NUYS ELEM.SCH-D1964733
Alias Type:	Alternate Name
Alias Name:	VAN NUYS NEW ELEM. SCH. #1 (PROPOSED)
Alias Type:	Alternate Name
Alias Name:	110033613123
Alias Type:	EPA (FRS #)
Alias Name:	304000
Alias Type:	Project Code (Site Code)
Alias Name:	19010006
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 04/23/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Certification
Completed Date: 01/09/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 02/10/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report
Completed Date: 10/24/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Workplan
Completed Date: 09/28/2000
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

CERS:
Name: VAN NUYS NEW ELEMENT
Address: 15141 LEMAY STREET
City,State,Zip: VAN NUYS, CA 91405
Site ID: 344475
CERS ID: 19010006
CERS Description: School Cleanup

Affiliation:
Affiliation Type Desc: Supervisor
Entity Name: JAVIER HINOJOSA
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

C19 **HEALTHCARE REALTY SERVICES INCORPORATED** **RCRA NonGen / NLR** **1026046029**
NNE **15211 VANOWEN STREET** **CAC003052486**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 1 of 4 in cluster C**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date form received by agency:	2020-01-23 00:00:00.0
Facility name:	HEALTHCARE REALTY SERVICES INCORPORATED
Facility address:	15211 VANOWEN STREET VAN NUYS, CA 91405
EPA ID:	CAC003052486
Mailing address:	6801 PARK TERRACE DRIVE SUITE 545 LOS ANGELES, CA 90045
Contact:	OLGA KRUMM
Contact address:	6801 PARK TERRACE DRIVE SUITE 545 LOS ANGELES, CA 90045
Contact country:	Not reported
Contact telephone:	310-670-8350
Contact email:	OKRUMM@HEALTHCAREREALTY.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	HEALTHCARE REALTY SERVICES INC
Owner/operator address:	3310 WEST END AVE. STE. 700 NASHVILLE, TN 37203
Owner/operator country:	Not reported
Owner/operator telephone:	310-670-8350
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	OLGA KRUMM
Owner/operator address:	6801 PARK TERRACE DRIVE SUITE 545 LOS ANGELES, CA 90045
Owner/operator country:	Not reported
Owner/operator telephone:	310-670-8350
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Not reported
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No

HEALTHCARE REALTY SERVICES INCORPORATED (Continued) **1026046029**

Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No

Violation Status: No violations found

C20 **DIPLOMAT SPECIALTY PHARMACY** **RCRA NonGen / NLR** **1024863891**
NNE **15211 VANOWEN ST 301** **CAL000432441**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 2 of 4 in cluster C**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date form received by agency:	2017-12-05 00:00:00.0
Facility name:	DIPLOMAT SPECIALTY PHARMACY
Facility address:	15211 VANOWEN ST 301 VAN NUYS, CA 91405
EPA ID:	CAL000432441
Contact:	JACK SIMITYAN
Contact address:	15211 VANOWEN ST 301 VAN NUYS, CA 91405
Contact country:	Not reported
Contact telephone:	877-849-9591
Contact email:	JSIMITYAN@DIPLOMAT.IS
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	DIPLOMAT SPECIALTY PHARMACY
Owner/operator address:	PO BOX 321130 FLINT, MI 48532
Owner/operator country:	Not reported
Owner/operator telephone:	877-977-9118
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	JACK SIMITYAN
Owner/operator address:	15211 VANOWEN ST 301 VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	877-849-9591
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other

DIPLOMAT SPECIALTY PHARMACY (Continued) **1024863891**

Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

C21
NNE
< 1/8
0.074 mi.
390 ft.

TMI PATHOLOGY **RCRA NonGen / NLR** **1024818986**
15211 VANOWEN ST STE 303 **CAL000327778**
VAN NUYS, CA 91405

Site 3 of 4 in cluster C

Relative: Higher

Actual: 739 ft.

RCRA NonGen / NLR:
Date form received by agency: 2007-12-12 00:00:00.0
Facility name: TMI PATHOLOGY
Facility address: 15211 VANOWEN ST STE 303
VAN NUYS, CA 91405-3657
EPA ID: CAL000327778
Contact: WILLIAM LAO
Contact address: 15211 VANOWEN ST STE 303
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 818-782-3242
Contact email: HHHISTOLOGY@GMAIL.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: WILLIAM LAO
Owner/operator address: 15211 VANOWEN ST STE 303
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-782-3242
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

TMI PATHOLOGY (Continued) **1024818986**

Owner/operator name: DENNIS KASIMIAN
Owner/operator address: 15211 VANOWEN ST STE 303
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-780-3242
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

C22 **LAWRENCE L MENZER** **RCRA NonGen / NLR** **1024861620**
NNE **15211 VANOWEN ST #310** **CAL000430105**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 4 of 4 in cluster C**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:
Date form received by agency: 2017-08-17 00:00:00.0
Facility name: LAWRENCE L MENZER
Facility address: 15211 VANOWEN ST #310
VAN NUYS, CA 91405
EPA ID: CAL000430105
Contact: YOLANDA PALAFOX
Contact address: 15211 VANOWEN ST #310
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 908-988-3373
Contact email: DRMENZER@SBCGLOBAL.NET
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: YOLANDA PALAFOX
Owner/operator address: 15211 VANOWEN ST #310
VAN NUYS, CA 91405

LAWRENCE L MENZER (Continued) **1024861620**

Owner/operator country: Not reported
Owner/operator telephone: 908-988-3373
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: LAWRENCE L MENZER
Owner/operator address: 15211 VANOWEN ST #310
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 908-988-3373
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

D23 **DESERT PETROLEUM INC** **HIST UST** **U001568202**
NW **6801 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.086 mi.
454 ft. **Site 1 of 14 in cluster D**

Relative:
Higher

Actual:
740 ft.

HIST UST:
Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91406
File Number: 00027684
URL: http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00027684.pdf
Region: STATE
Facility ID: 00000004037
Facility Type: Gas Station
Other Type: Not reported

DESERT PETROLEUM INC (Continued) **U001568202**

Contact Name:	PAUL MARTINEZ
Telephone:	8054850430
Owner Name:	DESERT PETROLEUM, INC.
Owner Address:	POST OFFICE BOX 1601
Owner City,St,Zip:	OXNARD, CA 93032
Total Tanks:	0008
Tank Num:	001
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	002
Container Num:	2
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	004
Container Num:	4
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	005
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00020000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	006
Container Num:	2
Year Installed:	Not reported
Tank Capacity:	00020000
Tank Used for:	PRODUCT

DESERT PETROLEUM INC (Continued) **U001568202**

Type of Fuel: Not reported
Container Construction Thickness: 1/4
Leak Detection: Visual, Stock Inventor

Tank Num: 007
Container Num: 3
Year Installed: Not reported
Tank Capacity: 00030000
Tank Used for: PRODUCT
Type of Fuel: Not reported
Container Construction Thickness: 1/4
Leak Detection: Visual, Stock Inventor

Tank Num: 008
Container Num: 4
Year Installed: Not reported
Tank Capacity: 00030000
Tank Used for: PRODUCT
Type of Fuel: DIESEL
Container Construction Thickness: 1/4
Leak Detection: Stock Inventor

Click here for Geo Tracker PDF:

D24 **R&S OIL #5** **HIST UST** **U001568224**
NW **6801 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.086 mi.
454 ft. **Site 2 of 14 in cluster D**

Relative: HIST UST:
Higher
Actual: Name: R&S OIL #5
740 ft. Address: 6801 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91406
File Number: Not reported
URL: Not reported
Region: STATE
Facility ID: 00000003531
Facility Type: Gas Station
Other Type: Not reported
Contact Name: Not reported
Telephone: 8189979587
Owner Name: R&S OIL
Owner Address: 15452 CABRITO ROAD #204
Owner City,St,Zip: VAN NUYS, CA 91406
Total Tanks: 0003

Tank Num: 001
Container Num: 1
Year Installed: Not reported
Tank Capacity: 00010000
Tank Used for: PRODUCT
Type of Fuel: REGULAR
Container Construction Thickness: 1/4
Leak Detection: Stock Inventor

Tank Num: 002
Container Num: 2

R&S OIL #5 (Continued) **U001568224**

Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

D25 **DESERT PETROLEUM INC** **SWEEPS UST** **S101618617**
NW **6801 SEPULVEDA BLVD** **HIST UST** **N/A**
< 1/8 **VAN NUYS, CA 91406** **CA FID UST**
0.086 mi.
454 ft. **Site 3 of 14 in cluster D**

Relative: **Higher**

Actual: **740 ft.**

SWEEPS UST:

Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	366
Number:	Not reported
Board Of Equalization:	44-011133
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-000366-000001
Tank Status:	Not reported
Capacity:	10000
Active Date:	Not reported
Tank Use:	M.V. FUEL
STG:	PRODUCT
Content:	REG UNLEADED
Number Of Tanks:	8
Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	366
Number:	Not reported
Board Of Equalization:	44-011133
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-000366-000002
Tank Status:	Not reported
Capacity:	10000
Active Date:	Not reported

DESERT PETROLEUM INC (Continued) **S101618617**

Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000003
Tank Status: Not reported
Capacity: 10000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000004
Tank Status: Not reported
Capacity: 10000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000005

DESERT PETROLEUM INC (Continued) **S101618617**

Tank Status: Not reported
Capacity: 20000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000006
Tank Status: Not reported
Capacity: 20000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000007
Tank Status: Not reported
Capacity: 30000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported

DESERT PETROLEUM INC (Continued) **S101618617**

Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000008
Tank Status: Not reported
Capacity: 30000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: DIESEL
Number Of Tanks: Not reported

HIST UST:
Name: RANDS OIL 5
Address: 6801 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91406
File Number: 00027EA4
URL: http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00027EA4.pdf
Region: Not reported
Facility ID: Not reported
Facility Type: Not reported
Other Type: Not reported
Contact Name: Not reported
Telephone: Not reported
Owner Name: Not reported
Owner Address: Not reported
Owner City,St,Zip: Not reported
Total Tanks: Not reported

Tank Num: Not reported
Container Num: Not reported
Year Installed: Not reported
Tank Capacity: Not reported
Tank Used for: Not reported
Type of Fuel: Not reported
Container Construction Thickness: Not reported
Leak Detection: Not reported

Click here for Geo Tracker PDF:

CA FID UST:
Facility ID: 19054170
Regulated By: UTNKI
Regulated ID: 00004037
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 8054850430
Mail To: Not reported
Mailing Address: P O BOX
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914060000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported

DESERT PETROLEUM INC (Continued) **S101618617**

Status: Inactive

D26 **UST** **U004303959**
NW **6801 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA**
0.086 mi.
454 ft. **Site 4 of 14 in cluster D**

Relative:
Higher

Actual:
740 ft.

LOS ANGELES UST:

Name:	Not reported
Address:	6801 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA
Facility ID:	Not reported
Last Run Date:	01/01/1900
Status:	HISTORICAL

E27 **VALLEY PRESBYTERIAN HOSPITAL** **CERS HAZ WASTE** **1000283281**
NE **15107 VANOWEN STREET** **HIST UST** **CAD981412422**
< 1/8 **VAN NUYS, CA 91405** **CERS TANKS**
0.095 mi. **CA FID UST**
504 ft. **Site 1 of 5 in cluster E** **RCRA NonGen / NLR**
HAZNET

Relative:
Higher

HAZMAT
CERS

Actual:
738 ft.

HWTS

CERS HAZ WASTE:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	165717
CERS ID:	10241407
CERS Description:	Hazardous Waste Generator

HIST UST:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91409
File Number:	Not reported
URL:	Not reported
Region:	STATE
Facility ID:	00000065697
Facility Type:	Other
Other Type:	HOSPITAL
Contact Name:	Not reported
Telephone:	8189023968
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN BOULEVARD
Owner City,St,Zip:	VAN NUYS, CA 91409
Total Tanks:	0001
Tank Num:	001
Container Num:	1
Year Installed:	1983
Tank Capacity:	00015000
Tank Used for:	PRODUCT

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Type of Fuel: DIESEL
Container Construction Thickness: 5/16
Leak Detection: Vapor Sniff Well, 10

CERS TANKS:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 165717
CERS ID: 10241407
CERS Description: Underground Storage Tank

CA FID UST:
Facility ID: 19020751
Regulated By: UTNKA
Regulated ID: Not reported
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 2130000000
Mail To: Not reported
Mailing Address: 15107 VANOWEN ST
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914050000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Active

RCRA NonGen / NLR:
Date form received by agency: 1995-04-26 00:00:00.0
Facility name: VALLEY PRESBYTERIAN HOSPITAL
Facility address: 15107 VANOWEN STREET
VAN NUYS, CA 91405
EPA ID: CAD981412422
Mailing address: P O BOX 9102
VAN NUYS, CA 91409-9102
Contact: JACQUELINE RAYMANN
Contact address: 15107 VANOWEN STREET
VAN NUYS, CA 91405
Contact country: US
Contact telephone: 818-782-6600
Contact email: Not reported
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: NOT REQUIRED
Owner/operator address: NOT REQUIRED
NOT REQUIRED, ME 99999
Owner/operator country: Not reported
Owner/operator telephone: 415-555-1212

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Private
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: VALLEY PRESBYTERIAN HOSPITAL
Owner/operator address: 15107 VANOWEN ST
VAN NUYS, CA 91409
Owner/operator country: Not reported
Owner/operator telephone: 818-555-1212
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

HAZNET:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN STREET
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
Contact: ALEX AL-AJLUNI
Telephone: 8185316360
Mailing Name: Not reported
Mailing Address: 15107 VANOWEN STREET

Year: 2019
Gepaid: CAC003020977
TSD EPA ID: CAD009007626
CA Waste Code: 151 - Asbestos containing waste
Disposal Method: H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons: 0.46000

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Year:	2017
Gepaid:	CAD981412422
TSD EPA ID:	CAD044429835
CA Waste Code:	134 - Aqueous solution with total organic residues less than 10 percent
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.125
Year:	2017
Gepaid:	CAD981412422
TSD EPA ID:	CAD044429835
CA Waste Code:	352 - Other organic solids
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.05
Year:	1995
Gepaid:	CAD981412422
TSD EPA ID:	CAD981388952
CA Waste Code:	151 - Asbestos containing waste
Disposal Method:	D80 - Disposal, Land Fill
Tons:	0.81

Additional Info:

Year:	1995
Gen EPA ID:	CAD981412422
Shipment Date:	19950314
Creation Date:	3/29/1996 0:00:00
Receipt Date:	19950405
Manifest ID:	95020678
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.81
Waste Quantity:	1620
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2017
Gen EPA ID:	CAD981412422

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Shipment Date:	20170417
Creation Date:	5/4/2018 18:31:04
Receipt Date:	20170420
Manifest ID:	010494821FLE
Trans EPA ID:	MAD039322250
Trans Name:	CLEAN HARBORS ENVIRONMENTAL SERVICE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05
Waste Quantity:	100
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20170417
Creation Date:	5/4/2018 18:31:04
Receipt Date:	20170420
Manifest ID:	010494821FLE
Trans EPA ID:	MAD039322250
Trans Name:	CLEAN HARBORS ENVIRONMENTAL SERVICE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	134 - Aqueous solution with <10% total organic residues
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.125
Waste Quantity:	250
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0002958
Last Run Date:	06/01/2019
Status:	ACTIVE

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

CERS:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 165717
CERS ID: 10241407
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-21-2014
Citation: 23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description: Failure of the overfill prevention system to meet one of the following requirements: 1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or 2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or 3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or 4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling.
Violation Notes: Returned to compliance on 11/19/2015. No overfill. Permit pulled to install Veeder Root, ATG, and Flapper
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: 23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description: Failure of the overfill prevention system to meet one of the following requirements: 1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or 2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or 3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or 4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling.
Violation Notes: Returned to compliance on 04/04/2016. OBSERVATION: Owner/Operatord did not maintain overfill prevention system to meet one of the following requirements:1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

before the tank overfills; or3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. CORRECTIVE ACTION: Maintain overfill prevention system to meet one of the following requirements:1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into [Truncated]

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-16-2015
Citation: 23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description: Failure to submit, obtain approval, or maintain a complete/accurate plot plan.
Violation Notes: Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: HSC 6.7 25291 - California Health and Safety Code, Chapter 6.7, Section(s) 25291
Violation Description: Failure to install leak detection equipment correct for the type of system.
Violation Notes: Returned to compliance on 04/28/2016. OBSERVATION: Owner/Operator failed to install correct leak detection equipment for the type of system present. CORRECTIVE ACTION: Install correct leak detection equipment for the type of system present. ***** Sensor located in the generator room is a LAVS - 1 Vapor sensor and should have a LALS - 1 Liquid sensor. *****
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: HSC 6.7 25286(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25286(a)
Violation Description: Failure to submit an complete and accurate application for a permit to operate an underground storage tank, or for renewal of the permit.
Violation Notes: Returned to compliance on 04/03/2017. OBSERVATION: Owner/Operator did not submit and/or maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. CORRECTIVE ACTION: Submit and maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. ***** Please review your CERS submission for Regulator Comments *****
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	11-21-2014
Citation:	23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description:	Failure of the spill bucket to have a minimum capacity of five gallons.
Violation Notes:	Returned to compliance on 11/19/2015. Spill bucket 2 gallons
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	04-23-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 06/05/2019. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. To clear this violation: Please email a copy of your current Consolidated Permit to Brian.Halley@lacity.org and place a copy inside your UST binder located on site for future inspections. ***** Please call 213.978.3682 for permit information *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	11-27-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	Please review Emergency Response/Contingency Plan and ensure the phone numbers for the local CUPA (213) 978-3860, Regional Water Quality Control Board (213) 576-6600, and nearest hospital facility are listed. These are required items and can be found in Sections C3 through C6 of the Emergency Response/Contingency Plan. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-16-2015
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to submit, obtain approval, or maintain a complete/accurate response plan.

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violation Notes:	Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-16-2015
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to maintain on site an approved monitoring plan.
Violation Notes:	Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	10-23-2015
Citation:	22 CCR 12 66262.40(a) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.40(a)
Violation Description:	Failure to maintain uniform hazardous waste manifest, consolidated manifest, or bills of lading copies for three years.
Violation Notes:	Returned to compliance on 03/31/2016. OBSERVATION: Copies of hazardous waste disposal records for waste oil were not found on site. Hazardous waste generators shall retain copies of all manifests signed off by the disposal facility and all receipts used in a consolidated manifesting procedure on site for three years and have them readily available for review. CORRECTIVE ACTION: Immediately locate a copy of all manifests and receipts for the last three years, maintain them on site, and submit copies to the CUPA by 11-23-2015
Violation Division:	Los Angeles County Fire Department
Violation Program:	HW
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	04-03-2017
Citation:	HSC 6.75 25299.30-25299.34 - California Health and Safety Code, Chapter 6.75, Section(s) 25299.30-25299.34
Violation Description:	Failure to submit and maintain complete and current Certification of Financial Responsibility or other mechanism of financial assurance.
Violation Notes:	Returned to compliance on 04/03/2017. OBSERVATION: Financial responsibility documents have not been submitted to the CUPA. Current financial responsibility documents are required to be submitted annually. CORRECTIVE ACTION: Complete and submit a copy of the financial responsibility FORTHWITH. ***** Please log in to the California Environmental Reporting System (CERS) and review your CERS Regulator comments for more information. ***** Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Citation: 23 CCR 16 2643(b)(1) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(b)(1)
Violation Description: Failure of the automatic tank gauging (ATG) system to perform valid monthly 0.2 gallon-per-hour leak tests or generate hard-copy test reports.
Violation Notes: Returned to compliance on 03/12/2018. OBSERVATION: Owner/Operator did not conduct the monthly 0.2 gph automatic tank gauging test on a single wall tank and/or use the automatic tank gauge to generate and print a hard copy of the monthly 0.2 gph test. CORRECTIVE ACTION: Conduct the monthly 0.2 gph automatic tank gauging test on a single wall tank and/or use the automatic tank gauge to generate and print a hard copy of the monthly 0.2 gph test. ***** 9/2017 Monthly .2 test results not available. Per Toni from Ramtox, he is unable to get these results. This issue is unresolvable. Please ensure that each months results are available. *****
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 04-23-2019
Citation: 23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description: Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1,- 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October- 1,- 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.
Violation Notes: Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Your overfill protection was required to have been inspection before October 14, 2018. CORRECTIVE ACTION: Maintain overfill prevention system to comply with the deficiencies noted above * Inspection conducted 2/2019. Your next Overfill Inspection results are due 10/2021
Violation Division: Los Angeles City Fire Department
Violation Program: UST

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-05-2020
Citation: 23 CCR 16 2712(b)(4) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(4)
Violation Description: Failure to conduct groundwater and/or vadose zone monitoring or maintain site assessment as required.
Violation Notes: Not reported
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-12-2018
Citation: HSC 6.7 25284 - California Health and Safety Code, Chapter 6.7, Section(s) 25284
Violation Description: Failure to obtain a valid permit to operate from the UPA including but not limited to unpaid permit fees.
Violation Notes: Returned to compliance on 04/23/2019. OBSERVATION: A permit to operate the UST system has not been issued. No person may own or operate an UST unless a permit for its operation has been issued by the local agency to the owner or operator of the UST system. CORRECTIVE ACTION: Immediately obtain a permit to operate a UST system from the CUPA. An G Operating without a PermitG penalty applies. ***** Once your CERS has been accepted, all violations cleared and all fees paid, your Consolidated Permit should be generated and mailed to you. To check the status of your permit, you may call (213) 978-3682. Once you have received your permit, please email a copy to brian.halley@lacity.org and post on site. ***** To clear this violation: Please email a copy of your current Consolidated Permit to brian.halley@lacity.org
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-05-2020
Citation: 23 CCR 16 2666(f) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2666(f)
Violation Description: Failure of the functional line leak detector (LLD) to monitor at least hourly with the capability of detecting a release of 3.0 gallons per hour leak at 10 pounds per square inch and restrict or shut off the flow of product through the piping or triggers a visual and audible alarm.
Violation Notes: Not reported
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-05-2020
Citation: 23 CCR 16 2712(b)(3) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(3)

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violation Description:	Failure to comply with one or more of the following requirements for the cathodic protection system: Install corrosion protection for USTs and/or the field-installed cathodic protection system to meet the consensus standards. For impressed current: Have corrosion protection equipment turned on and functioning properly. Inspect the impressed-current system every 60 days. Test the impressed-current system within six months of installation or repair and at least every 36 months thereafter. For sacrificial anodes: Check sacrificial anodes within six months of installation or repair and at least once every 36 months thereafter in accordance with the manufacturerG s instructions. For all corrosion protection systems: Maintain records for 78 months on-site or off-site at a readily available location if approved by the UPA.
Violation Notes:	Not reported
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	06-05-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 03/05/2020. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. To clear this violation: Please email a copy of your current Consolidated Permit to Brian.Halley@lacity.org and place a copy inside your UST binder located on site for future inspections. ***** Please call 213.978.3682 for permit information ***** * SECOND NOTICE * NOTICE#: DA0VJASDP - 4/23/2019
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-05-2020
Citation:	23 CCR 16 2643(b)(3) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(b)(3)
Violation Description:	Failure of the continuous in-tank leak detection (CITLD) system to perform a 0.2 gallon-per-hour leak test that determines the leak status of the tank at least once every 30 days.
Violation Notes:	Not reported
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	23 CCR 16 2641(h) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2641(h)
Violation Description:	Failure to have an approved UST Monitoring Plan.
Violation Notes:	Returned to compliance on 04/23/2019. OBSERVATION: Facility does not have an approved Monitoring Plan. CORRECTIVE ACTION: Maintain an

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Approved Monitoring Plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: G Please indicate "YES" for "Pipeline Integrity Testing" in the "Pipe Monitoring is Performed Using the Following Method(s)" in you UST #1 CERS submission G Please indicate "YES" for "Visual Pipeline Monitoring" in the "Pipe Monitoring is Performed Using the Following Method(s)" in you UST #1 CERS submission Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-12-2018
Citation: 23 CCR 16 2643(d) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(d)
Violation Description: Failure to conduct daily monitoring and maintain written records for single-walled conventional suction systems.
Violation Notes: Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator did not conduct daily monitoring and maintain written records of daily log for single-walled conventional suction systems. CORRECTIVE ACTION: Monitor single-walled conventional suction systems daily and log results. ***** To clear this violation: * Please submit a monthly Conventional suction piping log to brian.halley@lacity.org (As explained to Mario Giron) Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-12-2018
Citation: 23 CCR 16 2632(d)(1)(c),2641(h),2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2632(d)(1)(c),2641(h),2711(a)(8)
Violation Description: Failure to submit or maintain a current facility plot plan.
Violation Notes: Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator did not maintain and/or submit a current facility plot plan. CORRECTIVE ACTION: Maintain and/or submit a current facility plot plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: G Please include the approximate product / vent piping run for UST#1 on your monitoring site plot plan Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description: Failure to operate the UST system to prevent spills and/or overfills.
Violation Notes: Returned to compliance on 04/04/2016. OBSERVATION: Owner/Operator did

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

not operate UST system to prevent spills and/or overfills. CORRECTIVE ACTION: Operate UST system to prevent spills and/or overfills. Submit verification. ***** NO OVERFILL PROTECTION INSTALLED *****

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Evaluation:
Eval General Type: Other/Unknown
Eval Date: 02-05-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: File review
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-05-2020
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Trejo LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by George Zoumalan Ricardo Martinez of Del real testing. No sumps or UDCs to open. Tester provided the following certifications: ICC: 8390911 exp: 09/16/2020 VR: #A27343 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley Presbyterian Hospital 818-782-6600 15107 Vanowen Street. VAN NUYS, CA 91405 Monitor Certification anniversary: MARCH Secondary [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-16-2015
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: 2015 SB989 Test File Review Inspection conducted w/ Inspector Sanchez
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 04-03-2017
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by George Sarkiss - Designated Operator Monitoring system certification was not conducted at this

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

time. Monitoring certification was performed 4/28/2016 Victor Duran of V&R Construction Services during monitoring system upgrade. Tester provided the following certifications: Veeder-Root: B34032 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 08-01-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed and attached the 2019 OPI results - NOV# DA0VJASDP issued for being late
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 11-21-2014
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Leak alert system with no overfill protection. Permit already pulled to replace with Veeder Root, ATG, and Flapper valve.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-12-2018
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by Neil Cullen - Facilities Coordinator Monitoring system certification was not conducted at this time. Monitoring certification was performed 4/28/2016 Victor Duran of V&R Construction Services during monitoring system upgrade. Tester provided the following certifications: Veeder-Root: B34032 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval General Type:	Other/Unknown
Eval Date:	03-31-2016
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Manifest record reviewed and NOV abated. file.
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	05-17-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 .2 - line test and tank integrity test - Passed all
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	08-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached the 2019 SB results - No failures.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-21-2018
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Hugo Castro, Enviromental Services Director
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-23-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Greg Upke, Dir. Facilities gregory.upke@valleypres.org
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-16-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	2015 SB989 Test w/ electronic data entry violations only. Inspection conducted w/ Inspector Sanchez
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval Date:	04-23-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by Eric Kim - Asst. facilities Dir. Monitoring system certification was not conducted at this time. Monitoring certification was performed 3/1/2019 Ricardo Martinez of Del real testing. No sumps or UDCs to open. Tester provided the following certifications: ICC: 8390911 exp: 09/16/2020 VR: #A27343 exp: 12/4/2019 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-14-2013
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Passed Facility Inspection
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	03-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Onsite testing of AGT system and overfill discussion
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	06-05-2019
Violations Found:	Yes
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Property Owner/Tank Owner/ Operator: Valley Presbyterian Hospital 818-782-6600 15107 Vanowen Street. VAN NUYS, CA 91405 Monitor Certification anniversary: MARCH Secondary Containment testing due date: N/A SW suction line test due: 4/2020 Overfill inspection due date: October 2021 Report emailed to: Jaime Fonseca - Manager of Plant Operations Jaime.fonseca@valleypres.org Eric Kim - Asst. Facilities Manager Eric.kim@valleypres.org
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	06-07-2018

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2018 MC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	08-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the 2019 MC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-19-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspection Consent: Jaime Fonseca Supervisor - Plant Operations Email: Greg Upke (818) 902-3968 Gregory.upke@valleypres.org Jaime Fonseca Jaime.fonseca@valleypres.org Tanks: 1 Tank 1: Diesel 15K (SW) Monitoring System: System: Leak Alert Annular Space: SW Piping Sump: No Piping sump Fill Sump: Direct bury Generator Room: LAVS - 1 Vapor sensor (Should have LALS - 1 liquid sensor) ***** Violation ***** Leak detector: Emergency generator Monitoring Wells: LAVS - 1 Vapor Sensor Overfill Protection: ***** NONE ***** Last MC: 11/21/2014 Last SB: 11/21/2014 -Not witnessed and test results indicate hydrostatic and not vacuum or ELLD Last SB989: SW - direct bury with no secondary containment Financial Responsibility: 1/1/2015 Designated Operator: George Sarkiss 5238439-UC exp: 7/3/2016 Service Tech: Tony Kiani ICC: 5262139 exp:6/16/2017 VR: #A26163 exp; 2/26/2017 RED BAG: #2249 Manual reading 71 1/4" (approximately 9,859 [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-27-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. 57.121.3.5, failure to submit the required hazardous material business plan (HMBP) information annually into CERS within the established reporting period, may result in a $500.00 late [Truncated]

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 11-14-2013
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Witnessed SB test... Passed
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Enforcement Action:
Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Site Address: 15107 VANOWEN ST
Site City: VAN NUYS
Site Zip: 91405
Enf Action Date: 02-12-2016
Enf Action Type: Notice of Violation (Unified Program)
Enf Action Description: Notice of Violation Issued by the Inspector at the Time of Inspection
Enf Action Notes: Tank #1 Diesel.
Enf Action Division: Los Angeles City Fire Department
Enf Action Program: UST
Enf Action Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Site Address: 15107 VANOWEN ST
Site City: VAN NUYS
Site Zip: 91405
Enf Action Date: 06-16-2016
Enf Action Type: AEO - Unified Program
Enf Action Description: Administrative Enforcement Order Based on the Unified Program Statute
Enf Action Notes: Fines/Penalties Assessed: $19,600.00. Operating without overfill protection for unknown amount of time. Multiple NOVs and Red Tag/Bag 2249.
Enf Action Division: Los Angeles City Fire Department
Enf Action Program: HW
Enf Action Source: CERS

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Site Address: 15107 VANOWEN ST
Site City: VAN NUYS
Site Zip: 91405
Enf Action Date: 06-16-2016
Enf Action Type: AEO - Unified Program
Enf Action Description: Administrative Enforcement Order Based on the Unified Program Statute
Enf Action Notes: Fines/Penalties Assessed: $19,600.00. Operating without overfill protection for unknown amount of time. Multiple NOVs and Red Tag/Bag 2249.
Enf Action Division: Los Angeles City Fire Department
Enf Action Program: UST
Enf Action Source: CERS

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Coordinates:

Site ID:	165717
Facility Name:	VALLEY PRESBYTERIAN HOSPITAL
Env Int Type Code:	HWG
Program ID:	10241407
Coord Name:	Not reported
Ref Point Type Desc:	Center of a facility or station.
Latitude:	34.194950
Longitude:	-118.463210

Affiliation:

Affiliation Type Desc:	Environmental Contact
Entity Name:	Saro Tomasian
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	Not reported

Affiliation Type Desc:	Operator
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 782-6600

Affiliation Type Desc:	UST Property Owner Name
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen Street.
Affiliation City:	VAN NUYS
Affiliation State:	ca
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 782-6600

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	Not reported

Affiliation Type Desc:	Identification Signer
Entity Name:	Saro Tomasian
Entity Title:	Director of Engineering
Affiliation Address:	Not reported
Affiliation City:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	Legal Owner
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 782-6600
Affiliation Type Desc:	Property Owner
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 782-6600
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680
Affiliation Type Desc:	Parent Corporation
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	UST Permit Applicant
Entity Name:	Greg Upke
Entity Title:	Director of Engineering
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 902-3968
Affiliation Type Desc:	UST Tank Owner
Entity Name:	Valley Presbyterian Hospital

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Entity Title: Not reported
Affiliation Address: 15107 Vanowen Street.
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 782-6600

Affiliation Type Desc: Document Preparer
Entity Name: Valley Presbyterian Hospital
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: UST Tank Operator
Entity Name: Valley Presbyterian Hospital
Entity Title: Not reported
Affiliation Address: 15107 Vanowen Street.
Affiliation City: VAN NUYS
Affiliation State: ca
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 782-6600

HWTS:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN STREET
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAC003020977
Inactive Date: 09/20/2019
Create Date: 06/21/2019
Last Act Date: 09/21/2019
Mailing Name: Not reported
Mailing Address: 15107 VANOWEN STREET
Mailing Address 2: Not reported
Mailing City,State,Zip: VAN NUYS, CA 91405
Owner Name: VALLEY PRESBYTERIAN HOSPITAL
Owner Address: 15107 VANOWEN STREET
Owner Address 2: Not reported
Owner City,State,Zip: VAN NUYS, CA 91405
Contact Name: ALEX AL-AJLUNI
Contact Address: 15107 VANOWEN STREET
Contact Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405

Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN STREET
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914050000
EPA ID: CAD981412422
Inactive Date: 06/30/2017

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Create Date:	04/10/1987
Last Act Date:	03/15/2017
Mailing Name:	Not reported
Mailing Address:	P O BOX 9102
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	--
Owner Address:	--
Owner Address 2:	Not reported
Owner City,State,Zip:	--, 99 --
Contact Name:	INACTIVE PER SURVEY 1-25-95LH
Contact Address:	--
Contact Address 2:	Not reported
City,State,Zip:	--, 99 --

E28 **VALLEY PRESBYTERIAN HOSPITAL** **HIST UST** **S118416624**
NE **15107 VANOWEN BOULEVARD** **N/A**
< 1/8 **VAN NUYS, CA 91409**
0.095 mi.
504 ft. **Site 2 of 5 in cluster E**

Relative:
Higher

Actual:
738 ft.

HIST UST:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN BOULEVARD
City,State,Zip:	VAN NUYS, CA 91409
File Number:	00028517
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00028517.pdf
Region:	Not reported
Facility ID:	Not reported
Facility Type:	Not reported
Other Type:	Not reported
Contact Name:	Not reported
Telephone:	Not reported
Owner Name:	Not reported
Owner Address:	Not reported
Owner City,St,Zip:	Not reported
Total Tanks:	Not reported
Tank Num:	Not reported
Container Num:	Not reported
Year Installed:	Not reported
Tank Capacity:	Not reported
Tank Used for:	Not reported
Type of Fuel:	Not reported
Container Construction Thickness:	Not reported
Leak Detection:	Not reported

Click here for Geo Tracker PDF:

E29
NE
< 1/8
0.095 mi.
504 ft.

VALLEY PRESBYTERIAN HOSPITAL
15107 VANOWEN STREET
VAN NUYS, CA 91405

Site 3 of 5 in cluster E

RCRA NonGen / NLR | **1025841372** | **CAC003020977**

Relative:
Higher

Actual:
738 ft.

RCRA NonGen / NLR:

Date form received by agency:	2019-06-21 00:00:00.0
Facility name:	VALLEY PRESBYTERIAN HOSPITAL
Facility address:	15107 VANOWEN STREET VAN NUYS, CA 91405
EPA ID:	CAC003020977
Contact:	ALEX AL-AJLUNI
Contact address:	15107 VANOWEN STREET VAN NUYS, CA 91405
Contact country:	Not reported
Contact telephone:	818-531-6360
Contact email:	FAVILA@BURNS-ENVIRO.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	VALLEY PRESBYTERIAN HOSPITAL
Owner/operator address:	15107 VANOWEN STREET VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-531-6360
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	ALEX AL-AJLUNI
Owner/operator address:	15107 VANOWEN STREET VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-531-6360
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

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

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1025841372**

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

Violation Status: No violations found

E30 **RENAISSANCE IMAGING CENTER VAN NUYS** **RCRA NonGen / NLR** **1024845776**
NE **15107 VANOWEN ST** **CAL000399122**
< 1/8 **VAN NUYS, CA 91405**
0.095 mi.
504 ft. **Site 4 of 5 in cluster E**

Relative:
Higher

Actual:
738 ft.

RCRA NonGen / NLR:
Date form received by agency: 2014-07-23 00:00:00.0
Facility name: RENAISSANCE IMAGING CENTER VAN NUYS
Facility address: 15107 VANOWEN ST
VAN NUYS, CA 91405
EPA ID: CAL000399122
Contact: CLAUDIA KAZANJIAN DIRECTOR
Contact address: 15107 VANOWEN ST
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 818-200-4330
Contact email: CKAZANJIAN@RIMARAD.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: DR JERROLD MINK/DR ANDREW DEUTSCH
Owner/operator address: 15107 VANOWEN ST
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-200-4330
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: CLAUDIA KAZANJIAN DIRECTOR
Owner/operator address: 15107 VANOWEN ST
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-200-4330
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

RENAISSANCE IMAGING CENTER VAN NUYS (Continued) **1024845776**

Handler Activities Summary:
- U.S. importer of hazardous waste: No
- Mixed waste (haz. and radioactive): No
- Recycler of hazardous waste: No
- Transporter of hazardous waste: No
- Treater, storer or disposer of HW: No
- Underground injection activity: No
- On-site burner exemption: No
- Furnace exemption: No
- Used oil fuel burner: No
- Used oil processor: No
- User oil refiner: No
- Used oil fuel marketer to burner: No
- Used oil Specification marketer: No
- Used oil transfer facility: No
- Used oil transporter: No

Violation Status: No violations found

E31 **VALLEY PRESBYTERIAN HOSPITAL** **RCRA-SQG** **1000984874**
NE **15107 VANOWEN ST** **UST** **CAD072940307**
< 1/8 **VAN NUYS, CA 91405** **SWEEPS UST**
0.095 mi. **FINDS**
504 ft. **Site 5 of 5 in cluster E** **ECHO**
EMI
Relative: **HAZNET**
Higher **HWTS**
Actual:
738 ft.

RCRA-SQG:
- Date form received by agency: 1996-09-01 00:00:00.0
- Facility name: VALLEY PRESBYTERIAN HOSPITAL
- Facility address: 15107 VANOWEN ST
  VAN NUYS, CA 91405
- EPA ID: CAD072940307
- Contact: Not reported
- Contact address: Not reported
  Not reported
- Contact country: US
- Contact telephone: Not reported
- Contact email: Not reported
- EPA Region: 09
- Classification: Small Small Quantity Generator
- Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:
- Owner/operator name: VALLEY PRESPBYTERIAN HOSPITAL
- Owner/operator address: 15107 VANOWEN ST
  VAN NUYS, CA 91405
- Owner/operator country: Not reported
- Owner/operator telephone: 818-902-2902
- Owner/operator email: Not reported
- Owner/operator fax: Not reported
- Owner/operator extension: Not reported
- Legal status: Private

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Historical Generators:
Date form received by agency: 1996-09-01 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Small Quantity Generator

Date form received by agency: 1996-02-26 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Large Quantity Generator

Date form received by agency: 1995-04-20 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Small Quantity Generator

Date form received by agency: 1994-03-30 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Large Quantity Generator

Date form received by agency: 1992-05-12 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Large Quantity Generator

Date form received by agency: 1991-06-25 00:00:00.0
Site name: VALLEY PRESBYTERIAN HOSPITAL
Classification: Large Quantity Generator

Violation Status: No violations found

UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0002958
Permitting Agency: Los Angeles City Fire Department
Latitude: 34.19495
Longitude: -118.46321

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: Not reported
Permitting Agency: Los Angeles City Fire Department
Latitude: 34.19495
Longitude: -118.46321

LOS ANGELES UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0002958
Last Run Date: 06/01/2019
Status: ACTIVE

SWEEPS UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City: VAN NUYS
Status: Active
Comp Number: 5321
Number: 1
Board Of Equalization: Not reported
Referral Date: 02-25-93
Action Date: 02-25-93
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: Not reported
Tank Status: Not reported
Capacity: Not reported
Active Date: Not reported
Tank Use: Not reported
STG: Not reported
Content: Not reported
Number Of Tanks: Not reported

FINDS:
Registry ID: 110000831217

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.
STATE MASTER

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000984874
Registry ID:	110000831217
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110000831217
Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST.
City,State,Zip:	VAN NUYS, CA 91405

EMI:

Name:	VALLEY PRESBYTERIAN HOSP, OLMS
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1990
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	2
Reactive Organic Gases Tons/Yr:	0
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	3
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1995
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	10
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	0
NOX - Oxides of Nitrogen Tons/Yr:	0
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1996

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	9
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	1
SOX - Oxides of Sulphur Tons/Yr:	1
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1998
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	13
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	2
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

HAZNET:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
Contact:	HUGO CASTRO
Telephone:	8189025705
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN ST
Year:	2019
Gepaid:	CAD072940307
TSD EPA ID:	CAD009007626
CA Waste Code:	151 - Asbestos containing waste
Disposal Method:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons:	1.61000
Year:	2019
Gepaid:	CAD072940307
TSD EPA ID:	NED981723513

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 0.78000

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 214 - Unspecified solvent mixture
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.34200

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: UTD981552177
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 2.75220

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 791 - Liquids with pH <= 2
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.04170

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.43485

Year: 2018
Gepaid: CAD072940307
TSD EPA ID: CAD008364432
CA Waste Code: 331 - Off-specification, aged or surplus organics
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.00550

Year: 2018
Gepaid: CAD072940307
TSD EPA ID: UTD981552177
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 0.58350

Year: 2018
Gepaid: CAD072940307
TSD EPA ID: NED981723513
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 0.89950

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Year:	2018
Gepaid:	CAD072940307
TSD EPA ID:	CAD008364432
CA Waste Code:	122 - Alkaline solution without metals pH >= 12.5
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.01350

Click this hyperlink while viewing on your computer to access
297 additional CA HAZNET: record(s) in the EDR Site Report.

Additional Info:

Year:	1997
Gen EPA ID:	CAD072940307
Shipment Date:	19971229
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971229
Manifest ID:	96766834
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	F003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971201
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971201
Manifest ID:	96766818
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971104
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971104
Manifest ID:	96766806
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971104
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971104
Manifest ID:	96766806
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971015
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971015
Manifest ID:	96803192
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19970922
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19970922
Manifest ID:	96803185
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2007
Gen EPA ID:	CAD072940307
Shipment Date:	20071204
Creation Date:	3/4/2008 18:31:09
Receipt Date:	20071206
Manifest ID:	000031871WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20071023

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	1/8/2008 18:30:22
Receipt Date:	20071024
Manifest ID:	000031860WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20071023
Creation Date:	1/8/2008 18:30:22
Receipt Date:	20071024
Manifest ID:	000031860WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20070731
Creation Date:	12/28/2007 18:31:37
Receipt Date:	20070801
Manifest ID:	000031789WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.206
Waste Quantity:	412
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070731
Creation Date:	1/8/2008 18:30:16
Receipt Date:	20070801
Manifest ID:	000031788WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070731
Creation Date:	1/8/2008 18:30:16
Receipt Date:	20070801
Manifest ID:	000031788WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070606
Creation Date:	10/18/2007 18:30:24
Receipt Date:	20070607
Manifest ID:	000031746WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070606
Creation Date:	10/18/2007 18:30:24
Receipt Date:	20070607
Manifest ID:	000031746WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20070330
Creation Date:	8/23/2007 18:30:14
Receipt Date:	20070330
Manifest ID:	000031685WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20070330
Creation Date:	8/23/2007 18:30:14
Receipt Date:	20070330
Manifest ID:	000031685WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2002
Gen EPA ID:	CAD072940307

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D018
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0462
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D018
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0462
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D018
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0462
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.0165

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2000
Gen EPA ID:	CAD072940307
Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.7506
Waste Quantity:	180
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083439
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20001030
Creation Date:	1/9/2001 0:00:00
Receipt Date:	20001030
Manifest ID:	99083417
Trans EPA ID:	CAD980814347
Trans Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083392
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083393
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083393
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.9174
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000724
Creation Date:	9/11/2000 0:00:00
Receipt Date:	20000724
Manifest ID:	99083360
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20000724
Creation Date:	9/11/2000 0:00:00
Receipt Date:	20000724
Manifest ID:	99083359
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2010
Gen EPA ID:	CAD072940307
Shipment Date:	20100909
Creation Date:	11/3/2010 18:30:44
Receipt Date:	20100910
Manifest ID:	000038856WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAD000626218
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	5.6
Waste Quantity:	14
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.01
Waste Quantity:	20
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	Not reported
Waste Quantity:	Not reported
Quantity Unit:	Not reported
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100607
Creation Date:	8/30/2010 18:30:29
Receipt Date:	20100610
Manifest ID:	007083103JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	U188
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100526
Creation Date:	8/26/2010 18:30:25
Receipt Date:	20100527
Manifest ID:	007083031JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100224
Creation Date:	5/27/2010 18:30:25
Receipt Date:	20100225
Manifest ID:	006057061JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100224
Creation Date:	5/27/2010 18:30:25
Receipt Date:	20100225
Manifest ID:	006057061JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100112

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	2/23/2011 18:30:31
Receipt Date:	20110113
Manifest ID:	007669375JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	U002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20100112
Creation Date:	2/23/2011 18:30:31
Receipt Date:	20110113
Manifest ID:	007669375JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2006
Gen EPA ID:	CAD072940307

Shipment Date:	20061227
Creation Date:	4/19/2007 18:31:30
Receipt Date:	20061229
Manifest ID:	000031603WAS

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	3/30/2007 13:34:03
Receipt Date:	20061130
Manifest ID:	000031578WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.099
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	122 - Alkaline solution without metals (pH > 12.5
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0834
Waste Quantity:	20
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.2935
Waste Quantity:	587
Quantity Unit:	P

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	3/30/2007 13:34:03
Receipt Date:	20061130
Manifest ID:	000031578WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D035
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061103
Creation Date:	3/30/2007 13:33:32

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	20061103
Manifest ID:	000031562WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20061103
Creation Date:	3/30/2007 13:33:32
Receipt Date:	20061103
Manifest ID:	000031562WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20061018
Creation Date:	3/30/2007 13:33:32
Receipt Date:	20061020
Manifest ID:	000031541WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMCIAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1996
Gen EPA ID:	CAD072940307
Shipment Date:	19961230
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961230
Manifest ID:	95108866
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	*** - Not reported
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.688
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19961101
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961101
Manifest ID:	95272619
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	*** - Not reported
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.688
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19961101
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961101
Manifest ID:	95272619
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19961003
Creation Date:	6/26/1997 0:00:00
Receipt Date:	19961003
Manifest ID:	95272602
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19960925
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19960925
Manifest ID:	96284479
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080033681
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	D008
Meth Code:	D99 - Disposal, Other
Quantity Tons:	0.35
Waste Quantity:	700
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19960906
Creation Date:	5/30/1997 0:00:00
Receipt Date:	19960906
Manifest ID:	95272587
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.363
Waste Quantity:	110
Quantity Unit:	G

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19960829
Creation Date:	9/12/1997 0:00:00
Receipt Date:	19961002
Manifest ID:	96284495
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000827758
Trans 2 Name:	Not reported
TSDF EPA ID:	AZD983476680
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.25
Waste Quantity:	500
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1995
Gen EPA ID:	CAD072940307
Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.114
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	132 - Aqueous solution w/metals (< restricted levels and see waste code 121 for a list of metals
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19951207
Creation Date:	7/29/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95020756
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.525
Waste Quantity:	1050
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.363
Waste Quantity:	110

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272419
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0625
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19951031
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951031
Manifest ID:	95272400
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2013
Gen EPA ID:	CAD072940307

Shipment Date:	20131231
Creation Date:	4/29/2014 22:14:58
Receipt Date:	20140108
Manifest ID:	012118549JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20131231
Creation Date:	5/17/2014 22:15:09
Receipt Date:	20140113
Manifest ID:	012118588JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D024
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.0205
Waste Quantity:	41
Quantity Unit:	P
Additional Code 1:	D011
Additional Code 2:	D010
Additional Code 3:	D009
Additional Code 4:	D007
Additional Code 5:	Not reported

Shipment Date:	20131210
Creation Date:	3/18/2014 22:15:05
Receipt Date:	20131211
Manifest ID:	012118505JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

	Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	8/8/2014 22:14:58
Receipt Date:	20131115
Manifest ID:	012120279JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D011
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	D010
Additional Code 2:	D009
Additional Code 3:	D007
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	12/17/2013 22:15:06
Receipt Date:	20131108
Manifest ID:	012120278JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	1/28/2014 22:15:19
Receipt Date:	20131106
Manifest ID:	012120277JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131014
Creation Date:	12/4/2013 22:15:12
Receipt Date:	20131016
Manifest ID:	012120212JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131014
Creation Date:	11/21/2013 22:15:08
Receipt Date:	20131018
Manifest ID:	010793590JJK
Trans EPA ID:	MNS000110924

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H039 - Other Recovery Of Reclamation For Reuse Including Acid Regeneration, Organics Recovery Ect
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20130926
Creation Date:	11/20/2013 22:15:20
Receipt Date:	20131002
Manifest ID:	001356117GBF
Trans EPA ID:	CAR000114587
Trans Name:	METAL CLAD INSULATION CORP
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20130925
Creation Date:	11/16/2013 22:15:32
Receipt Date:	20130925
Manifest ID:	011195626JJK
Trans EPA ID:	CAL000367448
Trans Name:	STAR RESOURLES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	10
Waste Quantity:	25
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1993
Gen EPA ID:	CAD072940307
Shipment Date:	19931230
Creation Date:	9/14/1995 0:00:00
Receipt Date:	19931230
Manifest ID:	92832958
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931202
Creation Date:	9/14/1995 0:00:00
Receipt Date:	19931202
Manifest ID:	90733193
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931118
Creation Date:	9/12/1995 0:00:00
Receipt Date:	Not reported
Manifest ID:	90733192
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931104
Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931104
Manifest ID:	90733191
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931018

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931025
Manifest ID:	92223459
Trans EPA ID:	CAD983609645
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	UTD069803658
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0385
Waste Quantity:	77
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19931015
Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931015
Manifest ID:	90733190
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19930930
Creation Date:	9/12/1995 0:00:00
Receipt Date:	19931004
Manifest ID:	92223206
Trans EPA ID:	CAD983609645
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	UTD069803685
Trans Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0255
Waste Quantity:	51
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930920
Creation Date:	9/12/1995 0:00:00
Receipt Date:	Not reported
Manifest ID:	90733189
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930820
Creation Date:	9/11/1995 0:00:00
Receipt Date:	19930820
Manifest ID:	90733188
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930723
Creation Date:	9/8/1995 0:00:00
Receipt Date:	Not reported
Manifest ID:	90733187
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2011
Gen EPA ID:	CAD072940307
Shipment Date:	20111228
Creation Date:	3/27/2012 20:30:14
Receipt Date:	20120104
Manifest ID:	007667569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.108
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20111228
Creation Date:	3/27/2012 20:30:14
Receipt Date:	20120104
Manifest ID:	007667569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20111108
Creation Date:	1/20/2012 20:31:22
Receipt Date:	20111109
Manifest ID:	008474772JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982492399
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05004
Waste Quantity:	12
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20110927
Creation Date:	3/12/2012 20:30:14
Receipt Date:	20110928
Manifest ID:	008475523JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20110901
Creation Date:	1/27/2012 20:30:28
Receipt Date:	20111208
Manifest ID:	000038928WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAR000214478
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	2.4
Waste Quantity:	6
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20110822
Creation Date:	10/19/2011 18:30:46
Receipt Date:	20110824
Manifest ID:	008474725JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982492399
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110805
Creation Date:	10/19/2011 18:30:11
Receipt Date:	20110808
Manifest ID:	008474638JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H129 - Other Treatment
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110805
Creation Date:	3/19/2012 20:30:14
Receipt Date:	20110810
Manifest ID:	008474640JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.306
Waste Quantity:	85
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110805
Creation Date:	3/19/2012 20:30:14
Receipt Date:	20110810
Manifest ID:	008474640JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110618
Creation Date:	10/13/2011 18:30:12
Receipt Date:	20110728
Manifest ID:	000038910WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAR000214478
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.8
Waste Quantity:	2
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1998
Gen EPA ID:	CAD072940307

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19981209
Creation Date:	2/8/1999 0:00:00
Receipt Date:	19981209
Manifest ID:	96767044
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981209
Creation Date:	2/8/1999 0:00:00
Receipt Date:	19981209
Manifest ID:	96767044
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	U226
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.099
Waste Quantity:	30
Quantity Unit:	G

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981112
Creation Date:	1/13/1999 0:00:00
Receipt Date:	19981112
Manifest ID:	96767026
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981112
Creation Date:	1/13/1999 0:00:00
Receipt Date:	19981112

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	96767026
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981021
Creation Date:	7/12/2000 0:00:00
Receipt Date:	19981021
Manifest ID:	96767017
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981021
Creation Date:	7/12/2000 0:00:00
Receipt Date:	19981021
Manifest ID:	96767017
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2001
Gen EPA ID:	CAD072940307
Shipment Date:	20011212
Creation Date:	2/13/2002 0:00:00
Receipt Date:	20011212
Manifest ID:	21437226
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011212
Creation Date:	2/13/2002 0:00:00
Receipt Date:	20011212
Manifest ID:	21437226
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011114
Creation Date:	1/16/2002 0:00:00
Receipt Date:	20011114
Manifest ID:	21437210
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	F003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010912
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20010912
Manifest ID:	99083577
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010808
Creation Date:	10/23/2001 0:00:00
Receipt Date:	20010808
Manifest ID:	99083555
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010705
Creation Date:	10/1/2001 0:00:00
Receipt Date:	20010705
Manifest ID:	99083542
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2012
Gen EPA ID:	CAD072940307
Shipment Date:	20121226
Creation Date:	2/15/2013 22:15:34
Receipt Date:	20121227
Manifest ID:	010793730JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	281 - Adhesives
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20121220
Creation Date:	2/18/2013 22:15:20
Receipt Date:	20121228
Manifest ID:	000038996WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDFILL RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121218
Creation Date:	2/18/2013 22:15:20
Receipt Date:	20121219
Manifest ID:	010793729JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.004
Waste Quantity:	8
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121119
Creation Date:	2/15/2013 22:15:11
Receipt Date:	20121121
Manifest ID:	010793932JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.108
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121019
Creation Date:	12/28/2012 22:15:08
Receipt Date:	20121026
Manifest ID:	009965599JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H039 - Other Recovery Of Reclamation For Reuse Including Acid Regeneration, Organics Recovery Ect
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121012
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0045
Waste Quantity:	9
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.03
Waste Quantity:	60
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2014
Gen EPA ID:	CAD072940307

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20141230
Creation Date:	3/3/2015 22:14:59
Receipt Date:	20150102
Manifest ID:	013363408JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.041
Waste Quantity:	82
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141215
Creation Date:	2/14/2015 22:15:08
Receipt Date:	20141219
Manifest ID:	013363270JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141215
Creation Date:	2/14/2015 22:15:08
Receipt Date:	20141219
Manifest ID:	013363270JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141215
Creation Date:	3/6/2015 22:15:05
Receipt Date:	20141218
Manifest ID:	013363268JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0065
Waste Quantity:	13
Quantity Unit:	P
Additional Code 1:	U058
Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141215
Creation Date:	3/6/2015 22:15:05
Receipt Date:	20141218
Manifest ID:	013363268JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141117
Creation Date:	1/21/2015 22:15:08
Receipt Date:	20141121
Manifest ID:	013363047JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141117
Creation Date:	1/8/2015 22:15:01
Receipt Date:	20141120
Manifest ID:	013363046JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20141028
Creation Date:	12/19/2014 22:15:01
Receipt Date:	20141029
Manifest ID:	013362873JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141006
Creation Date:	12/26/2014 22:15:10
Receipt Date:	20141008
Manifest ID:	013362740JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141006
Creation Date:	3/31/2015 22:15:12
Receipt Date:	20141014
Manifest ID:	013362743JJK
Trans EPA ID:	MNS000110924

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D011
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	D010
Additional Code 2:	D009
Additional Code 3:	D007
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2017
Gen EPA ID:	CAD072940307
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0035
Waste Quantity:	7
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.022
Waste Quantity:	44
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.004
Waste Quantity:	8
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U035
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.0175
Waste Quantity:	35
Quantity Unit:	P
Additional Code 1:	U010
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	10/4/2018 18:30:16
Receipt Date:	20171215
Manifest ID:	018247945JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	NED981723513
TSDF Alt Name:	CLEAN HARBORS KIMBALL
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.2125
Waste Quantity:	425
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171122
Creation Date:	6/13/2018 18:31:23
Receipt Date:	20171201
Manifest ID:	015718487JJK
Trans EPA ID:	CAR000250456
Trans Name:	WESTCOR ENVIRONMENTAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	1.15
Waste Quantity:	5
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20171120
Creation Date:	8/3/2018 18:30:48
Receipt Date:	20171121
Manifest ID:	018039741JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0225
Waste Quantity:	45
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20171023
Creation Date:	6/13/2018 18:31:31
Receipt Date:	20171026
Manifest ID:	018039989JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	Not reported
Waste Quantity:	335
Quantity Unit:	Not reported
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20171023
Creation Date:	8/1/2018 18:30:51
Receipt Date:	20171030
Manifest ID:	018039988JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID: UTD981552177
Trans Name: CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID: NED981723513
TSDF Alt Name: CLEAN HARBORS KIMBALL
Waste Code Description: 551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code: Not reported
Meth Code: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons: 0.4375
Waste Quantity: 875
Quantity Unit: P
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Shipment Date: 20171023
Creation Date: 6/13/2018 18:31:31
Receipt Date: 20171026
Manifest ID: 018039989JJK
Trans EPA ID: MNS000110924
Trans Name: STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAD008364432
Trans Name: RHO-CHEM LLC
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 214 - Unspecified solvent mixture
RCRA Code: F003
Meth Code: H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons: 0.0455
Waste Quantity: 91
Quantity Unit: P
Additional Code 1: D001
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Additional Info:
Year: 2016
Gen EPA ID: CAD072940307

Shipment Date: 20151214
Creation Date: 2/9/2016 22:15:50
Receipt Date: 20151217
Manifest ID: 015367125JJK
Trans EPA ID: MNS000110924
Trans Name: STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAD008364432
Trans Name: RHO-CHEM LLC
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 331 - Off-specification, aged, or surplus organics

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.341
Waste Quantity:	682
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151207
Creation Date:	2/8/2016 22:17:20
Receipt Date:	20151210
Manifest ID:	015367068JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.034
Waste Quantity:	68
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151116
Creation Date:	1/11/2016 22:16:40
Receipt Date:	20151119
Manifest ID:	015132883JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0405
Waste Quantity:	81
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151027
Creation Date:	1/11/2016 22:16:14
Receipt Date:	20151030
Manifest ID:	013728310JJK
Trans EPA ID:	CAL000276238

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	AMERICAN TECHNOLOGIES INC
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI (ENVIRONMENTAL CONTRACTORS TRANSPORTATION INC)
TSDF EPA ID:	AZC950823111
Trans Name:	LA PAZ COUNTY LANDFILL
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151016
Creation Date:	12/22/2015 22:15:38
Receipt Date:	20151016
Manifest ID:	013992873JJK
Trans EPA ID:	CAR000181891
Trans Name:	BDC SPECIAL WASTE SERVICES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDRECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.4587
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.015
Waste Quantity:	30
Quantity Unit:	P
Additional Code 1:	U058

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2008
Gen EPA ID:	CAD072940307
Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.211
Waste Quantity:	422
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	U151
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.023
Waste Quantity:	46
Quantity Unit:	P
Additional Code 1:	D009

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0055
Waste Quantity:	11
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2005
Gen EPA ID:	CAD072940307
Shipment Date:	20051228
Creation Date:	3/22/2006 18:32:18
Receipt Date:	20051228
Manifest ID:	24004949
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	T01 - Treatment, Tank
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051012
Creation Date:	6/22/2006 18:31:22
Receipt Date:	20051012
Manifest ID:	24004912
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051012
Creation Date:	6/22/2006 18:31:22
Receipt Date:	20051012
Manifest ID:	24004912
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.008
Waste Quantity:	16
Quantity Unit:	P

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20050922
Creation Date:	8/23/2006 18:32:59
Receipt Date:	20050922
Manifest ID:	23319161
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTA INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	CAD009007626
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	1.6856
Waste Quantity:	2
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20050915
Creation Date:	3/10/2006 10:49:15
Receipt Date:	20050916
Manifest ID:	22597989
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20050915
Creation Date:	3/10/2006 10:49:15
Receipt Date:	20050916

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	22597989
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20050809
Creation Date:	4/13/2006 18:45:56
Receipt Date:	20050811
Manifest ID:	22597975
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2003
Gen EPA ID:	CAD072940307

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597652
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56
Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56
Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597629
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597630
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597630
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2004
Gen EPA ID:	CAD072940307
Shipment Date:	20041207
Creation Date:	3/13/2007 18:30:13
Receipt Date:	20041207
Manifest ID:	22597842
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041207
Creation Date:	3/13/2007 18:30:13
Receipt Date:	20041207
Manifest ID:	22597842
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041109

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	1/28/2005 18:31:06
Receipt Date:	20041110
Manifest ID:	22597831
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20041109
Creation Date:	1/28/2005 18:31:06
Receipt Date:	20041110
Manifest ID:	22597831
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20041012
Creation Date:	12/31/2004 18:30:54
Receipt Date:	20041012
Manifest ID:	22597820
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20041012
Creation Date:	12/31/2004 18:30:54
Receipt Date:	20041012
Manifest ID:	22597820
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20040915
Creation Date:	1/6/2005 18:32:03
Receipt Date:	20040915
Manifest ID:	22597808
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597785
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597784
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597784

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1315
Waste Quantity:	263
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2009
Gen EPA ID:	CAD072940307
Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	281 - Adhesives
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090911
Creation Date:	10/29/2009 18:30:19
Receipt Date:	20090917
Manifest ID:	006058594JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

	Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.35445
Waste Quantity:	85
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090819
Creation Date:	9/30/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058512JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090819
Creation Date:	9/30/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058512JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20090819
Creation Date:	9/25/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058517JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD088504881
Trans Name:	KINSBURSKY BROTHERS INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	792 - Not reported
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0365
Waste Quantity:	73
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090819
Creation Date:	9/25/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058517JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD088504881
Trans Name:	KINSBURSKY BROTHERS INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D006
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.024
Waste Quantity:	48
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090720
Creation Date:	9/25/2009 18:30:28
Receipt Date:	20090803
Manifest ID:	000038806WAS
Trans EPA ID:	CAR000155317

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090504
Creation Date:	6/16/2009 18:30:09
Receipt Date:	20090507
Manifest ID:	005328757JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1994
Gen EPA ID:	CAD072940307
Shipment Date:	19941227
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19940104
Manifest ID:	95020599
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	2.5
Waste Quantity:	5000
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941216
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941222
Manifest ID:	95020594
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	3.5
Waste Quantity:	7000
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941208
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941215
Manifest ID:	95020585
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	2.1875
Waste Quantity:	4375

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941202
Creation Date:	10/19/1995 0:00:00
Receipt Date:	19941206
Manifest ID:	93738880
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAD980814883
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	16.856
Waste Quantity:	20
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941202
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941206
Manifest ID:	95020569
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAD980814883
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	16.856
Waste Quantity:	20
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941201
Creation Date:	3/28/1996 0:00:00

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	19941201
Manifest ID:	92898728
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941103
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941103
Manifest ID:	92898708
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941020
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941025
Manifest ID:	95020521
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	1.1375
Waste Quantity:	2275
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941011
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941014
Manifest ID:	95020504
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.5375
Waste Quantity:	1075
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941010
Creation Date:	3/26/1996 0:00:00
Receipt Date:	19941010
Manifest ID:	92898633
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Additional Info:
Year: 1999
Gen EPA ID: CAD072940307

Shipment Date: 19991202
Creation Date: 2/1/2000 0:00:00
Receipt Date: 19991202
Manifest ID: 99083251
Trans EPA ID: CAD980814347
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAT080022148
Trans Name: Not reported
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 725 - Liquids with mercury > 20 mg/l
RCRA Code: D009
Meth Code: H01 - Transfer Station
Quantity Tons: 0.0208
Waste Quantity: 5
Quantity Unit: G
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Shipment Date: 19991202
Creation Date: 2/1/2000 0:00:00
Receipt Date: 19991202
Manifest ID: 99083251
Trans EPA ID: CAD980814347
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAT080022148
Trans Name: Not reported
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 214 - Unspecified solvent mixture
RCRA Code: D001
Meth Code: H01 - Transfer Station
Quantity Tons: 0.792
Waste Quantity: 220
Quantity Unit: G
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Shipment Date: 19991018

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991018
Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991018
Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	1/19/2000 0:00:00
Receipt Date:	19991004
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	99083224

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2015
Gen EPA ID:	CAD072940307
Shipment Date:	20151214
Creation Date:	2/9/2016 22:15:50
Receipt Date:	20151217
Manifest ID:	015367125JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.341
Waste Quantity:	682
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151207
Creation Date:	2/8/2016 22:17:20
Receipt Date:	20151210
Manifest ID:	015367068JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.034
Waste Quantity:	68
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151116
Creation Date:	1/11/2016 22:16:40
Receipt Date:	20151119
Manifest ID:	015132883JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0405
Waste Quantity:	81
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151027
Creation Date:	1/11/2016 22:16:14
Receipt Date:	20151030
Manifest ID:	013728310JJK
Trans EPA ID:	CAL000276238
Trans Name:	AMERICAN TECHNOLOGIES INC
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI (ENVIRONMENTAL CONTRACTORS TRANSPORTATION INC)
TSDF EPA ID:	AZC950823111
Trans Name:	LA PAZ COUNTY LANDFILL
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20151016
Creation Date:	12/22/2015 22:15:38
Receipt Date:	20151016
Manifest ID:	013992873JJK
Trans EPA ID:	CAR000181891
Trans Name:	BDC SPECIAL WASTE SERVICES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDRECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.015
Waste Quantity:	30
Quantity Unit:	P
Additional Code 1:	U058
Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.4587
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

HWTS:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
EPA ID:	CAD072940307
Inactive Date:	Not reported
Create Date:	04/10/1987
Last Act Date:	11/01/2019
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN ST

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914099102
Contact Name:	HUGO CASTRO
Contact Address:	15107 VANOWEN ST
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91406

NAICS:

EPA ID:	CAD072940307
Create Date:	2002-03-14 16:36:26
NAICS Code:	62211
NAICS Description:	General Medical and Surgical Hospitals
Issued EPA ID Date:	1987-04-10 00:00:00
Inactive Date:	Not reported
Facility Name:	VALLEY PRESBYTERIAN HOSPITAL
Facility Address:	15107 VANOWEN ST
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	19
Facility State:	CA
Facility Zip:	914050000

D32 **TESORO (USA) 63234** **HAZMAT** **S123549593**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 5 of 14 in cluster D**

Relative: **Higher**

Actual: **741 ft.**

LOS ANGELES HM:

Name:	TESORO (USA) 63234
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0026299
Last Run Date:	06/01/2019
Status:	ACTIVE

D33 **CHEVRON #9-0316T (FORMER)** **LUST** **S102427076**
NNW **6810 SEPULVEDA BLVD** **Cortese** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CERS**
0.098 mi.
515 ft. **Site 6 of 14 in cluster D**

Relative: **Higher**

Actual: **741 ft.**

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
Facility Id:	914050816	
Status:	Case Closed	
Substance:	Hydrocarbons	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603702436	
W Global ID:	W0602903312	
Staff:	UNK	

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Local Agency:	19050	
Cross Street:	VANOWEN ST	
Enforcement Type:	Not reported	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		1/22/1996
Date Leak Record Entered:	4/18/1996	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		9/25/1996
Date the Case was Closed:		9/25/1996
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Not reported	
Operator:	THRIFTY #234	
Water System:	WILDMAN MUTUAL WATER COMPANY	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		12598.092087274936107056463244
Source of Cleanup Funding:		Not reported
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	BLANK RP	
RP Address:	Not reported	
Program:	LUST	
Lat/Long:	34.1940688 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	1503312-001	
Summary:	OLD CASE #960418-03	

CORTESE:

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Region:	CORTESE
Envirostor Id:	Not reported
Global ID:	T0603702436
Site/Facility Type:	LUST CLEANUP SITE
Cleanup Status:	COMPLETED - CASE CLOSED
Status Date:	Not reported
Site Code:	Not reported

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Latitude:	Not reported
Longitude:	Not reported
Owner:	Not reported
Enf Type:	Not reported
Swat R:	Not reported
Flag:	active
Order No:	Not reported
Waste Discharge System No:	Not reported
Effective Date:	Not reported
Region 2:	Not reported
WID Id:	Not reported
Solid Waste Id No:	Not reported
Waste Management Uit Name:	Not reported
File Name:	Active Open

CERS:

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	255485
CERS ID:	T0603702436
CERS Description:	Leaking Underground Storage Tank Cleanup Site

Affiliation:

Affiliation Type Desc:	Local Agency Caseworker
Entity Name:	TBD - LOS ANGELES, CITY OF
Entity Title:	Not reported
Affiliation Address:	200 N. MAIN ST. RM. 970
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	2134826528

Affiliation Type Desc:	Regional Board Caseworker
Entity Name:	YUE RONG - LOS ANGELES RWQCB (REGION 4)
Entity Title:	Not reported
Affiliation Address:	320 W. 4TH ST., SUITE 200
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

D34 **BRETTS INCORPORATED** **EDR Hist Auto** **1020985387**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 7 of 14 in cluster D**

Relative: EDR Hist Auto
Higher

Actual: **741 ft.**

Year:	Name:	Type:
1969	ART & SONS GULF SERVICE CENTER	Gasoline Service Stations
1970	ART & SONS GULF SERVICE CENTER	Gasoline Service Stations
1979	BRETTS INC	Gasoline Service Stations
1980	BRETTS INC	Gasoline Service Stations

BRETTS INCORPORATED (Continued) **1020985387**

1982	BRETTS INC	Gasoline Service Stations
1988	BRETTS INC	Carwashes
1989	VAN NUYS GULF CAR WASH	Gasoline Service Stations
1989	BRETTS INC	Carwashes, NEC
1990	BRETTS INC	Carwashes, NEC
1991	BRETTS INC	Carwashes, NEC
1991	VAN NUYS GULF CAR WASH	Gasoline Service Stations
1992	BRETTS INC	Carwashes, NEC
1993	BRETTS INC	Carwashes, NEC
1994	BRETTS INC	Carwashes, NEC
1995	BRETTS INCORPORATED	Carwashes, NEC
1996	BRETTS INCORPORATED	Carwashes, NEC
1997	BRETTS INCORPORATED	Carwashes, NEC
1998	BRETTS INCORPORATED	Carwashes, NEC
1999	BRETTS INCORPORATED	Carwashes, NEC
2000	BRETTS INCORPORATED	Carwashes, NEC
2001	BRETTS INCORPORATED	Carwashes, NEC
2002	BRETTS INCORPORATED	Carwashes, NEC
2003	BRETTS INCORPORATED	Carwashes, NEC
2004	BRETTS INCORPORATED	Carwashes, NEC
2005	BRETTS INCORPORATED	Carwashes, NEC
2006	BRETTS INCORPORATED	Carwashes, NEC
2007	BRETTS INCORPORATED	Carwashes, NEC
2008	BRETTS INCORPORATED	Carwashes, NEC
2009	BRETTS INCORPORATED	Carwashes, NEC
2010	BRETTS INCORPORATED	Carwashes, NEC
2010	NACHOS AUTO DETAIL	General Automotive Repair Shops
2011	BRETTS INCORPORATED	Carwashes, NEC

D35 **TESORO USA 63234** **RCRA-SQG 1004677757**
NNW **6810 SEPULVEDA BLVD** **FINDS CAR000101220**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 8 of 14 in cluster D**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date form received by agency:	2013-06-03 00:00:00.0
Facility name:	TESORO STATION NO 63234
Facility address:	6810 SEPULVEDA BLVD VAN NUYS, CA 91405
EPA ID:	CAR000101220
Mailing address:	19100 RIDGEWOOD PKWY TX1 022 SAN ANTONIO, TX 78259
Contact:	TERESA A MILES
Contact address:	19100 RIDGEWOOD PKWY TX1 022 SAN ANTONIO, TX 78259
Contact country:	US
Contact telephone:	562-495-6850
Contact email:	TERESA.A.MILES@TSOCORP.COM
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

TESORO USA 63234 (Continued) **1004677757**

Owner/Operator Summary:
- Owner/operator name: TESORO REFINING AND MARKETING CO LLC
- Owner/operator address: 19100 RIDGEWOOD PKWY TX1 022
  SAN ANTONIO, TX 78259
- Owner/operator country: US
- Owner/operator telephone: 562-495-6850
- Owner/operator email: Not reported
- Owner/operator fax: Not reported
- Owner/operator extension: Not reported
- Legal status: Private
- Owner/Operator Type: Owner
- Owner/Op start date: 2013-06-01 00:00:00.
- Owner/Op end date: Not reported

- Owner/operator name: TEDORO REFINING AND MARKETING CO LLC
- Owner/operator address: Not reported
  Not reported
- Owner/operator country: US
- Owner/operator telephone: Not reported
- Owner/operator email: Not reported
- Owner/operator fax: Not reported
- Owner/operator extension: Not reported
- Legal status: Private
- Owner/Operator Type: Operator
- Owner/Op start date: 2013-06-01 00:00:00.
- Owner/Op end date: Not reported

Handler Activities Summary:
- U.S. importer of hazardous waste: No
- Mixed waste (haz. and radioactive): No
- Recycler of hazardous waste: No
- Transporter of hazardous waste: No
- Treater, storer or disposer of HW: No
- Underground injection activity: No
- On-site burner exemption: No
- Furnace exemption: No
- Used oil fuel burner: No
- Used oil processor: No
- User oil refiner: No
- Used oil fuel marketer to burner: No
- Used oil Specification marketer: No
- Used oil transfer facility: No
- Used oil transporter: No

Historical Generators:
- Date form received by agency: 2002-07-10 00:00:00.0
- Site name: ARCO FACILITY NO 09634
- Classification: Small Quantity Generator

Hazardous Waste Summary:

- Waste code: D000
- Waste name: Not Defined

- Waste code: D001

TESORO USA 63234 (Continued) **1004677757**

. Waste name: IGNITABLE WASTE

. Waste code: D018
. Waste name: BENZENE

Violation Status: No violations found

FINDS:
Registry ID: 110012199003

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

D36 **ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC** **CERS HAZ WASTE** **S113156309**
NNW **6810 SEPULVEDA BLVD** **CERS TANKS** **N/A**
< 1/8 **VAN NUYS, CA 91405** **HAZNET**
0.098 mi. **CERS**
515 ft. **Site 9 of 14 in cluster D** **HWTS**

Relative: Higher
Actual: 741 ft.

CERS HAZ WASTE:
Name: TESORO (SPEEDWAY XP) 63234
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Site ID: 160352
CERS ID: 10250929
CERS Description: Hazardous Waste Generator

CERS TANKS:
Name: TESORO (SPEEDWAY XP) 63234
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Site ID: 160352
CERS ID: 10250929
CERS Description: Underground Storage Tank

HAZNET:
Name: ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Address: 6810 SEPULVEDA BLVD
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914054401
Contact: ALY SHAKANKIRY
Telephone: 5627155011
Mailing Name: Not reported
Mailing Address: 8050 VAN NUYS BLVD

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Year: 2016
Gepaid: CAL000343862
TSD EPA ID: CAD008252405
CA Waste Code: 214 - Unspecified solvent mixture
Disposal Method: H061 - Fuel Blending Prior To Energy Recovery At Another Site
Tons: 0.198

Year: 2011
Gepaid: CAL000343862
TSD EPA ID: NVT330010000
CA Waste Code: 352 - Other organic solids
Disposal Method: H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons: 0.0375

Additional Info:
Year: 2011
Gen EPA ID: CAL000343862

Shipment Date: 20110606
Creation Date: 11/30/2011 18:30:22
Receipt Date: 20110609
Manifest ID: 004233976FLE
Trans EPA ID: CAR000183913
Trans Name: BELSHIRE
Trans 2 EPA ID: CAD981412356
Trans 2 Name: PACIFIC TRANS ENVIRONMENTAL SERVICES INC
TSDF EPA ID: NVT330010000
Trans Name: US ECOLOGY NEVADA OPERATIONS
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 352 - Other organic solids
RCRA Code: Not reported
Meth Code: H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons: 0.0375
Waste Quantity: 75
Quantity Unit: P
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

CERS:
Name: TESORO (SPEEDWAY XP) 63234
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Site ID: 160352
CERS ID: 10250929
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 11-01-2017

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Citation:	HSC 6.7 25291(b) - California Health and Safety Code, Chapter 6.7, Section(s) 25291(b)
Violation Description:	Failure of the UST system to be designed and constructed with a monitoring system capable of detecting the entry of the hazardous substance into the secondary containment.
Violation Notes:	Returned to compliance on 11/01/2017. OBSERVATION: The 91 STP VR-208 sensor failed to activate an audible and visual alarm when tested to ensure continuous monitoring of the tank system. All monitoring equipment shall be maintained to activate an audible and visual alarm or stop the flow of product at the dispenser when it detects a leak. CORRECTIVE ACTION: Correct immediately by having a properly licensed, trained, and certified contractor replace the failed component with a functional component (LG 113-x listed, if applicable) and obtain a permit within 1 business day from the CUPA. If the failed component canG t be replaced immediately, there is a possibility that the 91 UST system may be red tagged to prevent fuel inputs. ** This sensor was replaced and tested 10/24/2017. A permit was applied for 10/31/2017. LAFD was able to grant this permit and retest during the annual monitor certification 11/1/2017. **
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	06-02-2016
Citation:	23 CCR 6.7 25284, 25286 - California Code of Regulations, Title 23, Chapter 6.7, Section(s) 25284, 25286
Violation Description:	Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes:	Returned to compliance on 06/16/2016. OBSERVATION: Owner/Operator did not submit and/or maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. CORRECTIVE ACTION: Submit and maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. ***** Please log in to the California Environmental Reporting System (CERS) and review your CERS Regulator comments for more information. *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	10-22-2018
Citation:	23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description:	Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

	none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1,- 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October- 1,- 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.
Violation Notes:	Returned to compliance on 08/12/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	10-22-2018
Citation:	23 CCR 16 2715(a)(2) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2715(a)(2)
Violation Description:	Failure to submit the G Underground Storage Tank Statement of Understanding and Compliance Form.G
Violation Notes:	Returned to compliance on 06/10/2019. OBSERVATION: Owner/operator failed to submit the G Underground Storage Tank Statement of Understanding and Compliance FormG CORRECTIVE ACTION: Submit the G Underground Storage Tank Statement of Understanding and Compliance FormG . To clear this violation: Please email a copy of your "Underground Storage Tank Statement of Understanding and Compliance FormG to brian.halley@lacity.org and submit a copy to your facility's CERS submission under the "Miscellaneous State-Required Documents'
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	12-10-2013
Citation:	23 CCR 16 2636(f)(1) - California Code of Regulations, Title 23,

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

	Chapter 16, Section(s) 2636(f)(1)
Violation Description:	Failure of the double wall pressurized piping in the under dispenser containment to be continuously monitored by a method that either shuts down the flow of product to the dispenser or activates an audible/visual alarm when a leak is detected.
Violation Notes:	Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	06-02-2016
Citation:	HSC 6.7 25284 - California Health and Safety Code, Chapter 6.7, Section(s) 25284
Violation Description:	Failure to obtain a valid permit to operate from the CUPA.
Violation Notes:	Returned to compliance on 06/23/2016. OBSERVATION: Owner/Operator did not obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. CORRECTIVE ACTION: Obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. ***** Diesel annular sensor replaced 12/30/2015 without permit. Permit and witnessed retest required. *****Per CALEPA, this violation was issued after the violation expiry date and had to be closed in order to be compliant with CERS. 07/21/2016 RTC Qualifier assigned to '1' for CME Upload by Sam Kim - Requested By Royce Long
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	11-01-2017
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to have current UST Monitoring Plan available on site.
Violation Notes:	Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not maintain an approved monitoring plan. CORRECTIVE ACTION: Maintain an approved monitoring plan. Submit monitoring plan for approval. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: G Your diesel UST has a VMI LD2000 MLLD installed. Please update the "MLLD Manufacturer" and "MLLD Model" portion of your diesel "Pipe Monitoring is Performed Using the Following Method(s)" section * Your 91 UST has a 420 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your 91 submission. * Your diesel UST has a 344 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your diesel submission. Please email me at brian.halley@lacity.org when any new [Truncated]

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 10-22-2018
Citation: HSC 6.7 25284, 25286 - California Health and Safety Code, Chapter 6.7, Section(s) 25284, 25286
Violation Description: Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes: Returned to compliance on 06/10/2019. OBSERVATION: Owner/Operator did not submit and/or maintain a complete and/or accurate UST Operating Permit Application. CORRECTIVE ACTION: Submit and/or maintain a complete and/or accurate UST Operating Permit Application, including for permit renewal. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: * Your site does have BALL FLOATS installed in your 87 (UST#1), 91 (UST#2), and diesel USTs (UST#3). With single walled vent piping, your options for overfill protection are ball float / audio/visual combo, fill tube shut off with audio / visual. To use the fill tube shut off instead of the ball float, the ball float must not affect the fill tube shut off device by measuring the height of when the ball float will engage, or remove the ball float from the system. neither has been done. Please review your site's overfill protection and correct. Please email me at [Truncated]
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 12-10-2013
Citation: 23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description: Failure to submit, obtain approval, or maintain a complete/accurate plot plan.
Violation Notes: Returned to compliance on 01/09/2014. Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 11-01-2017
Citation: 23 CCR 16 2632(d)(1)(c),2641(h),2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2632(d)(1)(c),2641(h),2711(a)(8)
Violation Description: Failure to submit or maintain a current facility plot plan.
Violation Notes: Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not submit, obtain approval, and maintain a complete/accurate plot plan. CORRECTIVE ACTION: Submit, obtain approval, and maintain a complete/accurate plot plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: * Please update your Monitoring Site Plot

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

plan to include the new 344 diesel annular sensor. Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 06-10-2019
Citation: 23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description: Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1,- 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October- 1,- 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.
Violation Notes: Returned to compliance on 08/21/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. CORRECTIVE ACTION: Maintain overfill prevention system to comply with the deficiencies noted above. **** Incomplete overfill inspection report dated 9/20/2018 indicate failure to your 87 and 91 fill tube shut off. Also indicated, was that the diesel fill tube shut off was not tested. No test results for your audio / visual overfill alarm. Test results indicate no ball float installed. ball floats are installed on your 87 , 91, and diesel USTs. These ball floats will need to be inspected to ensure they do not affect the fill [Truncated]
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 12-10-2013

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Citation:	23 CCR 16 2666(c) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2666(c)
Violation Description:	Failure of pump shut down when a leak is detected or when line leak detector is disconnected.
Violation Notes:	Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	12-10-2013
Citation:	HSC 6.7 25291 - California Health and Safety Code, Chapter 6.7, Section(s) 25291
Violation Description:	Failure to maintain under-dispenser containment, sumps, and/or other secondary containment in good condition and/or free of debris/liquid.
Violation Notes:	Returned to compliance on 12/10/2013. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	10-07-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 10/11/2019. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. * To clear this violation: Email a current copy of your Consolidated Permit to Brian.Halley@lacity.org and post a copy on site for future inspections.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS
Site ID:	160352
Site Name:	TESORO (SPEEDWAY XP) 63234
Violation Date:	06-10-2019
Citation:	HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description:	Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.
Violation Notes:	Returned to compliance on 08/21/2019. OBSERVATION: Inspection results

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection. * SECOND NOTICE * NOTICE#: DA0NDWAMF - 10/22/2018 Repair permit (SR0033067) issued for replacement but inspection not completed and results not submitted.

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Site ID: 160352
Site Name: TESORO (SPEEDWAY XP) 63234
Violation Date: 10-22-2018
Citation: HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description: Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.
Violation Notes: Returned to compliance on 08/12/2019. OBSERVATION: Inspection results from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 06-02-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Roman Shekhter - Designated Operator Monitoring system certification was not conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Test results reviewed 12/7/2015 Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 7/6/2016 VMI: #2734 exp: 7/20/2016 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property / Tank [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 06-25-2015
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed SB989 results and attached

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 08-21-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: reviewed and attached the SR0033067 results - Passed
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 08-21-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed outstanding violations.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 12-01-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed and attached 2017 SB989 Results - No 989 failures but the 91 stp VR - 208 sensor failed and was replaced. This sensor was tested during the annual MC and was addressed on NOTICE#: DAZAN5QUP
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 10-09-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: reviewed and attached the 2019 AC results - No failures
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 11-01-2017
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 7/4/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 06-10-2019
Violations Found: Yes
Eval Type: Other, not routine, done by local agency
Eval Notes: Property Owner/ Tank Owner BEST CALIFORNIA GAS, LTD. 562-921-3581 13116 IMPERIAL HIGHWAY SANTA FE SPRINGS, CA 90670 Tank Operator: CONICO CORO INC. (PETER HONG) 805-373-1880 6810 SEPULVEDA BLVD VAN NUYS, CA 91405 Monitor Certification anniversary: OCTOBER Secondary Containment testing due date: OCTOBER 2020 Overfill inspection due date: OCTOBER 2021 Report emailed to: LANNI N. DUONG (562) 495-6925 LAN.N.DUONG@TSOCORP.COM
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 06-25-2015
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed MC results and attached
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 08-18-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: CERS review - Accpeted
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 10-11-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed outstanding violation.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 11-07-2016
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Rashid Iqbal - Cashier

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Monitoring system certification was conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 5/31/2018 VMI: #2734 exp: 7/2/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-02-2014
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Verified and approved CERS. Witnessed MC, SB, and LLD. Done by Fastech.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 12-07-2016
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed received annual Monitoring System Certification & spill bucket results for unwitnessed testing conducted on 11-7-2016 by Fastech. Results were scanned / downloaded and attached in Envision. No violations were noted on report. All sensors not tested but tested at a later date. No violation. From tech: We were not able to test the diesel annular sensor. The veeder root-420 sensor is stuck in annular space, we are not abel to take it out to test for positive shut down. No label was placed on this sensor, not certified. Per CE Thomas invoice on site, this contractor to return to install a VR 344 sensor.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 12-10-2013
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Witnessed lld test passed
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-13-2017
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Edgar Cuevas

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	08-12-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Outstanding violations reviewed and cleared
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	08-18-2017
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	LAFD CUPA Inspector Halley, on site this date to conduct routine inspection of your hazardous materials. Consent to enter, inspect and take photographs was given by: RASHID IQBAL - Cashier Documents uploaded to CERS were reviewed and field verified. The following is a list items that need to be corrected: G Submittal by facility is accurate and no further action is necessary NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires business that store, uses or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA. To receive a Consolidated Permit you must satisfy the following requirement: Submit annually a HAZARDOUS MATERIALS BUSINESS PLAN to CERS by March 1st of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. For new CERS users, please follow [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-26-2013
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-07-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Rodney Bredeson of Fastech. Tester provided the following certifications: ICC: 8028987 Exp: 4/16/2021 Veeder Root: #A21173 Exp: 11/30/2019 VMI: #2850 LDT Exp: 6/26/2021 #3321 MLLD 5/1/2021 The UST monitoring panel showed all functions

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 10-22-2018
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 6/12/2020 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 11-18-2015
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-10-2013
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 12-04-2017
Violations Found: No

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 MC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS
Eval General Type:	Other/Unknown
Eval Date:	12-10-2013
Violations Found:	Yes
Eval Type:	Other, not routine, done by local agency
Eval Notes:	MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS

Coordinates:

Site ID:	160352
Facility Name:	TESORO (SPEEDWAY XP) 63234
Env Int Type Code:	HWG
Program ID:	10250929
Coord Name:	Not reported
Ref Point Type Desc:	Center of a facility or station.
Latitude:	34.194450
Longitude:	-118.465900

Affiliation:

Affiliation Type Desc:	Identification Signer
Entity Name:	TERESA A. MILES
Entity Title:	ENVIRONMENTAL COMPLIANCE SUPERVISOR
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	Legal Owner
Entity Name:	Tesoro Refining & Marketing Company LLC
Entity Title:	Not reported
Affiliation Address:	19100 RIDGEWOOD PKWY, MS: TX1-022
Affiliation City:	SAN ANTONIO
Affiliation State:	TX
Affiliation Country:	United States
Affiliation Zip:	78259
Affiliation Phone:	(210) 626-6153
Affiliation Type Desc:	Operator
Entity Name:	Tesoro Refining & Marketing Company LLC
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(210) 626-6153
Affiliation Type Desc:	Parent Corporation
Entity Name:	Tesoro Refining and Marketing Company LLC
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	Property Owner
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581
Affiliation Type Desc:	UST Tank Owner
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581
Affiliation Type Desc:	Document Preparer
Entity Name:	BELSHIRE ENVIRONMENTAL SERVICES, INC.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	Environmental Contact
Entity Name:	LANNI N. DUONG
Entity Title:	Not reported
Affiliation Address:	301 E. OCEAN BLVD., SUITE 1600
Affiliation City:	LONG BEACH
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90802
Affiliation Phone:	Not reported
Affiliation Type Desc:	UST Permit Applicant
Entity Name:	TERESA A. MILES

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Entity Title: ENVIRONMENTAL COMPLIANCE SUPERVISOR
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (562) 495-6850

Affiliation Type Desc: UST Tank Operator
Entity Name: STARMSO INC. (KELLY KHOURY)
Entity Title: Not reported
Affiliation Address: 6810 SEPULVEDA BLVD
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 426-2416

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 19100 RIDGEWOOD PKWY, MS: TX1-022
Affiliation City: SAN ANTONIO
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 78259
Affiliation Phone: Not reported

Affiliation Type Desc: UST Property Owner Name
Entity Name: BEST CALIFORNIA GAS, LTD.
Entity Title: Not reported
Affiliation Address: 13116 IMPERIAL HIGHWAY
Affiliation City: SANTA FE SPRINGS
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 90670
Affiliation Phone: (562) 921-3581

HWTS:
Name: ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Address: 6810 SEPULVEDA BLVD
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914054401
EPA ID: CAL000343862
Inactive Date: 06/30/2012
Create Date: 06/11/2009

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Last Act Date:	03/20/2013
Mailing Name:	Not reported
Mailing Address:	8050 VAN NUYS BLVD
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914026010
Owner Name:	SOUTH WEST PETROLEUM SVCS LLC
Owner Address:	8050 VAN NUYS BLVD
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914026010
Contact Name:	ALY SHAKANKIRY
Contact Address:	8050 VAN NUYS BLVD
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914026010

NAICS:

EPA ID:	CAL000343862
Create Date:	2009-06-11 13:32:51
NAICS Code:	44719
NAICS Description:	Other Gasoline Stations
Issued EPA ID Date:	2009-06-11 13:32:51
Inactive Date:	2012-06-30 00:00:00
Facility Name:	ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Facility Address:	6810 SEPULVEDA BLVD
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	19
Facility State:	CA
Facility Zip:	914054401

D37 **SERVICE STATION** **HIST UST** **U001568177**
NNW **6810 SEPULVEDA** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 10 of 14 in cluster D**

Relative:
Higher

Actual:
741 ft.

HIST UST:

Name:	SERVICE STATION
Address:	6810 SEPULVEDA
City,State,Zip:	VAN NUYS, CA 91405
File Number:	00026CA0
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00026CA0.pdf
Region:	STATE
Facility ID:	00000003983
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	STEVE WEBBER
Telephone:	2133464703
Owner Name:	GULF OIL PRODUCTS CO
Owner Address:	1301 MCKINNEY ST
Owner City,St,Zip:	HOUSTON, TX 77001
Total Tanks:	0003
Tank Num:	001
Container Num:	1
Year Installed:	1971
Tank Capacity:	00010000
Tank Used for:	PRODUCT

SERVICE STATION (Continued) **U001568177**

Type of Fuel:	UNLEADED
Container Construction Thickness:	Not reported
Leak Detection:	None
Tank Num:	002
Container Num:	2
Year Installed:	1971
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Container Construction Thickness:	Not reported
Leak Detection:	Sensor Instrument, None
Tank Num:	003
Container Num:	3
Year Installed:	1971
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	Not reported
Leak Detection:	None

Click here for Geo Tracker PDF:

D38 **ARCO #9634** **UST** **U003904204**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 11 of 14 in cluster D**

Relative: **Higher**
Actual: **741 ft.**

UST:

Name:	TESORO (USA) 63234
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	Not reported
Permitting Agency:	Los Angeles City Fire Department
Latitude:	34.19445
Longitude:	-118.4659
Name:	ARCO #9634
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	24547
Permitting Agency:	LOS ANGELES, CITY OF
Latitude:	34.1957629
Longitude:	-118.4644784
Name:	TESORO (SPEEDWAY XP) 63234
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	Not reported
Permitting Agency:	Los Angeles City Fire Department
Latitude:	34.19445
Longitude:	-118.4659

LOS ANGELES UST:

Name:	TESORO (USA) 63234

ARCO #9634 (Continued) **U003904204**

Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0026299
Last Run Date: 06/01/2019
Status: ACTIVE

D39 **BRETTS INC** **LUST** **S101586409**
NNW **6810 SEPULVEDA BLVD** **SWEEPS UST** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CA FID UST**
0.098 mi.
515 ft. **Site 12 of 14 in cluster D**

Relative:
Higher

Actual:
741 ft.

LUST:
Name: CHEVRON #9-0316T (FORMER)
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Lead Agency: LOS ANGELES, CITY OF
Case Type: LUST Cleanup Site
Geo Track: http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702436
Global Id: T0603702436
Latitude: 34.194453
Longitude: -118.465898
Status: Completed - Case Closed
Status Date: 09/25/1996
Case Worker: WR
RB Case Number: 914050816
Local Agency: LOS ANGELES, CITY OF
File Location: Not reported
Local Case Number: Not reported
Potential Media Affect: Other Groundwater (uses other than drinking water)
Potential Contaminants of Concern: Other Solvent or Non-Petroleum Hydrocarbon
Site History: Not reported

LUST:
Global Id: T0603702436
Contact Type: Local Agency Caseworker
Contact Name: TBD
Organization Name: LOS ANGELES, CITY OF
Address: 200 N. MAIN ST. RM. 970
City: LOS ANGELES
Email: Not reported
Phone Number: 2134826528

Global Id: T0603702436
Contact Type: Regional Board Caseworker
Contact Name: YUE RONG
Organization Name: LOS ANGELES RWQCB (REGION 4)
Address: 320 W. 4TH ST., SUITE 200
City: Los Angeles
Email: yrong@waterboards.ca.gov
Phone Number: Not reported

LUST:
Global Id: T0603702436
Action Type: Other
Date: 01/22/1996
Action: Leak Reported

BRETTS INC (Continued) **S101586409**

LUST:
Global Id: T0603702436
Status: Open - Case Begin Date
Status Date: 01/22/1996

Global Id: T0603702436
Status: Completed - Case Closed
Status Date: 09/25/1996

SWEEPS UST:
Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353
Number: 9
Board Of Equalization: 44-011126
Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000001
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: 3

Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353
Number: 9
Board Of Equalization: 44-011126
Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000002
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353

BRETTS INC (Continued) **S101586409**

Number: 9
Board Of Equalization: 44-011126
Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000003
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

CA FID UST:
Facility ID: 19049213
Regulated By: UTNKA
Regulated ID: 00003983
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 2133464703
Mail To: Not reported
Mailing Address: 1301 MCKINNEY ST
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914050000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Active

B40 **DR JADE T ONG DDS INC** **RCRA NonGen / NLR** **1025866552**
North **15243 VANOWEN ST STE 404** **CAL000250554**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
520 ft. **Site 4 of 8 in cluster B**

Relative:
Higher

Actual:
741 ft.

RCRA NonGen / NLR:
Date form received by agency: 2002-04-22 00:00:00.0
Facility name: DR JADE T ONG DDS INC
Facility address: 15243 VANOWEN ST STE 404
VAN NUYS, CA 91405-3612
EPA ID: CAL000250554
Contact: ERIKA DAVILA
Contact address: 15243 VANOWEN ST STE 404
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 818-908-1175
Contact email: STAFF@BLITHEDENTAL.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

DR JADE T ONG DDS INC (Continued) **1025866552**

Owner/Operator Summary:

Owner/operator name:	ERIKA DAVILA
Owner/operator address:	15243 VANOWEN ST STE 404 VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-908-1175
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	DR JADE T ONG DDS
Owner/operator address:	15243 VANOWEN ST STE 404 VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-908-1175
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	No
Recycler of hazardous waste:	Yes
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	Yes
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No

Violation Status: No violations found

B41 **CHARLES E WEIDMANN MD** **RCRA NonGen / NLR** **1024811691**
North **15243 VANOWEN ST STE 306** **CAL000296169**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
520 ft. **Site 5 of 8 in cluster B**

Relative:
Higher

Actual:
741 ft.

RCRA NonGen / NLR:

Date form received by agency:	2005-07-07 00:00:00.0
Facility name:	CHARLES E WEIDMANN MD
Facility address:	15243 VANOWEN ST STE 306 VAN NUYS, CA 91405-4465
EPA ID:	CAL000296169

CHARLES E WEIDMANN MD (Continued) **1024811691**

Contact: BARBARA FROST/OFFICE MGR/EX: 11
Contact address: 15243 VANOWEN ST STE 306
VAN NUYS, CA 91405-4465
Contact country: Not reported
Contact telephone: 818-781-0232
Contact email: WEIDMANNMD@SBCGLOBAL.NET
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: CHARLES E WEIDMANN MD APMC
Owner/operator address: 15243 VANOWEN ST STE 306
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-781-0232
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: BARBARA FROST/OFFICE MGR/EX: 11
Owner/operator address: 15243 VANOWEN ST STE 306
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-781-0232
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

B42 **ASSOCIATED PATHOLOGISTS** **RCRA-SQG** **1000327989**
North **15243 VANOWEN AVE SUITE #101** **FINDS** **CAD982480972**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi.
520 ft. **Site 6 of 8 in cluster B**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date form received by agency:	1988-07-25 00:00:00.0
Facility name:	ASSOCIATED PATHOLOGISTS
Facility address:	15243 VANOWEN AVE SUITE #101 VAN NUYS, CA 91405
EPA ID:	CAD982480972
Mailing address:	VANOWEN AVE SUITE #101 VAN NUYS, CA 91405
Contact:	ENVIRONMENTAL MANAGER
Contact address:	15243 VANOWEN AVE SUITE #101 VAN NUYS, CA 91405
Contact country:	US
Contact telephone:	818-786-3180
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	DR MARVIN M RETSKY
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	415-555-1212
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Private
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	NOT REQUIRED
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	415-555-1212
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Private
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	No

ASSOCIATED PATHOLOGISTS (Continued) **1000327989**

Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No

Violation Status: No violations found

FINDS:
Registry ID: 110002825088

Click Here:

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

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000327989
Registry ID:	110002825088
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110002825088
Name:	ASSOCIATED PATHOLOGISTS
Address:	15243 VANOWEN AVE SUITE #101
City,State,Zip:	VAN NUYS, CA 91405

B43 **J H NAVACH MD** **RCRA-SQG** **1000686164**
North **15243 VANOWEN ST STE 306** **FINDS** **CAD983633991**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi. **HAZNET**
520 ft. **Site 7 of 8 in cluster B** **HWTS**

Relative: Higher

Actual: 741 ft.

RCRA-SQG:

Date form received by agency:	1992-04-24 00:00:00.0
Facility name:	J H NAVACH MD
Facility address:	15243 VANOWEN ST STE 306 VAN NUYS, CA 91405-3673
EPA ID:	CAD983633991
Contact:	JOSEPH H NAVACH MD
Contact address:	15243 VANOWEN ST STE 306 VAN NUYS, CA 91405-3673
Contact country:	US
Contact telephone:	818-988-6552
Contact email:	Not reported
EPA Region:	09

J H NAVACH MD (Continued) **1000686164**

Classification: Small Small Quantity Generator
Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:
Owner/operator name: JOSEPH H NAVACH MD
Owner/operator address: 15243 VANOWEN ST STE 306
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-988-6552
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Private
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

FINDS:
Registry ID: 110009549603

Click Here:

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

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1000686164

J H NAVACH MD (Continued) **1000686164**

Registry ID: 110009549603
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110009549603
Name: J H NAVACH MD
Address: 15243 VANOWEN ST STE 306
City,State,Zip: VAN NUYS, CA 91405

HAZNET:
Name: J H NAVACH MD
Address: 15243 VANOWEN ST STE 306
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914050000
Contact: DEACT PER VQ96-RK
Telephone: --
Mailing Name: Not reported
Mailing Address: 15243 VANOWEN ST STE 306

Year: 1995
Gepaid: CAD983633991
TSD EPA ID: CAD981402522
CA Waste Code: 171 - Metal sludge (Alkaline solution (pH >= 12.5) with metals)
Disposal Method: R01 - Recycler
Tons: 0.0095

Additional Info:
Year: 1995
Gen EPA ID: CAD983633991

Shipment Date: 19950120
Creation Date: 3/28/1996 0:00:00
Receipt Date: 19950120
Manifest ID: 92653591
Trans EPA ID: CAD982431785
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAD981402522
Trans Name: Not reported
TSDF Alt EPA ID: CAD981402522
TSDF Alt Name: Not reported
Waste Code Description: 171 - Metal sludge (see 121
RCRA Code: D011
Meth Code: R01 - Recycler
Quantity Tons: 0.0095
Waste Quantity: 19
Quantity Unit: P
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

HWTS:
Name: J H NAVACH MD
Address: 15243 VANOWEN ST STE 306
Address 2: Not reported

J H NAVACH MD (Continued) **1000686164**

City,State,Zip:	VAN NUYS, CA 914050000
EPA ID:	CAD983633991
Inactive Date:	06/01/1996
Create Date:	04/24/1992
Last Act Date:	08/10/2004
Mailing Name:	Not reported
Mailing Address:	15243 VANOWEN ST STE 306
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	JOSEPH H NAVACH MD
Owner Address:	15243 VANOWEN ST STE 306
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914050000
Contact Name:	DEACT PER VQ96-RK
Contact Address:	--
Contact Address 2:	Not reported
City,State,Zip:	--, 99 999990000

B44 **VANOWEN RADIOLOGY MEDICAL GROUP** **RCRA-SQG** **1000598206**
North **15243 VANOWEN ST 106** **FINDS** **CAD983622523**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi.
520 ft. **Site 8 of 8 in cluster B**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date form received by agency:	1992-03-13 00:00:00.0
Facility name:	VANOWEN RADIOLOGY MEDICAL GROUP
Facility address:	15243 VANOWEN ST 106 VAN NUYS, CA 91405
EPA ID:	CAD983622523
Contact:	X RAY GAURDIAN
Contact address:	15243 VANOWEN ST 106 VAN NUYS, CA 91405
Contact country:	US
Contact telephone:	818-240-8370
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	VANOWEN RADIOLOGY MEDICAL GROUP
Owner/operator address:	15243 VANOWEN ST VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-782-6110
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Private
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

VANOWEN RADIOLOGY MEDICAL GROUP (Continued) **1000598206**

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

FINDS:
Registry ID: 110002870867

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1000598206
Registry ID: 110002870867
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110002870867
Name: VANOWEN RADIOLOGY MEDICAL GROUP
Address: 15243 VANOWEN ST 106
City,State,Zip: VAN NUYS, CA 91405

D45 **NEXTEL COMMUNICATIONS - SITE #414** **HAZMAT** **S123548619**
NW **6819 N SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.112 mi.
592 ft. **Site 13 of 14 in cluster D**

Relative: **Higher**
Actual: **741 ft.**

LOS ANGELES HM:
Name: NEXTEL COMMUNICATIONS - SITE #414
Address: 6819 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91406
Facility ID: FA0023092
Last Run Date: 06/01/2019

NEXTEL COMMUNICATIONS - SITE #414 (Continued) **S123548619**

Status: INACTIVE

D46 **HEMATOLOGY ONCOLOGY CONSULTANTS** **RCRA-SQG** **1000159597**
NNW **6850 SEPULVEDA BLVD # 211** **FINDS** **CAD982503468**
1/8-1/4 **VAN NUYS, CA 91405** **ECHO**
0.126 mi.
664 ft. **Site 14 of 14 in cluster D**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date form received by agency:	1989-07-11 00:00:00.0
Facility name:	HEMATOLOGY ONCOLOGY CONSULTANTS
Facility address:	6850 SEPULVEDA BLVD # 211 VAN NUYS, CA 91405
EPA ID:	CAD982503468
Mailing address:	SEPULVEDA BLVD # 211 VAN NUYS, CA 91405
Contact:	ENVIRONMENTAL MANAGER
Contact address:	6850 SEPULVEDA BLVD # 211 VAN NUYS, CA 91405
Contact country:	US
Contact telephone:	818-994-0101
Contact email:	Not reported
EPA Region:	09
Classification:	Small Small Quantity Generator
Description:	Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

Owner/Operator Summary:

Owner/operator name:	NOT REQUIRED
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	415-555-1212
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Private
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	STANLEY H ROSSMAN MD
Owner/operator address:	NOT REQUIRED NOT REQUIRED, ME 99999
Owner/operator country:	Not reported
Owner/operator telephone:	415-555-1212
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Private
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

HEMATOLOGY ONCOLOGY CONSULTANTS (Continued) **1000159597**

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

FINDS:
Registry ID: 110002834871

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1000159597
Registry ID: 110002834871
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110002834871
Name: HEMATOLOGY ONCOLOGY MEDICAL GROUP
Address: 6850 SEPULVEDA BLVD # 211
City,State,Zip: VAN NUYS, CA 91405

---

47 SSW 1/8-1/4 0.137 mi. 723 ft.

BERKLEY VALLEY CONVALESCENT HOSPITA
6600 N SEPULVEDA BLVD
VAN NUYS, CA 91411

HAZMAT CERS **S123499717 N/A**

Relative: Lower
Actual: 731 ft.

LOS ANGELES HM:
Name: BERKLEY VALLEY CONVALESCENT HOSPITAL
Address: 6600 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0025707
Last Run Date: 06/01/2019

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Status: ACTIVE

CERS:
Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Address: 6600 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 11853
CERS ID: 10250434
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 03-14-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate training program in safety procedures in the event of a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 05-23-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 07/25/2019. Please review Emergency Response/Contingency Plan and ensure the phone numbers for the local CUPA (213) 978-3680, Regional Water Quality Control Board (213) 576-6600, and nearest hospital facility are listed. These are required items and can be found in Sections C3 through C6 of the Emergency Response/Contingency Plan. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms And fill out the heading of the document which includes: Facility ID, CERS ID, and Date
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 05-23-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes: Returned to compliance on 07/25/2019.
Violation Division: Los Angeles City Fire Department

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.1(a)-(e) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(a)-(e)
Violation Description:	Failure to electronically update business plan within 30 days of any one of the following events: A 100 percent or more increase in the quantity of a previously disclosed material. Any handling of a previously undisclosed hazardous materials at or above reportable quantities. A change of business address, business ownership, or business name.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.1(f) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(f)
Violation Description:	Failure to electronically update the business plan within 30 days of a substantial change.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit a site map with all required content.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(d) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(d)
Violation Description:	Failure to complete and/or electronically submit a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25507 - California Health and Safety Code, Chapter 6.95, Section(s) 25507
Violation Description:	Failure to adequately establish and implement a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description:	Failure to annually review and electronically certify that the business plan is complete, accurate, and up-to-date.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25505(a)(4) - California Health and Safety Code, Chapter 6.95, Section(s) 25505(a)(4)
Violation Description:	Failure to provide initial and annual training to all employees in safety procedures in the event of a release or threatened release of a hazardous material or failure to document and maintain training records for a minimum of three years.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 03-14-2016
Citation: 19 CCR 6.95 25508(a)(1) - California Code of Regulations, Title 19, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit the Business Activities Page and/or Business Owner Operator Identification Page.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 05-23-2019
Citation: HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description: Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes: Returned to compliance on 07/25/2019. Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 05-23-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Consent to enter, inspect and take photographs was given by: VALDEMAR ANDRADE The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into CERS is required between January 1 and March 1 of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. As a reminder, you must complete [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-14-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 07-25-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: 2019 COMPLIANT
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Affiliation:
Affiliation Type Desc: Operator
Entity Name: STEVEN GALPER
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (310) 308-5810

Affiliation Type Desc: Parent Corporation
Entity Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Environmental Contact
Entity Name: State UST Fund Advisory & Services, Inc.
Entity Title: Not reported
Affiliation Address: 22930 CALASBASH STREET
Affiliation City: WOODLAND HILLS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91364
Affiliation Phone: Not reported

Affiliation Type Desc: Identification Signer
Entity Name: FRANK DAVIS
Entity Title: ADMINISTRATOR
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	Legal Owner
Entity Name:	STEVEN GALPER
Entity Title:	Not reported
Affiliation Address:	6600 SEPULVEDA BLVD
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91411
Affiliation Phone:	(310) 308-5810
Affiliation Type Desc:	Document Preparer
Entity Name:	frank davis
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	6600 N SEPULVEDA BL
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91411-1203
Affiliation Phone:	Not reported
Affiliation Type Desc:	Property Owner
Entity Name:	STEVEN GALPER
Entity Title:	Not reported
Affiliation Address:	2021 ARIZONA AVE
Affiliation City:	SANTA MONICA
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90404
Affiliation Phone:	(310) 829-5377

F48 **ANDREW & COURTNEY MCNULTY** **RCRA NonGen / NLR** **1026050834**
East **6716 NOBLE AVE** **CAC003057682**
1/8-1/4 **VAN NUYS, CA 91405**
0.144 mi.
760 ft. **Site 1 of 3 in cluster F**

Relative:
Lower

Actual:
732 ft.

RCRA NonGen / NLR:

Date form received by agency:	2020-02-26 00:00:00.0
Facility name:	ANDREW & COURTNEY MCNULTY
Facility address:	6716 NOBLE AVE VAN NUYS, CA 91405-4534
EPA ID:	CAC003057682
Contact:	ANDREW & COURTNEY MCNULTY
Contact address:	6716 NOBLE AVE VAN NUYS, CA 91405-4534
Contact country:	Not reported
Contact telephone:	310-919-6081
Contact email:	DONNAC@PWSEI.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	ANDREW & COURTNEY MCNULTY
Owner/operator address:	6716 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	310-919-6081
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	ANDREW & COURTNEY MCNULTY
Owner/operator address:	6716 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	310-919-6081
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Not reported
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No

ANDREW & COURTNEY MCNULTY (Continued) **1026050834**

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

Violation Status: No violations found

F49 **MABEL SILVA** **RCRA NonGen / NLR** **1025854000**
ESE **6656 NOBLE AVE** **CAC003034218**
1/8-1/4 **VAN NUYS, CA 91405**
0.150 mi.
794 ft. **Site 2 of 3 in cluster F**

Relative:
Lower

Actual:
730 ft.

RCRA NonGen / NLR:

Date form received by agency:	2019-09-17 00:00:00.0
Facility name:	MABEL SILVA
Facility address:	6656 NOBLE AVE VAN NUYS, CA 91405
EPA ID:	CAC003034218
Contact:	MABEL SILVA
Contact address:	6656 NOBLE AVE VAN NUYS, CA 91405
Contact country:	Not reported
Contact telephone:	818-400-0202
Contact email:	ANAB@PWSEI.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	MABEL SILVA
Owner/operator address:	6656 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-400-0202
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	MABEL SILVA
Owner/operator address:	6656 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-400-0202
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

MABEL SILVA (Continued) **1025854000**

Handler Activities Summary:
- U.S. importer of hazardous waste: No
- Mixed waste (haz. and radioactive): Not reported
- Recycler of hazardous waste: No
- Transporter of hazardous waste: No
- Treater, storer or disposer of HW: No
- Underground injection activity: No
- On-site burner exemption: No
- Furnace exemption: No
- Used oil fuel burner: No
- Used oil processor: No
- User oil refiner: No
- Used oil fuel marketer to burner: No
- Used oil Specification marketer: No
- Used oil transfer facility: No
- Used oil transporter: No

Violation Status: No violations found

F50 **STEVEN & MABEL SILVA** **RCRA NonGen / NLR** **1025853153**
ESE **6656 NOBLE AVE** **CAC003033355**
1/8-1/4 **VAN NUYS, CA 91405**
0.150 mi.
794 ft. **Site 3 of 3 in cluster F**

Relative: **Lower**
Actual: **730 ft.**

RCRA NonGen / NLR:
- Date form received by agency: 2019-09-11 00:00:00.0
- Facility name: STEVEN & MABEL SILVA
- Facility address: 6656 NOBLE AVE
  VAN NUYS, CA 91405-4532
- EPA ID: CAC003033355
- Contact: STEVEN & MABEL SILVA
- Contact address: 6656 NOBLE AVE
  VAN NUYS, CA 91405-4532
- Contact country: Not reported
- Contact telephone: 818-400-0202
- Contact email: TAMMYHURLEY@ALLIANCE-ENVIRO.COM
- EPA Region: 09
- Classification: Non-Generator
- Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
- Owner/operator name: STEVEN & MABEL SILVA
- Owner/operator address: 6656 NOBLE AVE
  VAN NUYS, CA 91405
- Owner/operator country: Not reported
- Owner/operator telephone: 818-400-0202
- Owner/operator email: Not reported
- Owner/operator fax: Not reported
- Owner/operator extension: Not reported
- Legal status: Other
- Owner/Operator Type: Operator
- Owner/Op start date: Not reported
- Owner/Op end date: Not reported

- Owner/operator name: STEVEN & MABEL SILVA
- Owner/operator address: 6656 NOBLE AVE
  VAN NUYS, CA 91405

STEVEN & MABEL SILVA (Continued) **1025853153**

Owner/operator country: Not reported
Owner/operator telephone: 818-400-0202
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): Not reported
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

G51 **S.C. ORTHOPEDIC INS.** **HAZNET** **S113101165**
ENE **6815 NOBLE AVE** **HAZMAT** **N/A**
1/8-1/4 **VAN NUYS, CA 91405** **CERS**
0.152 mi. **HWTS**
800 ft. **Site 1 of 2 in cluster G**

Relative: Higher
Actual: 738 ft.

HAZNET:
Name: S.C. ORTHOPEDIC INS.
Address: 6815 NOBLE AVE
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914050000
Contact: LANA WALLIN
Telephone: 8189016600
Mailing Name: Not reported
Mailing Address: 6815 NOBLE AVE

Year: 2001
Gepaid: CAL000194460
TSD EPA ID: CAD028409019
CA Waste Code: 311 - Pharmaceutical waste
Disposal Method: H01 - Transfer Station
Tons: 0.025

Year: 1999
Gepaid: CAL000194460
TSD EPA ID: CAD000088252
CA Waste Code: 311 - Pharmaceutical waste
Disposal Method: H01 - Transfer Station
Tons: 0.1264

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Year: 1998
Gepaid: CAL000194460
TSD EPA ID: CAD000088252
CA Waste Code: 311 - Pharmaceutical waste
Disposal Method: H01 - Transfer Station
Tons: 0.063

Additional Info:
Year: 1999
Gen EPA ID: CAL000194460

Shipment Date: 19990202
Creation Date: 4/1/1999 0:00:00
Receipt Date: 19990210
Manifest ID: 98236724
Trans EPA ID: CAD020763751
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAD000088252
Trans Name: Not reported
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 311 - Pharmaceutical waste
RCRA Code: D008
Meth Code: H01 - Transfer Station
Quantity Tons: 0.1264
Waste Quantity: 0.15
Quantity Unit: Y
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Additional Info:
Year: 2001
Gen EPA ID: CAL000194460

Shipment Date: 20011011
Creation Date: 1/16/2002 0:00:00
Receipt Date: 20011012
Manifest ID: 21143675
Trans EPA ID: CAL000827859
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAD028409019
Trans Name: Not reported
TSDF Alt EPA ID: CAD028409019
TSDF Alt Name: Not reported
Waste Code Description: 311 - Pharmaceutical waste
RCRA Code: Not reported
Meth Code: H01 - Transfer Station
Quantity Tons: 0.015

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Waste Quantity:	30
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010104
Creation Date:	3/22/2001 0:00:00
Receipt Date:	20010112
Manifest ID:	20147258
Trans EPA ID:	CAL000827859
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.01
Waste Quantity:	20
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1998
Gen EPA ID:	CAL000194460
Shipment Date:	19980818
Creation Date:	10/20/1998 0:00:00
Receipt Date:	19980819
Manifest ID:	96768189
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19980730
Creation Date:	10/1/1998 0:00:00
Receipt Date:	19980805
Manifest ID:	96865509
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19980630
Creation Date:	9/15/1998 0:00:00
Receipt Date:	19980709
Manifest ID:	96865502
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Address:	6815 NOBLE AVE # 2-200
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0040424
Last Run Date:	06/01/2019

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Status: ACTIVE

Name: CENTER FOR ORTHOPEDIC SURGERY
Address: 6815 NOBLE AVE
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0038762
Last Run Date: 06/01/2019
Status: ACTIVE

CERS:
Name: CENTER ORTHOPEDIC SURGERY INCORPORATED
Address: 6815 NOBLE AVE
City,State,Zip: VAN NUYS, CA 91405
Site ID: 104075
CERS ID: 10444834
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 104075
Site Name: Center Orthopedic Surgery Incorporated
Violation Date: 12-10-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: The emergency response phone number(s) listed in Sections C3 through C6 of the Emergency Response/Contingency Plan are incorrect and/or missing. Please review the form and correct the following: The phone number for the Local CUPA should be (213) 978-3680 and the phone number for the Region Water Quality Control Board is (213) 576-6600. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 104075
Site Name: Center Orthopedic Surgery Incorporated
Violation Date: 12-07-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 12/17/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 104075
Site Name: Center Orthopedic Surgery Incorporated
Violation Date: 12-10-2019
Citation: HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Violation Description: Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes: Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Site ID: 104075
Site Name: Center Orthopedic Surgery Incorporated
Violation Date: 12-07-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit a site map with all required content.
Violation Notes: Returned to compliance on 12/17/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-10-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. 57.121.3.5, failure to submit the required hazardous material business plan (HMBP) information annually into CERS within the established reporting period, may result in a $500.00 late [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 02-21-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: BUSINESS IS NOW COMPLIANT
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-07-2016

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Affiliation:
Affiliation Type Desc: Legal Owner
Entity Name: Center Orthopedic Surgery Incorporated
Entity Title: Not reported
Affiliation Address: 6815 Noble Ave
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 901-6600

Affiliation Type Desc: Property Owner
Entity Name: Health Care REIT
Entity Title: Not reported
Affiliation Address: PO Box 636074
Affiliation City: Cinncinati
Affiliation State: OH
Affiliation Country: United States
Affiliation Zip: 45263
Affiliation Phone: (818) 901-6600

Affiliation Type Desc: Document Preparer
Entity Name: RICHARD DRUYEN
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680

Affiliation Type Desc: Environmental Contact
Entity Name: Richard Druyen
Entity Title: Not reported
Affiliation Address: 4315 Freedom Dr. #2
Affiliation City: Calabasas
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91302
Affiliation Phone: Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 6815 Noble Avenue
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: Not reported

Affiliation Type Desc: Identification Signer
Entity Name: RICHARD DRUYEN
Entity Title: EH&S Consultant
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Operator
Entity Name: Center Orthopedic Surgery Incorporated
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 901-6600

Affiliation Type Desc: Parent Corporation
Entity Name: CENTER FOR ORTHOPEDIC SURGERY, INC
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Name: SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Address: 6815 NOBLE AVE # 2-200
City,State,Zip: VAN NUYS, CA 91405
Site ID: 155033
CERS ID: 10444282
CERS Description: Chemical Storage Facilities

Affiliation:
Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	6815 Noble Avenue
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	Not reported

Affiliation Type Desc:	Parent Corporation
Entity Name:	Southern California Orthopedic Institute
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

Affiliation Type Desc:	Legal Owner
Entity Name:	Southern California Orthopedic Institute
Entity Title:	Not reported
Affiliation Address:	6815 Noble Ave
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 901-6600

Affiliation Type Desc:	Environmental Contact
Entity Name:	Richard Druyen
Entity Title:	Not reported
Affiliation Address:	4315 Freedom Dr. #2
Affiliation City:	Calabasas
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91302
Affiliation Phone:	Not reported

Affiliation Type Desc:	Identification Signer
Entity Name:	RICHARD DRUYEN
Entity Title:	EH&S Consultant
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

Affiliation Type Desc:	Operator
Entity Name:	Southern California Orthopedic Institute
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Affiliation Zip:	Not reported
Affiliation Phone:	(818) 901-6600
Affiliation Type Desc:	Document Preparer
Entity Name:	RICHARD DRUYEN
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

HWTS:

Name:	S.C. ORTHOPEDIC INS.
Address:	6815 NOBLE AVE
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
EPA ID:	CAL000194460
Inactive Date:	06/30/2002
Create Date:	06/26/1998
Last Act Date:	04/24/2003
Mailing Name:	Not reported
Mailing Address:	6815 NOBLE AVE
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	SOUTNERN CALI ORTHO INST. MED
Owner Address:	6815 NOBLE AVE
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914050000
Contact Name:	LANA WALLIN
Contact Address:	6815 NOBLE AVE
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000

NAICS:

EPA ID:	CAL000194460
Create Date:	2002-03-14 16:36:29
NAICS Code:	6211
NAICS Description:	Offices of Physicians
Issued EPA ID Date:	1998-06-26 00:00:00
Inactive Date:	2002-06-30 00:00:00
Facility Name:	S.C. ORTHOPEDIC INS.
Facility Address:	6815 NOBLE AVE
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	19
Facility State:	CA
Facility Zip:	914050000

G52 **SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE** **RCRA NonGen / NLR** **1025865819**
ENE **6815 NOBLE AVE** **CAL000081478**
1/8-1/4 **VAN NUYS, CA 91405**
0.152 mi.
800 ft. **Site 2 of 2 in cluster G**

Relative:
Higher

Actual:
738 ft.

RCRA NonGen / NLR:

Date form received by agency:	1992-09-17 00:00:00.0
Facility name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Facility address:	6815 NOBLE AVE VAN NUYS, CA 91405
EPA ID:	CAL000081478
Contact:	MICHAEL FORD
Contact address:	6815 NOBLE AVE VAN NUYS, CA 91405
Contact country:	Not reported
Contact telephone:	818-901-6600
Contact email:	MFORD@SCOI.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	MICHAEL FORD
Owner/operator address:	6815 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-901-6600
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	SOUTHERN CA ORTHOPEDIC INSTITUTE
Owner/operator address:	6815 NOBLE AVE VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-901-6600
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

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

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **1025865819**

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

Violation Status: No violations found

53
NW
1/8-1/4
0.173 mi.
911 ft.

MILENA MATEVOSYAN
6826 PEACH AVE
VAN NUYS, CA 91406

RCRA NonGen / NLR **1024768902**
CAC002988790

Relative:
Higher

Actual:
741 ft.

RCRA NonGen / NLR:

Date form received by agency:	2018-11-11 00:00:00.0
Facility name:	MILENA MATEVOSYAN
Facility address:	6826 PEACH AVE VAN NUYS, CA 91406
EPA ID:	CAC002988790
Mailing address:	7535 OWENS ST TUJUNGA, CA 91042
Contact:	MILENA MATEVOSYAN
Contact address:	7535 OWENS ST TUJUNGA, CA 91042
Contact country:	Not reported
Contact telephone:	818-900-0101
Contact email:	JALBOR@BURNS-ENVIRO.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	MILENA MATEVOSYAN
Owner/operator address:	7535 OWENS ST TUJUNGA, CA 91042
Owner/operator country:	Not reported
Owner/operator telephone:	818-900-0101
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	MILENA MATEVOSYAN
Owner/operator address:	7535 OWENS ST TUJUNGA, CA 91042
Owner/operator country:	Not reported
Owner/operator telephone:	818-900-0101
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator

MILENA MATEVOSYAN (Continued) **1024768902**

Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

54
WSW
1/8-1/4
0.184 mi.
971 ft.

JANIS ROVNER
6640 LANGDON AVE
VAN NUYS, CA 91406

RCRA NonGen / NLR **1024756685**
CAC002976517

Relative:
Lower

Actual:
734 ft.

RCRA NonGen / NLR:
Date form received by agency: 2018-08-20 00:00:00.0
Facility name: JANIS ROVNER
Facility address: 6640 LANGDON AVE
VAN NUYS, CA 91406
EPA ID: CAC002976517
Contact: JANIS ROVNER
Contact address: 6640 LANGDON AVE
VAN NUYS, CA 91406
Contact country: Not reported
Contact telephone: 818-383-5960
Contact email: CAROLYN.KBEINC@GMAIL.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: JANIS ROVNER
Owner/operator address: 6640 LANGDON AVE
VAN NUYS, CA 91406
Owner/operator country: Not reported
Owner/operator telephone: 818-383-5960
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

JANIS ROVNER (Continued) **1024756685**

Owner/operator name: JANIS ROVNER
Owner/operator address: 6640 LANGDON AVE
VAN NUYS, CA 91406
Owner/operator country: Not reported
Owner/operator telephone: 818-383-5960
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

55
SE
1/8-1/4
0.193 mi.
1017 ft.

COLEMAN, GENEVIEVE **RCRA NonGen / NLR** **1025830622**
15116 KITTRIDGE STREET **CAC003010178**
VAN NUYS, CA 91405

Relative:
Lower

Actual:
728 ft.

RCRA NonGen / NLR:
Date form received by agency: 2019-04-14 00:00:00.0
Facility name: COLEMAN, GENEVIEVE
Facility address: 15116 KITTRIDGE STREET
VAN NUYS, CA 91405
EPA ID: CAC003010178
Contact: COLEMAN, GENEVIEVE
Contact address: 15116 KITTRIDGE STREET
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 818-730-7360
Contact email: ANDREWC@PWSEI.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: COLEMAN, GENEVIEVE
Owner/operator address: 15116 KITTRIDGE STREET
VAN NUYS, CA 91405

COLEMAN, GENEVIEVE (Continued) **1025830622**

Owner/operator country: Not reported
Owner/operator telephone: 818-730-7360
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: COLEMAN, GENEVIEVE
Owner/operator address: 15116 KITTRIDGE STREET
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-730-7360
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: Yes
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

56
SSW
1/8-1/4
0.203 mi.
1070 ft.

6540 SEPULVEDA BLVD
VAN NUYS, CA

UST **U004303846**
N/A

Relative:
Lower

Actual:
729 ft.

LOS ANGELES UST:
Name: Not reported
Address: 6540 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA
Facility ID: Not reported
Last Run Date: 01/01/1900
Status: HISTORICAL

57
NNW
1/8-1/4
0.221 mi.
1166 ft.

RESEARCH & DEVELOPMENT
6900 SEPULVEDA BLVD
LOS ANGELES, CA 91405

SWEEPS UST **S101588019**
CA FID UST **N/A**

Relative:
Higher

Actual:
745 ft.

SWEEPS UST:

Name:	RESEARCH & DEVELOPMENT
Address:	6900 SEPULVEDA BLVD
City:	LOS ANGELES
Status:	Not reported
Comp Number:	6492
Number:	Not reported
Board Of Equalization:	Not reported
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	Not reported
Tank Status:	Not reported
Capacity:	Not reported
Active Date:	Not reported
Tank Use:	Not reported
STG:	Not reported
Content:	Not reported
Number Of Tanks:	Not reported

CA FID UST:

Facility ID:	19056251
Regulated By:	UTNKA
Regulated ID:	Not reported
Cortese Code:	Not reported
SIC Code:	Not reported
Facility Phone:	2130000000
Mail To:	Not reported
Mailing Address:	6900 SEPULVEDA BLVD
Mailing Address 2:	Not reported
Mailing City,St,Zip:	LOS ANGELES 914050000
Contact:	Not reported
Contact Phone:	Not reported
DUNs Number:	Not reported
NPDES Number:	Not reported
EPA ID:	Not reported
Comments:	Not reported
Status:	Active

H58
SE
1/8-1/4
0.228 mi.
1205 ft.

AARON RIGBY
15050 KITTRIDGE STREET
VAN NUYS, CA 91405

Site 1 of 2 in cluster H

RCRA NonGen / NLR **1024751125**
CAC002970917

Relative:
Lower

Actual:
727 ft.

RCRA NonGen / NLR:

Date form received by agency:	2018-07-14 00:00:00.0
Facility name:	AARON RIGBY
Facility address:	15050 KITTRIDGE STREET VAN NUYS, CA 91405
EPA ID:	CAC002970917
Contact:	AARON RIGBY

AARON RIGBY (Continued) **1024751125**

Contact address: 15050 KITTRIDGE STREET
VAN NUYS, CA 91405
Contact country: Not reported
Contact telephone: 818-378-6477
Contact email: JOECHEMIST@HOTMAIL.COM
EPA Region: 09
Classification: Non-Generator
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:
Owner/operator name: AARON RIGBY
Owner/operator address: 15050 KITTRIDGE STREET
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-378-6477
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Operator
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Owner/operator name: AARON RIGBY
Owner/operator address: 15050 KITTRIDGE STREET
VAN NUYS, CA 91405
Owner/operator country: Not reported
Owner/operator telephone: 818-378-6477
Owner/operator email: Not reported
Owner/operator fax: Not reported
Owner/operator extension: Not reported
Legal status: Other
Owner/Operator Type: Owner
Owner/Op start date: Not reported
Owner/Op end date: Not reported

Handler Activities Summary:
U.S. importer of hazardous waste: No
Mixed waste (haz. and radioactive): No
Recycler of hazardous waste: No
Transporter of hazardous waste: No
Treater, storer or disposer of HW: No
Underground injection activity: No
On-site burner exemption: No
Furnace exemption: No
Used oil fuel burner: No
Used oil processor: No
User oil refiner: No
Used oil fuel marketer to burner: No
Used oil Specification marketer: No
Used oil transfer facility: No
Used oil transporter: No

Violation Status: No violations found

H59 **AARON RIGBY** **RCRA NonGen / NLR** **1024751615**
SE **15050 KITTRIDGE STREET** **CAC002971408**
1/8-1/4 **VAN NUYS, CA 91405**
0.228 mi.
1205 ft. **Site 2 of 2 in cluster H**

Relative:
Lower

Actual:
727 ft.

RCRA NonGen / NLR:

Date form received by agency:	2018-07-18 00:00:00.0
Facility name:	AARON RIGBY
Facility address:	15050 KITTRIDGE STREET VAN NUYS, CA 91405
EPA ID:	CAC002971408
Contact:	AARON RIGBY
Contact address:	15050 KITTRIDGE STREET VAN NUYS, CA 91405
Contact country:	Not reported
Contact telephone:	818-378-6477
Contact email:	KCHRISTOPHERSON@HAZAWAYTODAY.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	AARON RIGBY
Owner/operator address:	15050 KITTRIDGE STREET VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-378-6477
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	AARON RIGBY
Owner/operator address:	15050 KITTRIDGE STREET VAN NUYS, CA 91405
Owner/operator country:	Not reported
Owner/operator telephone:	818-378-6477
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Handler Activities Summary:

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

AARON RIGBY (Continued) **1024751615**

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

Violation Status: No violations found

60
SSE
1/8-1/4
0.249 mi.
1314 ft.

JERRY TILLETT
15118 HAYNES ST
VAN NUYS, CA 91411

RCRA NonGen / NLR **1026041189**
CAC003047317

Relative:
Lower

Actual:
726 ft.

RCRA NonGen / NLR:

Date form received by agency:	2019-12-16 00:00:00.0
Facility name:	JERRY TILLETT
Facility address:	15118 HAYNES ST VAN NUYS, CA 91411-1417
EPA ID:	CAC003047317
Contact:	JERRY TILLETT
Contact address:	15118 HAYNES ST VAN NUYS, CA 91411-1417
Contact country:	Not reported
Contact telephone:	818-448-2953
Contact email:	MANIFEST.SIRRIS@GMAIL.COM
EPA Region:	09
Classification:	Non-Generator
Description:	Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name:	JERRY TILLETT
Owner/operator address:	15118 HAYNES ST VAN NUYS, CA 91411
Owner/operator country:	Not reported
Owner/operator telephone:	818-448-2953
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Operator
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

Owner/operator name:	JERRY TILLETT
Owner/operator address:	15118 HAYNES ST VAN NUYS, CA 91411
Owner/operator country:	Not reported
Owner/operator telephone:	818-448-2953
Owner/operator email:	Not reported
Owner/operator fax:	Not reported
Owner/operator extension:	Not reported
Legal status:	Other
Owner/Operator Type:	Owner
Owner/Op start date:	Not reported
Owner/Op end date:	Not reported

JERRY TILLETT (Continued) **1026041189**

Handler Activities Summary:

U.S. importer of hazardous waste:	No
Mixed waste (haz. and radioactive):	Not reported
Recycler of hazardous waste:	No
Transporter of hazardous waste:	No
Treater, storer or disposer of HW:	No
Underground injection activity:	No
On-site burner exemption:	No
Furnace exemption:	No
Used oil fuel burner:	No
Used oil processor:	No
User oil refiner:	No
Used oil fuel marketer to burner:	No
Used oil Specification marketer:	No
Used oil transfer facility:	No
Used oil transporter:	No

Violation Status: No violations found

61
ENE
1/4-1/2
0.410 mi.
2164 ft.

A CLASS RECYCLING **SWRCY** **S119777714**
6828 KESTER AVE **N/A**
VAN NUYS, CA 91405

Relative:
Lower

Actual:
734 ft.

SWRCY:

Name:	A CLASS RECYCLING
Address:	6828 KESTER AVE
City,State,Zip:	VAN NUYS, CA 91405
Reg Id:	Not reported
Cert Id:	RC274594.001
Mailing Address:	6828 Kester Ave
Mailing City:	Van Nuys
Mailing State:	CA
Mailing Zip Code:	91405
Website:	Not reported
Email:	Not reported
Phone Number:	(818) 220-1085
Rural:	N
Operation Begin Date:	02/01/2019
Aluminium:	Not reported
Glass:	Not reported
Plastic:	Not reported
Bimetal:	Not reported
Hours of Operation:	Mon - Sun 8:00 am - 6:00 pm
Organization ID:	Not reported
Organization Name:	A Class Recycling

I62
South
1/4-1/2
0.427 mi.
2254 ft.

Relative:
Lower

Actual:
722 ft.

UNOCAL #2489
15300 VICTORY BLVD
VAN NUYS, CA 91406

Site 1 of 4 in cluster I

Database(s): LUST, CERS HAZ WASTE, CERS TANKS, HIST CORTESE, HAZMAT, CERS

EDR ID Number: S103946711
EPA ID Number: N/A

LUST:

Name:	UNOCAL #2489
Address:	15300 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Type:	LUST Cleanup Site
Geo Track:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702446
Global Id:	T0603702446
Latitude:	34.186375
Longitude:	-118.466552
Status:	Completed - Case Closed
Status Date:	01/02/1997
Case Worker:	YR
RB Case Number:	914061698
Local Agency:	LOS ANGELES, CITY OF
File Location:	Not reported
Local Case Number:	Not reported
Potential Media Affect:	Aquifer used for drinking water supply
Potential Contaminants of Concern:	Gasoline
Site History:	Not reported

LUST:

Global Id:	T0603702446
Contact Type:	Local Agency Caseworker
Contact Name:	ELOY LUNA
Organization Name:	LOS ANGELES, CITY OF
Address:	200 North Main Street, Suite 1780
City:	LOS ANGELES
Email:	eloy.luna@lacity.org
Phone Number:	Not reported

Global Id:	T0603702446
Contact Type:	Regional Board Caseworker
Contact Name:	YUE RONG
Organization Name:	LOS ANGELES RWQCB (REGION 4)
Address:	320 W. 4TH ST., SUITE 200
City:	Los Angeles
Email:	yrong@waterboards.ca.gov
Phone Number:	Not reported

LUST:

Global Id:	T0603702446
Action Type:	Other
Date:	12/01/1989
Action:	Leak Discovery

Global Id:	T0603702446
Action Type:	Other
Date:	12/01/1989
Action:	Leak Stopped

Global Id:	T0603702446

UNOCAL #2489 (Continued) **S103946711**

Action Type: Other
Date: 01/30/1995
Action: Leak Reported

LUST:
Global Id: T0603702446
Status: Open - Case Begin Date
Status Date: 12/01/1989

Global Id: T0603702446
Status: Open - Site Assessment
Status Date: 01/30/1995

Global Id: T0603702446
Status: Completed - Case Closed
Status Date: 01/02/1997

CERS HAZ WASTE:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Hazardous Waste Generator

CERS TANKS:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Aboveground Petroleum Storage

HIST CORTESE:
edr_fname: UNOCAL #2489
edr_fadd1: 15300 VICTORY
City,State,Zip: VAN NUYS, CA 91406
Region: CORTESE
Facility County Code: 19
Reg By: LTNKA
Reg Id: 914061698

LOS ANGELES HM:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0035859
Last Run Date: 06/01/2019
Status: ACTIVE

CERS:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD

UNOCAL #2489 (Continued) **S103946711**

City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 126026
Site Name: JIFFY LUBE # 2774
Violation Date: 03-24-2017
Citation: HSC 6.5 Multiple - California Health and Safety Code, Chapter 6.5, Section(s) Multiple
Violation Description: Hazardous Waste Generator Program - Administration/Documentation - General
Violation Notes: Returned to compliance on 10/02/2018. OBSERVATION: Owner/Operator failed to obtain or maintain an active permit. SPCC plan indicates 5260 gal petroleum storage; no AST program element on the permit. CORRECTIVE ACTION: Every business or business concern within the jurisdiction of the LACoCUPA and subject to one or more of the program elements shall be required to apply for, pay the permit fees, and obtain from the LACoCUPA a unified program facility permit for the program elements applicable to such facility prior to the commencement of any business or activity related to any of the program elements. The permit required under this section shall be posted and conspicuously displayed at the location falling under the requirements of this chapter. Every person, business, or business concern within the jurisdiction of the LACoCUPA and subject to the requirements of one or more of the program elements shall be required to pay the applicable annual fees and any applicable late payment penalty and apply for and [Truncated]
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS

Site ID: 126026
Site Name: JIFFY LUBE # 2774
Violation Date: 03-24-2017
Citation: 22 CCR 12 66262.34(f) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.34(f)
Violation Description: Failure to properly label hazardous waste accumulation containers and portable tanks with the following requirements: "Hazardous Waste", name and address of the generator, physical and chemical characteristics of the Hazardous Waste, and starting accumulation date.
Violation Notes: Returned to compliance on 03/24/2017. OBSERVATION: 1x200 gal used antifreeze and 2x750 gal used oil ASTs in the pit are without hazardous waste labels. All hazardous waste containers shall be marked with the following information: 1) the words G Hazardous WasteG ; 2) name and address of generator; 3) hazardous properties; 4) physical state; 5) composition (contents); 6) accumulation start date. CORRECTIVE ACTION: Immediately label these containers and ensure that all hazardous waste containers are marked with all the required information. COS.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS

Site ID: 126026
Site Name: JIFFY LUBE # 2774

UNOCAL #2489 (Continued) **S103946711**

Violation Date: 01-10-2014
Citation: 22 CCR 15 66265.192(k) - California Code of Regulations, Title 22, Chapter 15, Section(s) 66265.192(k)
Violation Description: Failure of the new hazardous waste tank assessment to include all of the following information: 1) Tank configuration (i.e., horizontal, vertical), material of construction, and gross capacity (in gallons); 2) Design standard(s), if available, according to which the tank and ancillary equipment were or will be constructed and all of the following information: A) Material of construction; B) material thickness and the method used to determine the thickness; C) description of tank system piping (material, diameter); D) description of any internal and external pumps; and E) sketch or drawing of tank including dimensions. 3) Documented age of the tank system (if tank was previously used), if available, (otherwise, an estimate of the age); 4) Description and evaluation of any leak detection equipment; 5) Description and evaluation of any corrosion protection equipment, devices, or material; 6) Description and evaluation of any spill prevention or overfill equipment; 7) Description and evaluation of secondary containment for the tank system (secondary containment must meet minimum standards as specified in subsections (j)(1) through (j)(3) of this section) including applicable secondary containment for ancillary equipment as required in subsection 66265.193(f); 8) Hazardous characteristics of the waste(s) that have been or will be handled; 9) Prior to placing a new tank system or component in use, an independent, qualified installation inspector or an independent, qualified, professional engineer, registered in California, either of whom is trained and experienced in the proper installation of tank systems, shall inspect the system or component for the presence of any of the following items and document in writing the results of the inspection: A) Weld cracks or breaks; B) scrapes of protective coatings; C) corrosion; D) any structural damage or inadequate construction or installation such as cracks, punctures, damaged fittings. All discrepancies shall be documented in the assessment and remedied before the tank syste
Violation Notes: Returned to compliance on 07/17/2014. Facility failed to provide a tank system assessment for the HW storage tank by a professional engineer.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 01-10-2014
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspected by J. Perukkonil Consent given by Armando V.
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-24-2017
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Ruben Gonzalez
Eval Division: Los Angeles County Fire Department

UNOCAL #2489 (Continued) **S103946711**

Eval Program: HW
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 06-02-2015
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 06-05-2018
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 07-17-2014
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS

Eval General Type: Compliance Evaluation Inspection
Eval Date: 06-02-2015
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: NO VIOLATIONS FOUND ON INSPECTION OF FACILITY
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 10-05-2018
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS

Eval General Type: Other/Unknown
Eval Date: 12-01-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS

UNOCAL #2489 (Continued) **S103946711**

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	01-10-2014
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS

Eval General Type:	Other/Unknown
Eval Date:	06-19-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	APSA volume verification: 5260 gal.
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS

Enforcement Action:

Site ID:	126026
Site Name:	JIFFY LUBE # 2774
Site Address:	15300 VICTORY BLVD
Site City:	VAN NUYS
Site Zip:	91411
Enf Action Date:	01-10-2014
Enf Action Type:	Notice of Violation (Unified Program)
Enf Action Description:	Notice of Violation Issued by the Inspector at the Time of Inspection
Enf Action Notes:	Not reported
Enf Action Division:	Los Angeles County Fire Department
Enf Action Program:	HW
Enf Action Source:	CERS

Site ID:	126026
Site Name:	JIFFY LUBE # 2774
Site Address:	15300 VICTORY BLVD
Site City:	VAN NUYS
Site Zip:	91411
Enf Action Date:	06-09-2014
Enf Action Type:	Notice of Violation (Unified Program)
Enf Action Description:	Notice of Violation Issued by the Inspector at the Time of Inspection
Enf Action Notes:	Not reported
Enf Action Division:	Los Angeles County Fire Department
Enf Action Program:	HW
Enf Action Source:	CERS

Affiliation:

Affiliation Type Desc:	Document Preparer
Entity Name:	James Willis
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

UNOCAL #2489 (Continued) **S103946711**

Affiliation Type Desc:	Identification Signer
Entity Name:	James Willis
Entity Title:	COMPLIANCE MANAGER
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

Affiliation Type Desc:	Parent Corporation
Entity Name:	Heartland Group
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	Not reported

Affiliation Type Desc:	Operator
Entity Name:	Heartland Automotive Services II Inc.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(972) 812-7900

Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680

Affiliation Type Desc:	Environmental Contact
Entity Name:	James Willis
Entity Title:	Not reported
Affiliation Address:	105 DECKER COURT SUITE900
Affiliation City:	IRVING
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	75062
Affiliation Phone:	Not reported

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	105 DECKER COURT SUITE 900
Affiliation City:	IRVING
Affiliation State:	TX
Affiliation Country:	Not reported

UNOCAL #2489 (Continued) **S103946711**

Affiliation Zip: 75062
Affiliation Phone: Not reported

Affiliation Type Desc: Legal Owner
Entity Name: Heartland Automotive Services II Inc.
Entity Title: Not reported
Affiliation Address: 105 DECKER CT STE 900
Affiliation City: IRVING
Affiliation State: TX
Affiliation Country: United States
Affiliation Zip: 75062
Affiliation Phone: (972) 812-7900

Name: UNOCAL #2489
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91406
Site ID: 256853
CERS ID: T0603702446
CERS Description: Leaking Underground Storage Tank Cleanup Site

Affiliation:
Affiliation Type Desc: Local Agency Caseworker
Entity Name: ELOY LUNA - LOS ANGELES, CITY OF
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Suite 1780
Affiliation City: LOS ANGELES
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Regional Board Caseworker
Entity Name: YUE RONG - LOS ANGELES RWQCB (REGION 4)
Entity Title: Not reported
Affiliation Address: 320 W. 4TH ST., SUITE 200
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

I63 **UNOCAL #2489** **LUST** **S102439888**
South **15300 VICTORY BLVD** **Cortese** **N/A**
1/4-1/2 **VAN NUYS, CA 91406**
0.427 mi.
2254 ft. **Site 2 of 4 in cluster I**

Relative:
Lower

Actual:
722 ft.

LUST REG 4:
Region: 4
Regional Board: 04
County: Los Angeles
Facility Id: 914061698
Status: Case Closed
Substance: Gasoline
Substance Quantity: Not reported
Local Case No: Not reported

UNOCAL #2489 (Continued) **S102439888**

Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603702446	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	Not reported	
Enforcement Type:	Not reported	
Date Leak Discovered:	12/1/1989	
Date Leak First Reported:		1/30/1995
Date Leak Record Entered:	4/7/1995	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	12/1/1989	
Date Case Last Changed on Database:		2/18/1997
Date the Case was Closed:		1/2/1997
How Leak Discovered:	Tank Closure	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	Tank	
Operator:	OLD CASE #040795-03	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		13534.2734237889371890611101 92
Source of Cleanup Funding:		Tank
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		1/30/1995
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		1/1/1965
Hist Max MTBE Conc in Groundwater:		150
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	UNOCAL ENVIR. REMEDIATION SERV	
RP Address:	376 S. VALENCIA AVE, BREA, CA 92621	
Program:	LUST	
Lat/Long:	34.186569 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	02/18/97 - WELL ABANDONMENT REPORT QUARTERLY MONITORING REPORT	12/31/97

CORTESE:

Name:	UNOCAL #2489
Address:	15300 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Region:	CORTESE

UNOCAL #2489 (Continued) **S102439888**

Envirostor Id:	Not reported
Global ID:	T0603702446
Site/Facility Type:	LUST CLEANUP SITE
Cleanup Status:	COMPLETED - CASE CLOSED
Status Date:	Not reported
Site Code:	Not reported
Latitude:	Not reported
Longitude:	Not reported
Owner:	Not reported
Enf Type:	Not reported
Swat R:	Not reported
Flag:	active
Order No:	Not reported
Waste Discharge System No:	Not reported
Effective Date:	Not reported
Region 2:	Not reported
WID Id:	Not reported
Solid Waste Id No:	Not reported
Waste Management Uit Name:	Not reported
File Name:	Active Open

I64 **MOBIL #18-FGC** **LUST** **S103281961**
South **6360 SEPULVEDA BLVD** **SWEEPS UST** **N/A**
1/4-1/2 **VAN NUYS, CA 91411** **Cortese**
0.472 mi. **CERS**
2492 ft. **Site 3 of 4 in cluster I**

Relative:
Lower

Actual:
720 ft.

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
Facility Id:	914110934	
Status:	Leak being confirmed	
Substance:	1	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Soil	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603702470	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19000	
Cross Street:	VICTORY BLVD	
Enforcement Type:	Not reported	
Date Leak Discovered:	12/1/1983	
Date Leak First Reported:		12/8/1997
Date Leak Record Entered:	1/5/1998	
Date Confirmation Began:	12/8/1997	
Date Leak Stopped:	12/1/1983	
Date Case Last Changed on Database:		1/5/1998
Date the Case was Closed:		Not reported
How Leak Discovered:	Tank Closure	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Not reported	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	

MOBIL #18-FGC (Continued) **S103281961**

Approx. Dist To Production Well (ft):	13548.135019081054630888380371
Source of Cleanup Funding:	Not reported
Preliminary Site Assessment Workplan Submitted:	Not reported
Preliminary Site Assessment Began:	Not reported
Pollution Characterization Began:	Not reported
Remediation Plan Submitted:	Not reported
Remedial Action Underway:	Not reported
Post Remedial Action Monitoring Began:	Not reported
Enforcement Action Date:	Not reported
Historical Max MTBE Date:	Not reported
Hist Max MTBE Conc in Groundwater:	Not reported
Hist Max MTBE Conc in Soil:	62000
Significant Interim Remedial Action Taken:	Not reported
GW Qualifier:	Not reported
Soil Qualifier:	=
Organization:	Not reported
Owner Contact:	Not reported
Responsible Party:	MOBIL OIL CORP
RP Address:	3700 W. 190TH ST., TPT2, TORRANCE, CA 90509
Program:	LUST
Lat/Long:	34.185864 / -1
Local Agency Staff:	Not reported
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	12/08/97 REQUEST FOR CLOSURE

SWEEPS UST:

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000001
Tank Status:	A
Capacity:	6000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	DIESEL
Number Of Tanks:	6

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400

MOBIL #18-FGC (Continued) **S103281961**

Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000002
Tank Status:	A
Capacity:	280
Active Date:	04-20-88
Tank Use:	OIL
STG:	W
Content:	WASTE OIL
Number Of Tanks:	Not reported

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000003
Tank Status:	A
Capacity:	6000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000004
Tank Status:	A
Capacity:	10000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active

MOBIL #18-FGC (Continued) **S103281961**

Comp Number: 2095
Number: 1
Board Of Equalization: 44-000400
Referral Date: 04-10-93
Action Date: 04-07-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-002095-000005
Tank Status: A
Capacity: 12000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: MOBIL OIL CORP#14 - 122
Address: 6360 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 2095
Number: 1
Board Of Equalization: 44-000400
Referral Date: 04-10-93
Action Date: 04-07-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-002095-000006
Tank Status: A
Capacity: 6000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

CORTESE:
Name: MOBIL #18-FGC
Address: 6360 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Region: CORTESE
Envirostor Id: Not reported
Global ID: T0603702470
Site/Facility Type: LUST CLEANUP SITE
Cleanup Status: COMPLETED - CASE CLOSED
Status Date: Not reported
Site Code: Not reported
Latitude: Not reported
Longitude: Not reported
Owner: Not reported
Enf Type: Not reported
Swat R: Not reported
Flag: active
Order No: Not reported
Waste Discharge System No: Not reported
Effective Date: Not reported
Region 2: Not reported

MOBIL #18-FGC (Continued) **S103281961**

WID Id: Not reported
Solid Waste Id No: Not reported
Waste Management Uit Name: Not reported
File Name: Active Open

CERS:
Name: MOBIL #18-FGC
Address: 6360 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 229104
CERS ID: T0603702470
CERS Description: Leaking Underground Storage Tank Cleanup Site

Affiliation:
Affiliation Type Desc: Local Agency Caseworker
Entity Name: ELOY LUNA - LOS ANGELES, CITY OF
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Suite 1780
Affiliation City: LOS ANGELES
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: Not reported

Affiliation Type Desc: Regional Board Caseworker
Entity Name: MAGDY BAIADY - LOS ANGELES RWQCB (REGION 4)
Entity Title: Not reported
Affiliation Address: 320 W. 4TH ST., SUITE 200
Affiliation City: LOS ANGELES
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: 2135766699

I65 **MOBIL #18-FGC** **LUST** **S104576675**
South **6360 SEPULVEDA BLVD** **HIST CORTESE** **N/A**
1/4-1/2 **VAN NUYS, CA 91411**
0.472 mi.
2492 ft. **Site 4 of 4 in cluster I**

Relative: LUST:
Lower
Actual: Name: MOBIL #18-FGC
720 ft. Address: 6360 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Lead Agency: LOS ANGELES RWQCB (REGION 4)
Case Type: LUST Cleanup Site
Geo Track: http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702470
Global Id: T0603702470
Latitude: 34.185864
Longitude: -118.4660411
Status: Completed - Case Closed
Status Date: 03/29/2012
Case Worker: MB
RB Case Number: 914110934
Local Agency: LOS ANGELES, CITY OF
File Location: Regional Board
Local Case Number: Not reported

MOBIL #18-FGC (Continued) **S104576675**

Potential Media Affect: Other Groundwater (uses other than drinking water), Soil
Potential Contaminants of Concern: Aviation
Site History: Not reported

LUST:
Global Id: T0603702470
Contact Type: Local Agency Caseworker
Contact Name: ELOY LUNA
Organization Name: LOS ANGELES, CITY OF
Address: 200 North Main Street, Suite 1780
City: LOS ANGELES
Email: eloy.luna@lacity.org
Phone Number: Not reported

Global Id: T0603702470
Contact Type: Regional Board Caseworker
Contact Name: MAGDY BAIADY
Organization Name: LOS ANGELES RWQCB (REGION 4)
Address: 320 W. 4TH ST., SUITE 200
City: LOS ANGELES
Email: mbaiady@waterboards.ca.gov
Phone Number: 2135766699

LUST:
Global Id: T0603702470
Action Type: RESPONSE
Date: 07/08/2009
Action: Other Report / Document

Global Id: T0603702470
Action Type: Other
Date: 12/01/1983
Action: Leak Discovery

Global Id: T0603702470
Action Type: RESPONSE
Date: 01/15/2011
Action: Monitoring Report - Semi-Annually

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 02/10/2012
Action: Notification - Preclosure

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 03/29/2012
Action: Closure/No Further Action Letter

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 03/29/2012
Action: Closure/No Further Action Letter

Global Id: T0603702470
Action Type: Other
Date: 12/01/1983

MOBIL #18-FGC (Continued) **S104576675**

Action: Leak Stopped

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/16/2011
Action: Request for Closure

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/16/2011
Action: Soil and Water Investigation Report

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 06/08/2009
Action: Staff Letter

Global Id: T0603702470
Action Type: REMEDIATION
Date: 08/06/2007
Action: Soil Vapor Extraction (SVE)

Global Id: T0603702470
Action Type: Other
Date: 12/08/1997
Action: Leak Reported

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 01/05/2010
Action: Staff Letter

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/05/2010
Action: Soil and Water Investigation Report

Global Id: T0603702470
Action Type: RESPONSE
Date: 07/13/2009
Action: Other Report / Document

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/15/2009
Action: Monitoring Report - Quarterly

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/09/2009
Action: Soil and Water Investigation Workplan

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/15/2010
Action: Monitoring Report - Quarterly

MOBIL #18-FGC (Continued) **S104576675**

LUST:

Global Id:	T0603702470
Status:	Open - Case Begin Date
Status Date:	12/01/1983
Global Id:	T0603702470
Status:	Open - Site Assessment
Status Date:	12/08/1997
Global Id:	T0603702470
Status:	Open - Site Assessment
Status Date:	06/08/2009
Global Id:	T0603702470
Status:	Completed - Case Closed
Status Date:	03/29/2012

HIST CORTESE:

edr_fname:	MOBIL #18-FGC
edr_fadd1:	6360 SEPULVEDA
City,State,Zip:	VAN NUYS, CA 91401
Region:	CORTESE
Facility County Code:	19
Reg By:	LTNKA
Reg Id:	914110934

66
WSW
1/2-1
0.865 mi.
4569 ft.

Relative:
Lower

Actual:
722 ft.

DOD - SEPULVEDA ANG IRP SITE #1
15900 VICTORY
VAN NUYS, CA 91406

ENVIROSTOR **S101272772**
CPS-SLIC **N/A**
AST
HIST CORTESE
HAZMAT
CERS

ENVIROSTOR:

Name:	SEPULVEDA AIR NATIONAL GUARD
Address:	15900 VICTORY BLVD.
City,State,Zip:	VAN NUYS, CA 91406
Facility ID:	19970013
Status:	Refer: RWQCB
Status Date:	08/01/2017
Site Code:	300307
Site Type:	Military Evaluation
Site Type Detailed:	Open Base
Acres:	26
NPL:	NO
Regulatory Agencies:	RWQCB, SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Charles Ridenour
Division Branch:	Cleanup Sacramento
Assembly:	45
Senate:	27
Special Program:	DSMOA
Restricted Use:	NO
Site Mgmt Req:	NONE SPECIFIED
Funding:	DERA

DOD - SEPULVEDA ANG IRP SITE #1 (Continued) **S101272772**

Latitude: 34.18638
Longitude: -118.4791
APN: NONE SPECIFIED
Past Use: NONE SPECIFIED
Potential COC: * WASTE OIL & MIXED OIL * UNSPECIFIED SOLVENT MIXTURES * Sludge - Paint
Confirmed COC: NONE SPECIFIED
Potential Description: NONE SPECIFIED
Alias Name: SEPULVEDA AIR NATIONAL GUARD
Alias Type: Alternate Name
Alias Name: SLT43187185
Alias Type: GeoTracker Global ID
Alias Name: SLT43188186
Alias Type: GeoTracker Global ID
Alias Name: T0603743904
Alias Type: GeoTracker Global ID
Alias Name: 300307
Alias Type: Project Code (Site Code)
Alias Name: 19970013
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Endangerment Assessment Report
Completed Date: 03/06/1997
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Preliminary Assessment/Site Inspection Report (PA/SI)
Completed Date: 09/26/2012
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

SLIC REG 4:
Region: 4
Facility Status: No further action required
SLIC: 0288B
Substance: TPH/VOCs
Staff: SSH

CPS-SLIC:
Name: SEPULVEDA ANG (MISSILE SILO)
Address: 15900 VICTORY BOULEVARD
City,State,Zip: VAN NUYS, CA 91406
Region: STATE
Facility Status: **Completed - Case Closed**

DOD - SEPULVEDA ANG IRP SITE #1 (Continued) **S101272772**

Status Date:	02/29/2016
Global Id:	T10000005903
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Lead Agency Case Number:	Not reported
Latitude:	34.1866253
Longitude:	-118.4792908
Case Type:	Cleanup Program Site
Case Worker:	JY
Local Agency:	Not reported
RB Case Number:	0288C
File Location:	Regional Board
Potential Media Affected:	Aquifer used for drinking water supply, Soil, Soil Vapor
Potential Contaminants of Concern:	Tetrachloroethylene (PCE), Trichloroethylene (TCE), Benzene, Total Petroleum Hydrocarbons (TPH)
Site History:	Not reported

Click here to access the California GeoTracker records for this facility:

Name:	DOD - SEPULVEDA ANG IRP SITE #1
Address:	15900 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Region:	STATE
Facility Status:	**Completed - Case Closed**
Status Date:	02/16/2001
Global Id:	SLT43188186
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Lead Agency Case Number:	Not reported
Latitude:	34.18653
Longitude:	-118.467941
Case Type:	Cleanup Program Site
Case Worker:	Not reported
Local Agency:	Not reported
RB Case Number:	0288B
File Location:	Not reported
Potential Media Affected:	Not reported
Potential Contaminants of Concern:	Not reported
Site History:	Not reported

Click here to access the California GeoTracker records for this facility:

LOS ANGELES AST:

Facility ID:	FA0010500
Name:	CALIFORNIA AIR NATIONAL GUARD
Address:	15900 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Last Run Date:	06/01/2019
Status:	ACTIVE

HIST CORTESE:

edr_fname:	SEPULVEDA AIR NATIONAL GU
edr_fadd1:	15900 VICTORY
City,State,Zip:	VAN NUYS, CA 91406
Region:	CORTESE
Facility County Code:	19
Reg By:	CALSI
Reg Id:	19970013

DOD - SEPULVEDA ANG IRP SITE #1 (Continued) **S101272772**

LOS ANGELES HM:
Name: CALIFORNIA AIR NATIONAL GUARD
Address: 15900 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91406
Facility ID: FA0010500
Last Run Date: 06/01/2019
Status: ACTIVE

CERS:
Name: SEPULVEDA ANG (MISSILE SILO)
Address: 15900 VICTORY BOULEVARD
City,State,Zip: VAN NUYS, CA 91406
Site ID: 248745
CERS ID: T10000005903
CERS Description: Cleanup Program Site

Affiliation:
Affiliation Type Desc: Regional Board Caseworker
Entity Name: JESSICA YEUNG - LOS ANGELES RWQCB (REGION 4)
Entity Title: Not reported
Affiliation Address: 320 West 4th St., Suite 200
Affiliation City: LOS ANGELES
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: 2135766729

Name: DOD - SEPULVEDA ANG IRP SITE #1
Address: 15900 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91406
Site ID: 243024
CERS ID: SLT43188186
CERS Description: Cleanup Program Site

67
ENE
1/2-1
0.950 mi.
5015 ft.

SAN FERNANDO VALY COM. MENTAL HEALTH CTR **ENVIROSTOR** **S118756560**
14535-14545 SHERMAN CIR;14550 SHERMAN WA **N/A**
VAN NUYS, CA 91405

Relative:
Higher

Actual:
745 ft.

ENVIROSTOR:
Name: SAN FERNANDO VALY COM. MENTAL HEALTH CTR
Address: 14535-14545 SHERMAN CIR;14550 SHERMAN WA
City,State,Zip: VAN NUYS, CA 91405
Facility ID: 19800036
Status: No Action Required
Status Date: 05/22/1998
Site Code: 300700
Site Type: Calmortgage
Site Type Detailed: Calmortgage
Acres: 0
NPL: NO
Regulatory Agencies: SMBRP
Lead Agency: SMBRP
Program Manager: Sandra Karinen
Supervisor: William Beckman

SAN FERNANDO VALY COM. MENTAL HEALTH CTR (Continued) **S118756560**

Division Branch: Cleanup Sacramento
Assembly: 46
Senate: 18
Special Program: Not reported
Restricted Use: NO
Site Mgmt Req: NONE SPECIFIED
Funding: CalMortgage
Latitude: 34.20027
Longitude: -118.45
APN: NONE SPECIFIED
Past Use: NONE
Potential COC: NONE SPECIFIED No Contaminants found
Confirmed COC: No Contaminants found
Potential Description: NMA
Alias Name: 300700
Alias Type: Project Code (Site Code)
Alias Name: 19800036
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Phase 1
Completed Date: 05/22/1998
Comments: Pursuant to the MOU, DTSC has reviewed a Phase I Preliminary Environmental Assessment for the San Fernando Valley Community Mental Health Center, Inc. (SFVCMHC). The subject property currently contains a one-story office building. SFVCMHC currently is leasing a major portion of the building which has been remodeled to accommodate their mental health clinic and administrative office. A portion of the building is presently vacant and will be remodeled to allow SFVCMHC to expand their clinic operations. SFVCMHC is proposing to purchase the subject property once the remodeling is completed. A Supplemental Phase I Environmental Assessment Report was prepared by DTSC and concluded that no action was needed for this property; there is no contamination on the property.

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

Count: 2 records. ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
LOS ANGELES	S118946945		LEMAY ST & SEPULVEDA BLVD	91406	CDL
VAN NUYS	S107534746		525 SEPULVEDA BLVD, RM 245 (BE	91411	CDL

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Federal NPL site list

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: N/A
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: N/A
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991
Date Data Arrived at EDR: 02/02/1994
Date Made Active in Reports: 03/30/1994
Number of Days to Update: 56

Source: EPA
Telephone: 202-564-4267
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

Federal Delisted NPL site list

Delisted NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: N/A
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

Federal CERCLIS list

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 04/03/2019
Date Data Arrived at EDR: 04/05/2019
Date Made Active in Reports: 05/14/2019
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 703-603-8704
Last EDR Contact: 07/02/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Varies

SEMS: Superfund Enterprise Management System

SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly know as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Quarterly

Federal CERCLIS NFRAP site list

SEMS-ARCHIVE: Superfund Enterprise Management System Archive

SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that. based upon available information, the location is not judged to be potential NPL site.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Quarterly

Federal RCRA CORRACTS facilities list

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

Federal RCRA non-CORRACTS TSD facilities list

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

Federal RCRA generators list

RCRA-LQG: RCRA - Large Quantity Generators

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

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

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

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

RCRA-VSQG: RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

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

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

Federal institutional controls / engineering controls registries

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 05/15/2020
Date Data Arrived at EDR: 05/19/2020
Date Made Active in Reports: 06/18/2020
Number of Days to Update: 30

Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Varies

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 02/13/2020
Date Data Arrived at EDR: 02/20/2020
Date Made Active in Reports: 05/15/2020
Number of Days to Update: 85

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 05/15/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Varies

US INST CONTROLS: Institutional Controls Sites List

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 02/13/2020
Date Data Arrived at EDR: 02/20/2020
Date Made Active in Reports: 05/15/2020
Number of Days to Update: 85

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 05/15/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 03/22/2020
Date Data Arrived at EDR: 03/24/2020
Date Made Active in Reports: 06/18/2020
Number of Days to Update: 86

Source: National Response Center, United States Coast Guard
Telephone: 202-267-2180
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

State- and tribal - equivalent NPL

RESPONSE: State Response Sites

Identifies confirmed release sites where DTSC is involved in remediation, either in a lead or oversight capacity. These confirmed release sites are generally high-priority and high potential risk.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 07/27/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

State- and tribal - equivalent CERCLIS

ENVIROSTOR: EnviroStor Database

The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 07/27/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

State and tribal landfill and/or solid waste disposal site lists

SWF/LF (SWIS): Solid Waste Information System

Active, Closed and Inactive Landfills. SWF/LF records typically contain an inve ntory of solid waste disposal facilities or landfills. These may be active or i nactive facilities or open dumps that failed to meet RCRA Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 05/11/2020
Date Data Arrived at EDR: 05/12/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 76

Source: Department of Resources Recycling and Recovery
Telephone: 916-341-6320
Last EDR Contact: 08/10/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Quarterly

State and tribal leaking storage tank lists

LUST REG 2: Fuel Leak List

Leaking Underground Storage Tank locations. Alameda, Contra Costa, Marin, Napa, San Francisco, San Mateo, Santa Clara, Solano, Sonoma counties.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: California Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-622-2433
Last EDR Contact: 09/19/2011
Next Scheduled EDR Contact: 01/02/2012
Data Release Frequency: No Update Planned

LUST REG 3: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank locations. Monterey, San Benito, San Luis Obispo, Santa Barbara, Santa Cruz counties.

Date of Government Version: 05/19/2003
Date Data Arrived at EDR: 05/19/2003
Date Made Active in Reports: 06/02/2003
Number of Days to Update: 14

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-542-4786
Last EDR Contact: 07/18/2011
Next Scheduled EDR Contact: 10/31/2011
Data Release Frequency: No Update Planned

LUST REG 4: Underground Storage Tank Leak List

Los Angeles, Ventura counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35

Source: California Regional Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6710
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: No Update Planned

LUST REG 9: Leaking Underground Storage Tank Report

Orange, Riverside, San Diego counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 03/01/2001
Date Data Arrived at EDR: 04/23/2001
Date Made Active in Reports: 05/21/2001
Number of Days to Update: 28

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-637-5595
Last EDR Contact: 09/26/2011
Next Scheduled EDR Contact: 01/09/2012
Data Release Frequency: No Update Planned

LUST REG 8: Leaking Underground Storage Tanks

California Regional Water Quality Control Board Santa Ana Region (8). For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/14/2005
Date Data Arrived at EDR: 02/15/2005
Date Made Active in Reports: 03/28/2005
Number of Days to Update: 41

Source: California Regional Water Quality Control Board Santa Ana Region (8)
Telephone: 909-782-4496
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

LUST REG 5: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank locations. Alameda, Alpine, Amador, Butte, Colusa, Contra Costa, Calveras, El Dorado, Fresno, Glenn, Kern, Kings, Lake, Lassen, Madera, Mariposa, Merced, Modoc, Napa, Nevada, Placer, Plumas, Sacramento, San Joaquin, Shasta, Solano, Stanislaus, Sutter, Tehama, Tulare, Tuolumne, Yolo, Yuba counties.

Date of Government Version: 07/01/2008
Date Data Arrived at EDR: 07/22/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 9

Source: California Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-4834
Last EDR Contact: 07/01/2011
Next Scheduled EDR Contact: 10/17/2011
Data Release Frequency: No Update Planned

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

LUST REG 6L: Leaking Underground Storage Tank Case Listing
For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/09/2003
Date Data Arrived at EDR: 09/10/2003
Date Made Active in Reports: 10/07/2003
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Lahontan Region (6)
Telephone: 530-542-5572
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

LUST REG 6V: Leaking Underground Storage Tank Case Listing
Leaking Underground Storage Tank locations. Inyo, Kern, Los Angeles, Mono, San Bernardino counties.

Date of Government Version: 06/07/2005
Date Data Arrived at EDR: 06/07/2005
Date Made Active in Reports: 06/29/2005
Number of Days to Update: 22

Source: California Regional Water Quality Control Board Victorville Branch Office (6)
Telephone: 760-241-7365
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

LUST REG 1: Active Toxic Site Investigation
Del Norte, Humboldt, Lake, Mendocino, Modoc, Siskiyou, Sonoma, Trinity counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/01/2001
Date Data Arrived at EDR: 02/28/2001
Date Made Active in Reports: 03/29/2001
Number of Days to Update: 29

Source: California Regional Water Quality Control Board North Coast (1)
Telephone: 707-570-3769
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

LUST REG 7: Leaking Underground Storage Tank Case Listing
Leaking Underground Storage Tank locations. Imperial, Riverside, San Diego, Santa Barbara counties.

Date of Government Version: 02/26/2004
Date Data Arrived at EDR: 02/26/2004
Date Made Active in Reports: 03/24/2004
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Colorado River Basin Region (7)
Telephone: 760-776-8943
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

LUST: Leaking Underground Fuel Tank Report (GEOTRACKER)
Leaking Underground Storage Tank (LUST) Sites included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: State Water Resources Control Board
Telephone: see region list
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/26/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 78

Source: EPA Region 4
Telephone: 404-562-8677
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land
Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: EPA, Region 5
Telephone: 312-886-7439
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land
A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 04/29/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: EPA Region 1
Telephone: 617-918-1313
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: EPA Region 6
Telephone: 214-665-6597
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 04/15/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: EPA Region 8
Telephone: 303-312-6271
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84
Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

CPS-SLIC: Statewide SLIC Cases (GEOTRACKER)
Cleanup Program Sites (CPS; also known as Site Cleanups [SC] and formerly known as Spills, Leaks, Investigations, and Cleanups [SLIC] sites) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

SLIC REG 1: Active Toxic Site Investigations

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2003
Date Data Arrived at EDR: 04/07/2003
Date Made Active in Reports: 04/25/2003
Number of Days to Update: 18

Source: California Regional Water Quality Control Board, North Coast Region (1)
Telephone: 707-576-2220
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

SLIC REG 2: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-286-0457
Last EDR Contact: 09/19/2011
Next Scheduled EDR Contact: 01/02/2012
Data Release Frequency: No Update Planned

SLIC REG 3: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/18/2006
Date Data Arrived at EDR: 05/18/2006
Date Made Active in Reports: 06/15/2006
Number of Days to Update: 28

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-549-3147
Last EDR Contact: 07/18/2011
Next Scheduled EDR Contact: 10/31/2011
Data Release Frequency: No Update Planned

SLIC REG 4: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/17/2004
Date Data Arrived at EDR: 11/18/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 47

Source: Region Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6600
Last EDR Contact: 07/01/2011
Next Scheduled EDR Contact: 10/17/2011
Data Release Frequency: No Update Planned

SLIC REG 5: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/01/2005
Date Data Arrived at EDR: 04/05/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 16

Source: Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-3291
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

SLIC REG 6V: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/24/2005
Date Data Arrived at EDR: 05/25/2005
Date Made Active in Reports: 06/16/2005
Number of Days to Update: 22

Source: Regional Water Quality Control Board, Victorville Branch
Telephone: 619-241-6583
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

SLIC REG 6L: SLIC Sites
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35
Source: California Regional Water Quality Control Board, Lahontan Region
Telephone: 530-542-5574
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

SLIC REG 7: SLIC List
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/24/2004
Date Data Arrived at EDR: 11/29/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 36
Source: California Regional Quality Control Board, Colorado River Basin Region
Telephone: 760-346-7491
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

SLIC REG 8: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2008
Date Data Arrived at EDR: 04/03/2008
Date Made Active in Reports: 04/14/2008
Number of Days to Update: 11
Source: California Region Water Quality Control Board Santa Ana Region (8)
Telephone: 951-782-3298
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

SLIC REG 9: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/10/2007
Date Data Arrived at EDR: 09/11/2007
Date Made Active in Reports: 09/28/2007
Number of Days to Update: 17
Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980
Last EDR Contact: 08/08/2011
Next Scheduled EDR Contact: 11/21/2011
Data Release Frequency: No Update Planned

State and tribal registered storage tank lists

FEMA UST: Underground Storage Tank Listing
A listing of all FEMA owned underground storage tanks.

Date of Government Version: 02/01/2020
Date Data Arrived at EDR: 03/19/2020
Date Made Active in Reports: 06/09/2020
Number of Days to Update: 82
Source: FEMA
Telephone: 202-646-5797
Last EDR Contact: 07/06/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Varies

MILITARY UST SITES: Military UST Sites (GEOTRACKER)
Military ust sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

UST: Active UST Facilities

Active UST facilities gathered from the local regulatory agencies

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/20/2020
Number of Days to Update: 72

Source: SWRCB
Telephone: 916-341-5851
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Semi-Annually

UST CLOSURE: Proposed Closure of Underground Storage Tank (UST) Cases

UST cases that are being considered for closure by either the State Water Resources Control Board or the Executive Director have been posted for a 60-day public comment period. UST Case Closures being proposed for consideration by the State Water Resources Control Board. These are primarily UST cases that meet closure criteria under the decisional framework in State Water Board Resolution No. 92-49 and other Board orders. UST Case Closures proposed for consideration by the Executive Director pursuant to State Water Board Resolution No. 2012-0061. These are cases that meet the criteria of the Low-Threat UST Case Closure Policy. UST Case Closure Review Denials and Approved Orders.

Date of Government Version: 05/26/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/20/2020
Number of Days to Update: 72

Source: State Water Resources Control Board
Telephone: 916-327-7844
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

AST: Aboveground Petroleum Storage Tank Facilities

A listing of aboveground storage tank petroleum storage tank locations.

Date of Government Version: 07/06/2016
Date Data Arrived at EDR: 07/12/2016
Date Made Active in Reports: 09/19/2016
Number of Days to Update: 69

Source: California Environmental Protection Agency
Telephone: 916-327-5092
Last EDR Contact: 06/10/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Varies

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/26/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 78

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 04/03/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA Region 9
Telephone: 415-972-3368
Last EDR Contact: 07/23/2020
Next Scheduled EDR Contact: 11/01/2020
Data Release Frequency: Varies

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 04/29/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 84

Source: EPA, Region 1
Telephone: 617-918-1313
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 04/14/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 85

Source: EPA Region 8
Telephone: 303-312-6137
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

State and tribal voluntary cleanup sites

VCP: Voluntary Cleanup Program Properties

Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 07/27/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

INDIAN VCP R7: Voluntary Cleanup Priority Lisitng
A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008
Date Data Arrived at EDR: 04/22/2008
Date Made Active in Reports: 05/19/2008
Number of Days to Update: 27

Source: EPA, Region 7
Telephone: 913-551-7365
Last EDR Contact: 04/20/2009
Next Scheduled EDR Contact: 07/20/2009
Data Release Frequency: Varies

INDIAN VCP R1: Voluntary Cleanup Priority Listing
A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 07/27/2015
Date Data Arrived at EDR: 09/29/2015
Date Made Active in Reports: 02/18/2016
Number of Days to Update: 142

Source: EPA, Region 1
Telephone: 617-918-1102
Last EDR Contact: 06/17/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Varies

State and tribal Brownfields sites

BROWNFIELDS: Considered Brownfieds Sites Listing
A listing of sites the SWRCB considers to be Brownfields since these are sites have come to them through the MOA Process.

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/24/2020
Date Made Active in Reports: 06/05/2020
Number of Days to Update: 73

Source: State Water Resources Control Board
Telephone: 916-323-7905
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites
Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 06/01/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 06/09/2020
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

WMUDS/SWAT: Waste Management Unit Database
Waste Management Unit Database System. WMUDS is used by the State Water Resources Control Board staff and the Regional Water Quality Control Boards for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections Information, Waste Management Unit Information, SWAT Program Information, SWAT Report Summary Information, SWAT Report Summary Data, Chapter 15 (formerly Subchapter 15) Information, Chapter 15 Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information, and Interested Parties Information.

Date of Government Version: 04/01/2000
Date Data Arrived at EDR: 04/10/2000
Date Made Active in Reports: 05/10/2000
Number of Days to Update: 30

Source: State Water Resources Control Board
Telephone: 916-227-4448
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: No Update Planned

SWRCY: Recycler Database
A listing of recycling facilities in California.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

HAULERS: Registered Waste Tire Haulers Listing
A listing of registered waste tire haulers.

Date of Government Version: 05/28/2020
Date Data Arrived at EDR: 05/29/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 75

Source: Integrated Waste Management Board
Telephone: 916-341-6422
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Varies

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands
Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

ODI: Open Dump Inventory
An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations
A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: No Update Planned

IHS OPEN DUMPS: Open Dumps on Indian Land
A listing of all open dumps located on Indian Land in the United States.

Date of Government Version: 04/01/2014
Date Data Arrived at EDR: 08/06/2014
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 176

Source: Department of Health & Human Serivces, Indian Health Service
Telephone: 301-443-1452
Last EDR Contact: 07/31/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations that have been removed from the DEAs National Clandestine Laboratory Register.

Date of Government Version: 03/18/2020
Date Data Arrived at EDR: 03/19/2020
Date Made Active in Reports: 06/09/2020
Number of Days to Update: 82

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: No Update Planned

HIST CAL-SITES: Calsites Database

The Calsites database contains potential or confirmed hazardous substance release properties. In 1996, California EPA reevaluated and significantly reduced the number of sites in the Calsites database. No longer updated by the state agency. It has been replaced by ENVIROSTOR.

Date of Government Version: 08/08/2005
Date Data Arrived at EDR: 08/03/2006
Date Made Active in Reports: 08/24/2006
Number of Days to Update: 21

Source: Department of Toxic Substance Control
Telephone: 916-323-3400
Last EDR Contact: 02/23/2009
Next Scheduled EDR Contact: 05/25/2009
Data Release Frequency: No Update Planned

SCH: School Property Evaluation Program

This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category depending on the level of threat to public health and safety or the environment they pose.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 07/27/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

CDL: Clandestine Drug Labs

A listing of drug lab locations. Listing of a location in this database does not indicate that any illegal drug lab materials were or were not present there, and does not constitute a determination that the location either requires or does not require additional cleanup work.

Date of Government Version: 06/30/2019
Date Data Arrived at EDR: 05/28/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-255-6504
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Varies

TOXIC PITS: Toxic Pits Cleanup Act Sites

Toxic PITS Cleanup Act Sites. TOXIC PITS identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

Date of Government Version: 07/01/1995
Date Data Arrived at EDR: 08/30/1995
Date Made Active in Reports: 09/26/1995
Number of Days to Update: 27

Source: State Water Resources Control Board
Telephone: 916-227-4364
Last EDR Contact: 01/26/2009
Next Scheduled EDR Contact: 04/27/2009
Data Release Frequency: No Update Planned

CERS HAZ WASTE: CERS HAZ WASTE

List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Hazardous Chemical Management, Hazardous Waste Onsite Treatment, Household Hazardous Waste Collection, Hazardous Waste Generator, and RCRA LQ HW Generator programs.

Date of Government Version: 04/20/2020
Date Data Arrived at EDR: 04/21/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 83

Source: CalEPA
Telephone: 916-323-2514
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Quarterly

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 03/18/2020
Date Data Arrived at EDR: 03/19/2020
Date Made Active in Reports: 06/09/2020
Number of Days to Update: 82

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: Quarterly

PFAS: PFAS Contamination Site Location Listing

A listing of PFAS contaminated sites included in the GeoTracker database.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

Local Lists of Registered Storage Tanks

SWEEPS UST: SWEEPS UST Listing

Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

Date of Government Version: 06/01/1994
Date Data Arrived at EDR: 07/07/2005
Date Made Active in Reports: 08/11/2005
Number of Days to Update: 35

Source: State Water Resources Control Board
Telephone: N/A
Last EDR Contact: 06/03/2005
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

UST MENDOCINO: Mendocino County UST Database

A listing of underground storage tank locations in Mendocino County.

Date of Government Version: 05/20/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 08/06/2020
Number of Days to Update: 78

Source: Department of Public Health
Telephone: 707-463-4466
Last EDR Contact: 08/17/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: Annually

HIST UST: Hazardous Substance Storage Container Database

The Hazardous Substance Storage Container Database is a historical listing of UST sites. Refer to local/county source for current data.

Date of Government Version: 10/15/1990
Date Data Arrived at EDR: 01/25/1991
Date Made Active in Reports: 02/12/1991
Number of Days to Update: 18

Source: State Water Resources Control Board
Telephone: 916-341-5851
Last EDR Contact: 07/26/2001
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

SAN FRANCISCO AST: Aboveground Storage Tank Site Listing
Aboveground storage tank sites

Date of Government Version: 05/04/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 72

Source: San Francisco County Department of Public Health
Telephone: 415-252-3896
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

CERS TANKS: California Environmental Reporting System (CERS) Tanks
List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Aboveground Petroleum Storage and Underground Storage Tank regulatory programs.

Date of Government Version: 04/20/2020
Date Data Arrived at EDR: 04/21/2020
Date Made Active in Reports: 07/09/2020
Number of Days to Update: 79

Source: California Environmental Protection Agency
Telephone: 916-323-2514
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Quarterly

CA FID UST: Facility Inventory Database
The Facility Inventory Database (FID) contains a historical listing of active and inactive underground storage tank locations from the State Water Resource Control Board. Refer to local/county source for current data.

Date of Government Version: 10/31/1994
Date Data Arrived at EDR: 09/05/1995
Date Made Active in Reports: 09/29/1995
Number of Days to Update: 24

Source: California Environmental Protection Agency
Telephone: 916-341-5851
Last EDR Contact: 12/28/1998
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Local Land Records

LIENS: Environmental Liens Listing
A listing of property locations with environmental liens for California where DTSC is a lien holder.

Date of Government Version: 05/28/2020
Date Data Arrived at EDR: 05/29/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 75

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

LIENS 2: CERCLA Lien Information
A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Semi-Annually

DEED: Deed Restriction Listing

Site Mitigation and Brownfields Reuse Program Facility Sites with Deed Restrictions & Hazardous Waste Management Program Facility Sites with Deed / Land Use Restriction. The DTSC Site Mitigation and Brownfields Reuse Program (SMBRP) list includes sites cleaned up under the program's oversight and generally does not include current or former hazardous waste facilities that required a hazardous waste facility permit. The list represents deed restrictions that are active. Some sites have multiple deed restrictions. The DTSC Hazardous Waste Management Program (HWMP) has developed a list of current or former hazardous waste facilities that have a recorded land use restriction at the local county recorder's office. The land use restrictions on this list were required by the DTSC HWMP as a result of the presence of hazardous substances that remain on site after the facility (or part of the facility) has been closed or cleaned up. The types of land use restriction include deed notice, deed restriction, or a land use restriction that binds current and future owners.

Date of Government Version: 06/01/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73
Source: DTSC and SWRCB
Telephone: 916-323-3400
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Semi-Annually

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 02/27/2020
Date Data Arrived at EDR: 03/24/2020
Date Made Active in Reports: 06/18/2020
Number of Days to Update: 86
Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 06/23/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

CHMIRS: California Hazardous Material Incident Report System

California Hazardous Material Incident Reporting System. CHMIRS contains information on reported hazardous material incidents (accidental releases or spills).

Date of Government Version: 03/31/2020
Date Data Arrived at EDR: 04/21/2020
Date Made Active in Reports: 07/09/2020
Number of Days to Update: 79
Source: Office of Emergency Services
Telephone: 916-845-8400
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Semi-Annually

LDS: Land Disposal Sites Listing (GEOTRACKER)

Land Disposal sites (Landfills) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Qualilty Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

MCS: Military Cleanup Sites Listing (GEOTRACKER)

Military sites (consisting of: Military UST sites; Military Privatized sites; and Military Cleanup sites [formerly known as DoD non UST]) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 06/06/2012
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 02/22/2013
Number of Days to Update: 50

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

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

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/25/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 57

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 05/13/2020
Date Data Arrived at EDR: 05/18/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 86

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 08/13/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005
Date Data Arrived at EDR: 11/10/2006
Date Made Active in Reports: 01/11/2007
Number of Days to Update: 62

Source: USGS
Telephone: 888-275-8747
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/11/2018
Date Made Active in Reports: 11/06/2019
Number of Days to Update: 574

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 07/06/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: N/A

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 01/01/2017
Date Data Arrived at EDR: 02/03/2017
Date Made Active in Reports: 04/07/2017
Number of Days to Update: 63

Source: Environmental Protection Agency
Telephone: 615-532-8599
Last EDR Contact: 08/05/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/24/2020
Date Made Active in Reports: 06/18/2020
Number of Days to Update: 86

Source: Environmental Protection Agency
Telephone: 202-566-1917
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 08/30/2013
Date Data Arrived at EDR: 03/21/2014
Date Made Active in Reports: 06/17/2014
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 617-520-3000
Last EDR Contact: 07/31/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 09/30/2017
Date Data Arrived at EDR: 05/08/2018
Date Made Active in Reports: 07/20/2018
Number of Days to Update: 73

Source: Environmental Protection Agency
Telephone: 703-308-4044
Last EDR Contact: 08/06/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2016
Date Data Arrived at EDR: 06/21/2017
Date Made Active in Reports: 01/05/2018
Number of Days to Update: 198

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 06/17/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Every 4 Years

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 02/05/2020
Date Made Active in Reports: 04/24/2020
Number of Days to Update: 79

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 08/14/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Annually

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 03/01/2020
Date Data Arrived at EDR: 04/21/2020
Date Made Active in Reports: 07/15/2020
Number of Days to Update: 85

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Annually

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Annually

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 01/31/2020
Date Data Arrived at EDR: 05/13/2020
Date Made Active in Reports: 08/03/2020
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: 202-564-8600
Last EDR Contact: 07/15/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

PRP: Potentially Responsible Parties
A listing of verified Potentially Responsible Parties

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 06/09/2020
Number of Days to Update: 34

Source: EPA
Telephone: 202-564-6023
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

PADS: PCB Activity Database System
PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 10/09/2019
Date Data Arrived at EDR: 10/11/2019
Date Made Active in Reports: 12/20/2019
Number of Days to Update: 70

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 07/13/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System
The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 11/18/2016
Date Data Arrived at EDR: 11/23/2016
Date Made Active in Reports: 02/10/2017
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Quarterly

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

MLTS: Material Licensing Tracking System
MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 10/25/2019
Date Data Arrived at EDR: 10/25/2019
Date Made Active in Reports: 01/15/2020
Number of Days to Update: 82

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 07/20/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Quarterly

COAL ASH DOE: Steam-Electric Plant Operation Data
A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 12/04/2019
Date Made Active in Reports: 01/15/2020
Number of Days to Update: 42
Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 06/05/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List
A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 01/12/2017
Date Data Arrived at EDR: 03/05/2019
Date Made Active in Reports: 11/11/2019
Number of Days to Update: 251
Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 06/01/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database
The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 09/13/2019
Date Data Arrived at EDR: 11/06/2019
Date Made Active in Reports: 02/10/2020
Number of Days to Update: 96
Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 08/06/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

RADINFO: Radiation Information Database
The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 07/01/2019
Date Data Arrived at EDR: 07/01/2019
Date Made Active in Reports: 09/23/2019
Number of Days to Update: 84
Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 06/24/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing
A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40
Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing
A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

DOT OPS: Incident and Accident Data

Department of Transporation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/02/2020
Date Data Arrived at EDR: 01/28/2020
Date Made Active in Reports: 04/17/2020
Number of Days to Update: 80

Source: Department of Transporation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 07/27/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 06/30/2020
Date Data Arrived at EDR: 07/15/2020
Date Made Active in Reports: 07/21/2020
Number of Days to Update: 6

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 07/06/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Varies

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2015
Date Data Arrived at EDR: 02/22/2017
Date Made Active in Reports: 09/28/2017
Number of Days to Update: 218

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Biennially

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 07/14/2015
Date Made Active in Reports: 01/10/2017
Number of Days to Update: 546

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 07/07/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

FUSRAP: Formerly Utilized Sites Remedial Action Program

DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations.

Date of Government Version: 08/08/2017
Date Data Arrived at EDR: 09/11/2018
Date Made Active in Reports: 09/14/2018
Number of Days to Update: 3

Source: Department of Energy
Telephone: 202-586-3559
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 08/30/2019
Date Data Arrived at EDR: 11/15/2019
Date Made Active in Reports: 01/28/2020
Number of Days to Update: 74

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 05/18/2020
Next Scheduled EDR Contact: 08/31/2020
Data Release Frequency: Varies

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 22

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001
Date Data Arrived at EDR: 10/27/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 36

Source: American Journal of Public Health
Telephone: 703-305-6451
Last EDR Contact: 12/02/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

MINES VIOLATIONS: MSHA Violation Assessment Data

Mines violation and assessment information. Department of Labor, Mine Safety & Health Administration.

Date of Government Version: 05/28/2020
Date Data Arrived at EDR: 05/28/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 77

Source: DOL, Mine Safety & Health Admi
Telephone: 202-693-9424
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Quarterly

US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 05/01/2020
Date Data Arrived at EDR: 05/21/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 84

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 05/21/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Semi-Annually

US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 05/06/2020
Date Data Arrived at EDR: 05/27/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 78

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Varies

US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011
Date Data Arrived at EDR: 06/08/2011
Date Made Active in Reports: 09/13/2011
Number of Days to Update: 97

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 05/21/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Varies

ABANDONED MINES: Abandoned Mines

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

Date of Government Version: 03/05/2020
Date Data Arrived at EDR: 03/06/2020
Date Made Active in Reports: 05/29/2020
Number of Days to Update: 84

Source: Department of Interior
Telephone: 202-208-2609
Last EDR Contact: 06/19/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 02/03/2020
Date Data Arrived at EDR: 03/03/2020
Date Made Active in Reports: 05/28/2020
Number of Days to Update: 86

Source: EPA
Telephone: (415) 947-8000
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Quarterly

UXO: Unexploded Ordnance Sites

A listing of unexploded ordnance site locations

Date of Government Version: 12/31/2017
Date Data Arrived at EDR: 01/17/2019
Date Made Active in Reports: 04/01/2019
Number of Days to Update: 74

Source: Department of Defense
Telephone: 703-704-1564
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

ECHO: Enforcement & Compliance History Information
ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

Date of Government Version: 04/04/2020
Date Data Arrived at EDR: 04/07/2020
Date Made Active in Reports: 06/26/2020
Number of Days to Update: 80
Source: Environmental Protection Agency
Telephone: 202-564-2280
Last EDR Contact: 07/02/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Quarterly

DOCKET HWC: Hazardous Waste Compliance Docket Listing
A complete list of the Federal Agency Hazardous Waste Compliance Docket Facilities.

Date of Government Version: 05/31/2018
Date Data Arrived at EDR: 07/26/2018
Date Made Active in Reports: 10/05/2018
Number of Days to Update: 71
Source: Environmental Protection Agency
Telephone: 202-564-0527
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: Varies

FUELS PROGRAM: EPA Fuels Program Registered Listing
This listing includes facilities that are registered under the Part 80 (Code of Federal Regulations) EPA Fuels Programs. All companies now are required to submit new and updated registrations.

Date of Government Version: 05/18/2020
Date Data Arrived at EDR: 05/19/2020
Date Made Active in Reports: 08/03/2020
Number of Days to Update: 76
Source: EPA
Telephone: 800-385-6164
Last EDR Contact: 08/17/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Quarterly

CA BOND EXP. PLAN: Bond Expenditure Plan
Department of Health Services developed a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds. It is not updated.

Date of Government Version: 01/01/1989
Date Data Arrived at EDR: 07/27/1994
Date Made Active in Reports: 08/02/1994
Number of Days to Update: 6
Source: Department of Health Services
Telephone: 916-255-2118
Last EDR Contact: 05/31/1994
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

CORTESE: "Cortese" Hazardous Waste & Substances Sites List
The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites).

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 03/24/2020
Date Made Active in Reports: 06/05/2020
Number of Days to Update: 73
Source: CAL EPA/Office of Emergency Information
Telephone: 916-323-3400
Last EDR Contact: 06/22/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

CUPA SAN FRANCISCO CO: CUPA Facility Listing
Cupa facilities

Date of Government Version: 05/04/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 72
Source: San Francisco County Department of Environmental Health
Telephone: 415-252-3896
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

CUPA LIVERMORE-PLEASANTON: CUPA Facility Listing
list of facilities associated with the various CUPA programs in Livermore-Pleasanton

Date of Government Version: 05/01/2019
Date Data Arrived at EDR: 05/14/2019
Date Made Active in Reports: 07/17/2019
Number of Days to Update: 64

Source: Livermore-Pleasanton Fire Department
Telephone: 925-454-2361
Last EDR Contact: 08/14/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Varies

DRYCLEAN AVAQMD: Antelope Valley Air Quality Management District Drycleaner Listing
A listing of dry cleaners in the Antelope Valley Air Quality Management District.

Date of Government Version: 05/28/2020
Date Data Arrived at EDR: 05/29/2020
Date Made Active in Reports: 08/12/2020
Number of Days to Update: 75

Source: Antelope Valley Air Quality Management District
Telephone: 661-723-8070
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

DRYCLEANERS: Cleaner Facilities
A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaner's agents; linen supply; coin-operated laundries and cleaning; drycleaning plants, except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

Date of Government Version: 06/04/2020
Date Data Arrived at EDR: 06/05/2020
Date Made Active in Reports: 08/17/2020
Number of Days to Update: 73

Source: Department of Toxic Substance Control
Telephone: 916-327-4498
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Annually

DRYCLEAN SOUTH COAST: South Coast Air Quality Management District Drycleaner Listing
A listing of dry cleaners in the South Coast Air Quality Management District

Date of Government Version: 03/25/2020
Date Data Arrived at EDR: 03/26/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 81

Source: South Coast Air Quality Management District
Telephone: 909-396-3211
Last EDR Contact: 08/17/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: Varies

EMI: Emissions Inventory Data
Toxics and criteria pollutant emissions data collected by the ARB and local air pollution agencies.

Date of Government Version: 12/31/2017
Date Data Arrived at EDR: 06/24/2019
Date Made Active in Reports: 08/22/2019
Number of Days to Update: 59

Source: California Air Resources Board
Telephone: 916-322-2990
Last EDR Contact: 06/16/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Varies

ENF: Enforcement Action Listing
A listing of Water Board Enforcement Actions. Formal is everything except Oral/Verbal Communication, Notice of Violation, Expedited Payment Letter, and Staff Enforcement Letter.

Date of Government Version: 04/03/2020
Date Data Arrived at EDR: 04/07/2020
Date Made Active in Reports: 04/15/2020
Number of Days to Update: 8

Source: State Water Resoruces Control Board
Telephone: 916-445-9379
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

Financial Assurance 1: Financial Assurance Information Listing
Financial Assurance information

Date of Government Version: 04/09/2020
Date Data Arrived at EDR: 04/10/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 82

Source: Department of Toxic Substances Control
Telephone: 916-255-3628
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

Financial Assurance 2: Financial Assurance Information Listing

A listing of financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 05/14/2020
Date Data Arrived at EDR: 05/15/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 73

Source: California Integrated Waste Management Board
Telephone: 916-341-6066
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Varies

HAZNET: Facility and Manifest Data

Facility and Manifest Data. The data is extracted from the copies of hazardous waste manifests received each year by the DTSC. The annual volume of manifests is typically 700,000 - 1,000,000 annually, representing approximately 350,000 - 500,000 shipments. Data are from the manifests submitted without correction, and therefore many contain some invalid values for data elements such as generator ID, TSD ID, waste category, and disposal method. This database begins with calendar year 1993.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 04/15/2020
Date Made Active in Reports: 07/02/2020
Number of Days to Update: 78

Source: California Environmental Protection Agency
Telephone: 916-255-1136
Last EDR Contact: 07/06/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Annually

ICE: ICE

Contains data pertaining to the Permitted Facilities with Inspections / Enforcements sites tracked in Envirostor.

Date of Government Version: 05/18/2020
Date Data Arrived at EDR: 05/19/2020
Date Made Active in Reports: 07/31/2020
Number of Days to Update: 73

Source: Department of Toxic Subsances Control
Telephone: 877-786-9427
Last EDR Contact: 08/17/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Quarterly

HIST CORTESE: Hazardous Waste & Substance Site List

The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES]. This listing is no longer updated by the state agency.

Date of Government Version: 04/01/2001
Date Data Arrived at EDR: 01/22/2009
Date Made Active in Reports: 04/08/2009
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 01/22/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

HWP: EnviroStor Permitted Facilities Listing

Detailed information on permitted hazardous waste facilities and corrective action ("cleanups") tracked in EnviroStor.

Date of Government Version: 05/18/2020
Date Data Arrived at EDR: 05/18/2020
Date Made Active in Reports: 07/31/2020
Number of Days to Update: 74

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 08/17/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Quarterly

HWT: Registered Hazardous Waste Transporter Database

A listing of hazardous waste transporters. In California, unless specifically exempted, it is unlawful for any person to transport hazardous wastes unless the person holds a valid registration issued by DTSC. A hazardous waste transporter registration is valid for one year and is assigned a unique registration number.

Date of Government Version: 04/06/2020
Date Data Arrived at EDR: 04/08/2020
Date Made Active in Reports: 06/26/2020
Number of Days to Update: 79

Source: Department of Toxic Substances Control
Telephone: 916-440-7145
Last EDR Contact: 07/07/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Quarterly

MINES: Mines Site Location Listing
A listing of mine site locations from the Office of Mine Reclamation.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: Department of Conservation
Telephone: 916-322-1080
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

MWMP: Medical Waste Management Program Listing
The Medical Waste Management Program (MWMP) ensures the proper handling and disposal of medical waste by permitting and inspecting medical waste Offsite Treatment Facilities (PDF) and Transfer Stations (PDF) throughout the state. MWMP also oversees all Medical Waste Transporters.

Date of Government Version: 05/28/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73
Source: Department of Public Health
Telephone: 916-558-1784
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

NPDES: NPDES Permits Listing
A listing of NPDES permits, including stormwater.

Date of Government Version: 05/12/2020
Date Data Arrived at EDR: 05/12/2020
Date Made Active in Reports: 07/28/2020
Number of Days to Update: 77
Source: State Water Resources Control Board
Telephone: 916-445-9379
Last EDR Contact: 08/10/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: Quarterly

PEST LIC: Pesticide Regulation Licenses Listing
A listing of licenses and certificates issued by the Department of Pesticide Regulation. The DPR issues licenses and/or certificates to: Persons and businesses that apply or sell pesticides; Pest control dealers and brokers; Persons who advise on agricultural pesticide applications.

Date of Government Version: 06/01/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73
Source: Department of Pesticide Regulation
Telephone: 916-445-4038
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Quarterly

PROC: Certified Processors Database
A listing of certified processors.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

NOTIFY 65: Proposition 65 Records
Listings of all Proposition 65 incidents reported to counties by the State Water Resources Control Board and the Regional Water Quality Control Board. This database is no longer updated by the reporting agency.

Date of Government Version: 03/12/2020
Date Data Arrived at EDR: 03/13/2020
Date Made Active in Reports: 05/21/2020
Number of Days to Update: 69
Source: State Water Resources Control Board
Telephone: 916-445-3846
Last EDR Contact: 08/20/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: No Update Planned

UIC: UIC Listing
A listing of wells identified as underground injection wells, in the California Oil and Gas Wells database.

Date of Government Version: 06/06/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/20/2020
Number of Days to Update: 72
Source: Deaprtment of Conservation
Telephone: 916-445-2408
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

UIC GEO: Underground Injection Control Sites (GEOTRACKER)
Underground control injection sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resource Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

WASTEWATER PITS: Oil Wastewater Pits Listing
Water officials discovered that oil producers have been dumping chemical-laden wastewater into hundreds of unlined pits that are operating without proper permits. Inspections completed by the Central Valley Regional Water Quality Control Board revealed the existence of previously unidentified waste sites. The water boards review found that more than one-third of the region's active disposal pits are operating without permission.

Date of Government Version: 11/19/2019
Date Data Arrived at EDR: 01/07/2020
Date Made Active in Reports: 03/09/2020
Number of Days to Update: 62
Source: RWQCB, Central Valley Region
Telephone: 559-445-5577
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Varies

WDS: Waste Discharge System
Sites which have been issued waste discharge requirements.

Date of Government Version: 06/19/2007
Date Data Arrived at EDR: 06/20/2007
Date Made Active in Reports: 06/29/2007
Number of Days to Update: 9
Source: State Water Resources Control Board
Telephone: 916-341-5227
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: No Update Planned

WIP: Well Investigation Program Case List
Well Investigation Program case in the San Gabriel and San Fernando Valley area.

Date of Government Version: 07/03/2009
Date Data Arrived at EDR: 07/21/2009
Date Made Active in Reports: 08/03/2009
Number of Days to Update: 13
Source: Los Angeles Water Quality Control Board
Telephone: 213-576-6726
Last EDR Contact: 06/17/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: No Update Planned

MILITARY PRIV SITES: Military Privatized Sites (GEOTRACKER)
Military privatized sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

PROJECT: Project Sites (GEOTRACKER)
Projects sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

WDR: Waste Discharge Requirements Listing

In general, the Waste Discharge Requirements (WDRs) Program (sometimes also referred to as the "Non Chapter 15 (Non 15) Program") regulates point discharges that are exempt pursuant to Subsection 20090 of Title 27 and not subject to the Federal Water Pollution Control Act. Exemptions from Title 27 may be granted for nine categories of discharges (e.g., sewage, wastewater, etc.) that meet, and continue to meet, the preconditions listed for each specific exemption. The scope of the WDRs Program also includes the discharge of wastes classified as inert, pursuant to section 20230 of Title 27.

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/20/2020
Number of Days to Update: 72

Source: State Water Resources Control Board
Telephone: 916-341-5810
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

CIWQS: California Integrated Water Quality System

The California Integrated Water Quality System (CIWQS) is a computer system used by the State and Regional Water Quality Control Boards to track information about places of environmental interest, manage permits and other orders, track inspections, and manage violations and enforcement activities.

Date of Government Version: 06/01/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73

Source: State Water Resources Control Board
Telephone: 866-794-4977
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Varies

CERS: CalEPA Regulated Site Portal Data

The CalEPA Regulated Site Portal database combines data about environmentally regulated sites and facilities in California into a single database. It combines data from a variety of state and federal databases, and provides an overview of regulated activities across the spectrum of environmental programs for any given location in California. These activities include hazardous materials and waste, state and federal cleanups, impacted ground and surface waters, and toxic materials

Date of Government Version: 04/20/2020
Date Data Arrived at EDR: 04/21/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 83

Source: California Environmental Protection Agency
Telephone: 916-323-2514
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

NON-CASE INFO: Non-Case Information Sites (GEOTRACKER)

Non-Case Information sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

OTHER OIL GAS: Other Oil & Gas Projects Sites (GEOTRACKER)

Other Oil & Gas Projects sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

PROD WATER PONDS: Produced Water Ponds Sites (GEOTRACKER)
Produced water ponds sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

SAMPLING POINT: Sampling Point ? Public Sites (GEOTRACKER)
Sampling point - public sites

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

WELL STIM PROJ: Well Stimulation Project (GEOTRACKER)
Includes areas of groundwater monitoring plans, a depiction of the monitoring network, and the facilities, boundaries, and subsurface characteristics of the oilfield and the features (oil and gas wells, produced water ponds, UIC wells, water supply wells, etc?) being monitored

Date of Government Version: 06/08/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/19/2020
Number of Days to Update: 71
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Varies

MINES MRDS: Mineral Resources Data System
Mineral Resources Data System

Date of Government Version: 04/06/2018
Date Data Arrived at EDR: 10/21/2019
Date Made Active in Reports: 10/24/2019
Number of Days to Update: 3
Source: USGS
Telephone: 703-648-6533
Last EDR Contact: 05/21/2020
Next Scheduled EDR Contact: 09/07/2020
Data Release Frequency: Varies

HWTS: Hazardous Waste Tracking System
DTSC maintains the Hazardous Waste Tracking System that stores ID number information since the early 1980s and manifest data since 1993. The system collects both manifest copies from the generator and destination facility.

Date of Government Version: 04/08/2020
Date Data Arrived at EDR: 04/09/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 83
Source: Department of Toxic Substances Control
Telephone: 916-324-2444
Last EDR Contact: 08/02/2020
Next Scheduled EDR Contact: 10/18/2020
Data Release Frequency: Varies

PCS INACTIVE: Listing of Inactive PCS Permits
An inactive permit is a facility that has shut down or is no longer discharging.

Date of Government Version: 11/05/2014
Date Data Arrived at EDR: 01/06/2015
Date Made Active in Reports: 05/06/2015
Number of Days to Update: 120
Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

PCS: Permit Compliance System
PCS is a computerized management information system that contains data on National Pollutant Discharge Elimination System (NPDES) permit holding facilities. PCS tracks the permit, compliance, and enforcement status of NPDES facilities.

Date of Government Version: 07/14/2011
Date Data Arrived at EDR: 08/05/2011
Date Made Active in Reports: 09/29/2011
Number of Days to Update: 55

Source: EPA, Office of Water
Telephone: 202-564-2496
Last EDR Contact: 06/08/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Semi-Annually

PCS ENF: Enforcement data
No description is available for this data

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 02/05/2015
Date Made Active in Reports: 03/06/2015
Number of Days to Update: 29

Source: EPA
Telephone: 202-564-2497
Last EDR Contact: 07/01/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Varies

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants
The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Hist Auto: EDR Exclusive Historical Auto Stations
EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Hist Cleaner: EDR Exclusive Historical Cleaners
EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Resources Recycling and Recovery in California.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 01/13/2014
Number of Days to Update: 196

Source: Department of Resources Recycling and Recovery
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

RGA LUST: Recovered Government Archive Leaking Underground Storage Tank

The EDR Recovered Government Archive Leaking Underground Storage Tank database provides a list of LUST incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the State Water Resources Control Board in California.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 12/30/2013
Number of Days to Update: 182

Source: State Water Resources Control Board
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

COUNTY RECORDS

ALAMEDA COUNTY:

CS ALAMEDA: Contaminated Sites

A listing of contaminated sites overseen by the Toxic Release Program (oil and groundwater contamination from chemical releases and spills) and the Leaking Underground Storage Tank Program (soil and ground water contamination from leaking petroleum USTs).

Date of Government Version: 01/09/2019
Date Data Arrived at EDR: 01/11/2019
Date Made Active in Reports: 03/05/2019
Number of Days to Update: 53

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

UST ALAMEDA: Underground Tanks

Underground storage tank sites located in Alameda county.

Date of Government Version: 06/30/2020
Date Data Arrived at EDR: 07/01/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 16

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

AMADOR COUNTY:

CUPA AMADOR: CUPA Facility List
Cupa Facility List

Date of Government Version: 05/18/2020
Date Data Arrived at EDR: 05/19/2020
Date Made Active in Reports: 06/01/2020
Number of Days to Update: 13

Source: Amador County Environmental Health
Telephone: 209-223-6439
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

BUTTE COUNTY:

CUPA BUTTE: CUPA Facility Listing
Cupa facility list.

Date of Government Version: 04/21/2017
Date Data Arrived at EDR: 04/25/2017
Date Made Active in Reports: 08/09/2017
Number of Days to Update: 106

Source: Public Health Department
Telephone: 530-538-7149
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: No Update Planned

CALVERAS COUNTY:

CUPA CALVERAS: CUPA Facility Listing
Cupa Facility Listing

Date of Government Version: 03/27/2020
Date Data Arrived at EDR: 03/31/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 76

Source: Calveras County Environmental Health
Telephone: 209-754-6399
Last EDR Contact: 06/17/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

COLUSA COUNTY:

CUPA COLUSA: CUPA Facility List
Cupa facility list.

Date of Government Version: 04/06/2020
Date Data Arrived at EDR: 04/23/2020
Date Made Active in Reports: 07/10/2020
Number of Days to Update: 78

Source: Health & Human Services
Telephone: 530-458-0396
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Semi-Annually

CONTRA COSTA COUNTY:

SL CONTRA COSTA: Site List
List includes sites from the underground tank, hazardous waste generator and business plan/2185 programs.

Date of Government Version: 04/01/2020
Date Data Arrived at EDR: 04/20/2020
Date Made Active in Reports: 07/06/2020
Number of Days to Update: 77

Source: Contra Costa Health Services Department
Telephone: 925-646-2286
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Semi-Annually

DEL NORTE COUNTY:

CUPA DEL NORTE: CUPA Facility List
Cupa Facility list

Date of Government Version: 04/16/2020
Date Data Arrived at EDR: 04/20/2020
Date Made Active in Reports: 07/08/2020
Number of Days to Update: 79

Source: Del Norte County Environmental Health Division
Telephone: 707-465-0426
Last EDR Contact: 08/13/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

EL DORADO COUNTY:

CUPA EL DORADO: CUPA Facility List
CUPA facility list.

Date of Government Version: 05/07/2020
Date Data Arrived at EDR: 05/07/2020
Date Made Active in Reports: 07/23/2020
Number of Days to Update: 77

Source: El Dorado County Environmental Management Department
Telephone: 530-621-6623
Last EDR Contact: 08/13/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

FRESNO COUNTY:

CUPA FRESNO: CUPA Resources List
Certified Unified Program Agency. CUPA's are responsible for implementing a unified hazardous materials and hazardous waste management regulatory program. The agency provides oversight of businesses that deal with hazardous materials, operate underground storage tanks or aboveground storage tanks.

Date of Government Version: 01/10/2020
Date Data Arrived at EDR: 03/31/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 76

Source: Dept. of Community Health
Telephone: 559-445-3271
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Semi-Annually

GLENN COUNTY:

CUPA GLENN: CUPA Facility List
Cupa facility list

Date of Government Version: 01/22/2018
Date Data Arrived at EDR: 01/24/2018
Date Made Active in Reports: 03/14/2018
Number of Days to Update: 49

Source: Glenn County Air Pollution Control District
Telephone: 830-934-6500
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: No Update Planned

HUMBOLDT COUNTY:

CUPA HUMBOLDT: CUPA Facility List
CUPA facility list.

Date of Government Version: 05/19/2020
Date Data Arrived at EDR: 05/20/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 26

Source: Humboldt County Environmental Health
Telephone: N/A
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Semi-Annually

IMPERIAL COUNTY:

CUPA IMPERIAL: CUPA Facility List
Cupa facility list.

Date of Government Version: 04/09/2020
Date Data Arrived at EDR: 04/10/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 82

Source: San Diego Border Field Office
Telephone: 760-339-2777
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

INYO COUNTY:

CUPA INYO: CUPA Facility List
Cupa facility list.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/03/2018
Date Made Active in Reports: 06/14/2018
Number of Days to Update: 72

Source: Inyo County Environmental Health Services
Telephone: 760-878-0238
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

KERN COUNTY:

UST KERN: Underground Storage Tank Sites & Tank Listing
Kern County Sites and Tanks Listing.

Date of Government Version: 04/29/2020
Date Data Arrived at EDR: 05/05/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 73

Source: Kern County Environment Health Services Department
Telephone: 661-862-8700
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

KINGS COUNTY:

CUPA KINGS: CUPA Facility List
A listing of sites included in the county's Certified Unified Program Agency database. California's Secretary for Environmental Protection established the unified hazardous materials and hazardous waste regulatory program as required by chapter 6.11 of the California Health and Safety Code. The Unified Program consolidates the administration, permits, inspections, and enforcement activities.

Date of Government Version: 05/11/2020
Date Data Arrived at EDR: 05/12/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 76

Source: Kings County Department of Public Health
Telephone: 559-584-1411
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

LAKE COUNTY:

CUPA LAKE: CUPA Facility List
Cupa facility list

Date of Government Version: 04/20/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/14/2020
Number of Days to Update: 77

Source: Lake County Environmental Health
Telephone: 707-263-1164
Last EDR Contact: 07/08/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Varies

LASSEN COUNTY:

CUPA LASSEN: CUPA Facility List
Cupa facility list

Date of Government Version: 01/30/2020
Date Data Arrived at EDR: 01/31/2020
Date Made Active in Reports: 04/09/2020
Number of Days to Update: 69

Source: Lassen County Environmental Health
Telephone: 530-251-8528
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

LOS ANGELES COUNTY:

AOCONCERN: Key Areas of Concerns in Los Angeles County
San Gabriel Valley areas where VOC contamination is at or above the MCL as designated by region 9 EPA office. Date of Government Version: 3/30/2009 Exide Site area is a cleanup plan of lead-impacted soil surrounding the former Exide Facility as designated by the DTSC. Date of Government Version: 7/17/2017

Date of Government Version: 03/30/2009
Date Data Arrived at EDR: 03/31/2009
Date Made Active in Reports: 10/23/2009
Number of Days to Update: 206

Source: N/A
Telephone: N/A
Last EDR Contact: 06/10/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: No Update Planned

HMS LOS ANGELES: HMS: Street Number List
Industrial Waste and Underground Storage Tank Sites.

Date of Government Version: 03/26/2020
Date Data Arrived at EDR: 03/26/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 81

Source: Department of Public Works
Telephone: 626-458-3517
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Semi-Annually

LF LOS ANGELES: List of Solid Waste Facilities
Solid Waste Facilities in Los Angeles County.

Date of Government Version: 04/13/2020
Date Data Arrived at EDR: 04/14/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 78

Source: La County Department of Public Works
Telephone: 818-458-5185
Last EDR Contact: 07/13/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Varies

LF LOS ANGELES CITY: City of Los Angeles Landfills
Landfills owned and maintained by the City of Los Angeles.

Date of Government Version: 01/01/2019
Date Data Arrived at EDR: 01/15/2019
Date Made Active in Reports: 03/07/2019
Number of Days to Update: 51

Source: Engineering & Construction Division
Telephone: 213-473-7869
Last EDR Contact: 07/08/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Varies

LOS ANGELES AST: Active & Inactive AST Inventory
A listing of active & inactive above ground petroleum storage tank site locations, located in the City of Los Angeles.

Date of Government Version: 06/01/2019
Date Data Arrived at EDR: 06/25/2019
Date Made Active in Reports: 08/22/2019
Number of Days to Update: 58

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 06/25/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Varies

LOS ANGELES CO LF METHANE: Methane Producing Landfills

This data was created on April 30, 2012 to represent known disposal sites in Los Angeles County that may produce and emanate methane gas. The shapefile contains disposal sites within Los Angeles County that once accepted degradable refuse material. Information used to create this data was extracted from a landfill survey performed by County Engineers (Major Waste System Map, 1973) as well as historical records from CalRecycle, Regional Water Quality Control Board, and Los Angeles County Department of Public Health

Date of Government Version: 04/30/2012
Date Data Arrived at EDR: 04/17/2019
Date Made Active in Reports: 05/29/2019
Number of Days to Update: 42

Source: Los Angeles County Department of Public Works
Telephone: 626-458-6973
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: No Update Planned

LOS ANGELES HM: Active & Inactive Hazardous Materials Inventory

A listing of active & inactive hazardous materials facility locations, located in the City of Los Angeles.

Date of Government Version: 06/01/2019
Date Data Arrived at EDR: 06/25/2019
Date Made Active in Reports: 08/22/2019
Number of Days to Update: 58

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 06/25/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Varies

LOS ANGELES UST: Active & Inactive UST Inventory

A listing of active & inactive underground storage tank site locations and underground storage tank historical sites, located in the City of Los Angeles.

Date of Government Version: 06/01/2019
Date Data Arrived at EDR: 06/25/2019
Date Made Active in Reports: 08/22/2019
Number of Days to Update: 58

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 06/25/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Varies

SITE MIT LOS ANGELES: Site Mitigation List

Industrial sites that have had some sort of spill or complaint.

Date of Government Version: 03/25/2020
Date Data Arrived at EDR: 04/14/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 78

Source: Community Health Services
Telephone: 323-890-7806
Last EDR Contact: 07/17/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Annually

UST EL SEGUNDO: City of El Segundo Underground Storage Tank

Underground storage tank sites located in El Segundo city.

Date of Government Version: 01/21/2017
Date Data Arrived at EDR: 04/19/2017
Date Made Active in Reports: 05/10/2017
Number of Days to Update: 21

Source: City of El Segundo Fire Department
Telephone: 310-524-2236
Last EDR Contact: 07/08/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: No Update Planned

UST LONG BEACH: City of Long Beach Underground Storage Tank

Underground storage tank sites located in the city of Long Beach.

Date of Government Version: 04/22/2019
Date Data Arrived at EDR: 04/23/2019
Date Made Active in Reports: 06/27/2019
Number of Days to Update: 65

Source: City of Long Beach Fire Department
Telephone: 562-570-2563
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

UST TORRANCE: City of Torrance Underground Storage Tank
Underground storage tank sites located in the city of Torrance.

Date of Government Version: 06/27/2019
Date Data Arrived at EDR: 07/30/2019
Date Made Active in Reports: 10/02/2019
Number of Days to Update: 64

Source: City of Torrance Fire Department
Telephone: 310-618-2973
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Semi-Annually

MADERA COUNTY:

CUPA MADERA: CUPA Facility List
A listing of sites included in the county's Certified Unified Program Agency database. California's Secretary for Environmental Protection established the unified hazardous materials and hazardous waste regulatory program as required by chapter 6.11 of the California Health and Safety Code. The Unified Program consolidates the administration, permits, inspections, and enforcement activities.

Date of Government Version: 02/24/2020
Date Data Arrived at EDR: 02/25/2020
Date Made Active in Reports: 05/07/2020
Number of Days to Update: 72

Source: Madera County Environmental Health
Telephone: 559-675-7823
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

MARIN COUNTY:

UST MARIN: Underground Storage Tank Sites
Currently permitted USTs in Marin County.

Date of Government Version: 09/26/2018
Date Data Arrived at EDR: 10/04/2018
Date Made Active in Reports: 11/02/2018
Number of Days to Update: 29

Source: Public Works Department Waste Management
Telephone: 415-473-6647
Last EDR Contact: 06/24/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Semi-Annually

MERCED COUNTY:

CUPA MERCED: CUPA Facility List
CUPA facility list.

Date of Government Version: 07/28/2020
Date Data Arrived at EDR: 07/30/2020
Date Made Active in Reports: 07/31/2020
Number of Days to Update: 1

Source: Merced County Environmental Health
Telephone: 209-381-1094
Last EDR Contact: 07/24/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

MONO COUNTY:

CUPA MONO: CUPA Facility List
CUPA Facility List

Date of Government Version: 05/15/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73

Source: Mono County Health Department
Telephone: 760-932-5580
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: Varies

MONTEREY COUNTY:

CUPA MONTEREY: CUPA Facility Listing
CUPA Program listing from the Environmental Health Division.

Date of Government Version: 07/13/2020
Date Data Arrived at EDR: 07/15/2020
Date Made Active in Reports: 07/31/2020
Number of Days to Update: 16

Source: Monterey County Health Department
Telephone: 831-796-1297
Last EDR Contact: 07/08/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Varies

NAPA COUNTY:

LUST NAPA: Sites With Reported Contamination
A listing of leaking underground storage tank sites located in Napa county.

Date of Government Version: 01/09/2017
Date Data Arrived at EDR: 01/11/2017
Date Made Active in Reports: 03/02/2017
Number of Days to Update: 50

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: No Update Planned

UST NAPA: Closed and Operating Underground Storage Tank Sites
Underground storage tank sites located in Napa county.

Date of Government Version: 09/05/2019
Date Data Arrived at EDR: 09/09/2019
Date Made Active in Reports: 10/31/2019
Number of Days to Update: 52

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: No Update Planned

NEVADA COUNTY:

CUPA NEVADA: CUPA Facility List
CUPA facility list.

Date of Government Version: 05/06/2020
Date Data Arrived at EDR: 05/07/2020
Date Made Active in Reports: 07/24/2020
Number of Days to Update: 78

Source: Community Development Agency
Telephone: 530-265-1467
Last EDR Contact: 07/21/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

ORANGE COUNTY:

IND_SITE ORANGE: List of Industrial Site Cleanups
Petroleum and non-petroleum spills.

Date of Government Version: 05/01/2020
Date Data Arrived at EDR: 05/08/2020
Date Made Active in Reports: 07/24/2020
Number of Days to Update: 77

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 07/31/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Annually

LUST ORANGE: List of Underground Storage Tank Cleanups
Orange County Underground Storage Tank Cleanups (LUST).

Date of Government Version: 05/01/2020
Date Data Arrived at EDR: 05/08/2020
Date Made Active in Reports: 07/24/2020
Number of Days to Update: 77

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 07/31/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

UST ORANGE: List of Underground Storage Tank Facilities
Orange County Underground Storage Tank Facilities (UST).

Date of Government Version: 05/01/2020
Date Data Arrived at EDR: 05/05/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 73
Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 08/03/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

PLACER COUNTY:

MS PLACER: Master List of Facilities
List includes aboveground tanks, underground tanks and cleanup sites.

Date of Government Version: 03/02/2020
Date Data Arrived at EDR: 03/03/2020
Date Made Active in Reports: 05/13/2020
Number of Days to Update: 71
Source: Placer County Health and Human Services
Telephone: 530-745-2363
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Semi-Annually

PLUMAS COUNTY:

CUPA PLUMAS: CUPA Facility List
Plumas County CUPA Program facilities.

Date of Government Version: 03/31/2019
Date Data Arrived at EDR: 04/23/2019
Date Made Active in Reports: 06/26/2019
Number of Days to Update: 64
Source: Plumas County Environmental Health
Telephone: 530-283-6355
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

RIVERSIDE COUNTY:

LUST RIVERSIDE: Listing of Underground Tank Cleanup Sites
Riverside County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 03/10/2020
Date Data Arrived at EDR: 03/11/2020
Date Made Active in Reports: 05/20/2020
Number of Days to Update: 70
Source: Department of Environmental Health
Telephone: 951-358-5055
Last EDR Contact: 06/10/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Quarterly

UST RIVERSIDE: Underground Storage Tank Tank List
Underground storage tank sites located in Riverside county.

Date of Government Version: 03/10/2020
Date Data Arrived at EDR: 03/11/2020
Date Made Active in Reports: 05/20/2020
Number of Days to Update: 70
Source: Department of Environmental Health
Telephone: 951-358-5055
Last EDR Contact: 06/10/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Quarterly

SACRAMENTO COUNTY:

CS SACRAMENTO: Toxic Site Clean-Up List
List of sites where unauthorized releases of potentially hazardous materials have occurred.

Date of Government Version: 02/18/2020
Date Data Arrived at EDR: 03/31/2020
Date Made Active in Reports: 06/15/2020
Number of Days to Update: 76

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 07/02/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

ML SACRAMENTO: Master Hazardous Materials Facility List

Any business that has hazardous materials on site - hazardous material storage sites, underground storage tanks, waste generators.

Date of Government Version: 02/24/2020
Date Data Arrived at EDR: 03/31/2020
Date Made Active in Reports: 06/17/2020
Number of Days to Update: 78

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 07/02/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Quarterly

SAN BENITO COUNTY:

CUPA SAN BENITO: CUPA Facility List

Cupa facility list

Date of Government Version: 04/24/2020
Date Data Arrived at EDR: 04/28/2020
Date Made Active in Reports: 07/13/2020
Number of Days to Update: 76

Source: San Benito County Environmental Health
Telephone: N/A
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

SAN BERNARDINO COUNTY:

PERMITS SAN BERNARDINO: Hazardous Material Permits

This listing includes underground storage tanks, medical waste handlers/generators, hazardous materials handlers, hazardous waste generators, and waste oil generators/handlers.

Date of Government Version: 02/25/2020
Date Data Arrived at EDR: 02/26/2020
Date Made Active in Reports: 05/07/2020
Number of Days to Update: 71

Source: San Bernardino County Fire Department Hazardous Materials Division
Telephone: 909-387-3041
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

SAN DIEGO COUNTY:

HMMD SAN DIEGO: Hazardous Materials Management Division Database

The database includes: HE58 - This report contains the business name, site address, business phone number, establishment 'H' permit number, type of permit, and the business status. HE17 - In addition to providing the same information provided in the HE58 listing, HE17 provides inspection dates, violations received by the establishment, hazardous waste generated, the quantity, method of storage, treatment/disposal of waste and the hauler, and information on underground storage tanks. Unauthorized Release List - Includes a summary of environmental contamination cases in San Diego County (underground tank cases, non-tank cases, groundwater contamination, and soil contamination are included.)

Date of Government Version: 06/01/2020
Date Data Arrived at EDR: 06/02/2020
Date Made Active in Reports: 08/14/2020
Number of Days to Update: 73

Source: Hazardous Materials Management Division
Telephone: 619-338-2268
Last EDR Contact: 06/02/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Quarterly

LF SAN DIEGO: Solid Waste Facilities
San Diego County Solid Waste Facilities.

Date of Government Version: 04/18/2018
Date Data Arrived at EDR: 04/24/2018
Date Made Active in Reports: 06/19/2018
Number of Days to Update: 56
Source: Department of Health Services
Telephone: 619-338-2209
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

SAN DIEGO CO LOP: Local Oversight Program Listing
A listing of all LOP release sites that are or were under the County of San Diego's jurisdiction. Included are closed or transferred cases, open cases, and cases that did not have a case type indicated. The cases without a case type are mostly complaints; however, some of them could be LOP cases.

Date of Government Version: 04/09/2020
Date Data Arrived at EDR: 04/10/2020
Date Made Active in Reports: 06/26/2020
Number of Days to Update: 77
Source: Department of Environmental Health
Telephone: 858-505-6874
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

SAN DIEGO CO SAM: Environmental Case Listing
The listing contains all underground tank release cases and projects pertaining to properties contaminated with hazardous substances that are actively under review by the Site Assessment and Mitigation Program.

Date of Government Version: 03/23/2010
Date Data Arrived at EDR: 06/15/2010
Date Made Active in Reports: 07/09/2010
Number of Days to Update: 24
Source: San Diego County Department of Environmental Health
Telephone: 619-338-2371
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: No Update Planned

SAN FRANCISCO COUNTY:

LUST SAN FRANCISCO: Local Oversite Facilities
A listing of leaking underground storage tank sites located in San Francisco county.

Date of Government Version: 09/19/2008
Date Data Arrived at EDR: 09/19/2008
Date Made Active in Reports: 09/29/2008
Number of Days to Update: 10
Source: Department Of Public Health San Francisco County
Telephone: 415-252-3920
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: No Update Planned

UST SAN FRANCISCO: Underground Storage Tank Information
Underground storage tank sites located in San Francisco county.

Date of Government Version: 05/04/2020
Date Data Arrived at EDR: 05/06/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 72
Source: Department of Public Health
Telephone: 415-252-3920
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Quarterly

SAN JOAQUIN COUNTY:

UST SAN JOAQUIN: San Joaquin Co. UST
A listing of underground storage tank locations in San Joaquin county.

Date of Government Version: 06/22/2018
Date Data Arrived at EDR: 06/26/2018
Date Made Active in Reports: 07/11/2018
Number of Days to Update: 15
Source: Environmental Health Department
Telephone: N/A
Last EDR Contact: 06/10/2020
Next Scheduled EDR Contact: 09/28/2020
Data Release Frequency: Semi-Annually

SAN LUIS OBISPO COUNTY:

CUPA SAN LUIS OBISPO: CUPA Facility List
Cupa Facility List.

Date of Government Version: 05/08/2020
Date Data Arrived at EDR: 05/08/2020
Date Made Active in Reports: 08/03/2020
Number of Days to Update: 87

Source: San Luis Obispo County Public Health Department
Telephone: 805-781-5596
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

SAN MATEO COUNTY:

BI SAN MATEO: Business Inventory
List includes Hazardous Materials Business Plan, hazardous waste generators, and underground storage tanks.

Date of Government Version: 02/20/2020
Date Data Arrived at EDR: 02/20/2020
Date Made Active in Reports: 04/24/2020
Number of Days to Update: 64

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 06/12/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Annually

LUST SAN MATEO: Fuel Leak List
A listing of leaking underground storage tank sites located in San Mateo county.

Date of Government Version: 03/29/2019
Date Data Arrived at EDR: 03/29/2019
Date Made Active in Reports: 05/29/2019
Number of Days to Update: 61

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 06/03/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Semi-Annually

SANTA BARBARA COUNTY:

CUPA SANTA BARBARA: CUPA Facility Listing
CUPA Program Listing from the Environmental Health Services division.

Date of Government Version: 09/08/2011
Date Data Arrived at EDR: 09/09/2011
Date Made Active in Reports: 10/07/2011
Number of Days to Update: 28

Source: Santa Barbara County Public Health Department
Telephone: 805-686-8167
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: No Update Planned

SANTA CLARA COUNTY:

CUPA SANTA CLARA: Cupa Facility List
Cupa facility list

Date of Government Version: 05/08/2020
Date Data Arrived at EDR: 05/12/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 76

Source: Department of Environmental Health
Telephone: 408-918-1973
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

HIST LUST SANTA CLARA: HIST LUST - Fuel Leak Site Activity Report
A listing of open and closed leaking underground storage tanks. This listing is no longer updated by the county. Leaking underground storage tanks are now handled by the Department of Environmental Health.

Date of Government Version: 03/29/2005
Date Data Arrived at EDR: 03/30/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 22

Source: Santa Clara Valley Water District
Telephone: 408-265-2600
Last EDR Contact: 03/23/2009
Next Scheduled EDR Contact: 06/22/2009
Data Release Frequency: No Update Planned

LUST SANTA CLARA: LOP Listing
A listing of leaking underground storage tanks located in Santa Clara county.

Date of Government Version: 03/03/2014
Date Data Arrived at EDR: 03/05/2014
Date Made Active in Reports: 03/18/2014
Number of Days to Update: 13
Source: Department of Environmental Health
Telephone: 408-918-3417
Last EDR Contact: 08/19/2020
Next Scheduled EDR Contact: 12/07/2020
Data Release Frequency: No Update Planned

SAN JOSE HAZMAT: Hazardous Material Facilities
Hazardous material facilities, including underground storage tank sites.

Date of Government Version: 04/22/2020
Date Data Arrived at EDR: 04/24/2020
Date Made Active in Reports: 05/07/2020
Number of Days to Update: 13
Source: City of San Jose Fire Department
Telephone: 408-535-7694
Last EDR Contact: 07/28/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Annually

SANTA CRUZ COUNTY:

CUPA SANTA CRUZ: CUPA Facility List
CUPA facility listing.

Date of Government Version: 01/21/2017
Date Data Arrived at EDR: 02/22/2017
Date Made Active in Reports: 05/23/2017
Number of Days to Update: 90
Source: Santa Cruz County Environmental Health
Telephone: 831-464-2761
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

SHASTA COUNTY:

CUPA SHASTA: CUPA Facility List
Cupa Facility List.

Date of Government Version: 06/15/2017
Date Data Arrived at EDR: 06/19/2017
Date Made Active in Reports: 08/09/2017
Number of Days to Update: 51
Source: Shasta County Department of Resource Management
Telephone: 530-225-5789
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Varies

SOLANO COUNTY:

LUST SOLANO: Leaking Underground Storage Tanks
A listing of leaking underground storage tank sites located in Solano county.

Date of Government Version: 06/04/2019
Date Data Arrived at EDR: 06/06/2019
Date Made Active in Reports: 08/13/2019
Number of Days to Update: 68
Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 05/26/2020
Next Scheduled EDR Contact: 09/13/2020
Data Release Frequency: Quarterly

UST SOLANO: Underground Storage Tanks
Underground storage tank sites located in Solano county.

Date of Government Version: 03/02/2020
Date Data Arrived at EDR: 03/04/2020
Date Made Active in Reports: 05/14/2020
Number of Days to Update: 71
Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 06/23/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Quarterly

SONOMA COUNTY:

CUPA SONOMA: Cupa Facility List
Cupa Facility list

Date of Government Version: 02/25/2020
Date Data Arrived at EDR: 02/26/2020
Date Made Active in Reports: 03/11/2020
Number of Days to Update: 14

Source: County of Sonoma Fire & Emergency Services Department
Telephone: 707-565-1174
Last EDR Contact: 06/30/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Varies

LUST SONOMA: Leaking Underground Storage Tank Sites
A listing of leaking underground storage tank sites located in Sonoma county.

Date of Government Version: 04/03/2020
Date Data Arrived at EDR: 04/08/2020
Date Made Active in Reports: 06/26/2020
Number of Days to Update: 79

Source: Department of Health Services
Telephone: 707-565-6565
Last EDR Contact: 06/17/2020
Next Scheduled EDR Contact: 10/05/2020
Data Release Frequency: Quarterly

STANISLAUS COUNTY:

CUPA STANISLAUS: CUPA Facility List
Cupa facility list

Date of Government Version: 02/04/2020
Date Data Arrived at EDR: 02/05/2020
Date Made Active in Reports: 04/15/2020
Number of Days to Update: 70

Source: Stanislaus County Department of Ennvironmental Protection
Telephone: 209-525-6751
Last EDR Contact: 07/06/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Varies

SUTTER COUNTY:

UST SUTTER: Underground Storage Tanks
Underground storage tank sites located in Sutter county.

Date of Government Version: 05/26/2020
Date Data Arrived at EDR: 05/28/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 77

Source: Sutter County Environmental Health Services
Telephone: 530-822-7500
Last EDR Contact: 05/27/2020
Next Scheduled EDR Contact: 09/14/2020
Data Release Frequency: Semi-Annually

TEHAMA COUNTY:

CUPA TEHAMA: CUPA Facility List
Cupa facilities

Date of Government Version: 05/18/2020
Date Data Arrived at EDR: 05/19/2020
Date Made Active in Reports: 07/31/2020
Number of Days to Update: 73

Source: Tehama County Department of Environmental Health
Telephone: 530-527-8020
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

TRINITY COUNTY:

CUPA TRINITY: CUPA Facility List
Cupa facility list

Date of Government Version: 04/09/2020
Date Data Arrived at EDR: 04/10/2020
Date Made Active in Reports: 07/01/2020
Number of Days to Update: 82

Source: Department of Toxic Substances Control
Telephone: 760-352-0381
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

TULARE COUNTY:

CUPA TULARE: CUPA Facility List
Cupa program facilities

Date of Government Version: 05/14/2020
Date Data Arrived at EDR: 05/15/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 73

Source: Tulare County Environmental Health Services Division
Telephone: 559-624-7400
Last EDR Contact: 08/06/2020
Next Scheduled EDR Contact: 11/16/2020
Data Release Frequency: Varies

TUOLUMNE COUNTY:

CUPA TUOLUMNE: CUPA Facility List
Cupa facility list

Date of Government Version: 04/23/2018
Date Data Arrived at EDR: 04/25/2018
Date Made Active in Reports: 06/25/2018
Number of Days to Update: 61

Source: Divison of Environmental Health
Telephone: 209-533-5633
Last EDR Contact: 07/14/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Varies

VENTURA COUNTY:

BWT VENTURA: Business Plan, Hazardous Waste Producers, and Operating Underground Tanks
The BWT list indicates by site address whether the Environmental Health Division has Business Plan (B), Waste Producer (W), and/or Underground Tank (T) information.

Date of Government Version: 03/26/2020
Date Data Arrived at EDR: 04/23/2020
Date Made Active in Reports: 07/09/2020
Number of Days to Update: 77

Source: Ventura County Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 07/20/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Quarterly

LF VENTURA: Inventory of Illegal Abandoned and Inactive Sites
Ventura County Inventory of Closed, Illegal Abandoned, and Inactive Sites.

Date of Government Version: 12/01/2011
Date Data Arrived at EDR: 12/01/2011
Date Made Active in Reports: 01/19/2012
Number of Days to Update: 49

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 06/24/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: No Update Planned

LUST VENTURA: Listing of Underground Tank Cleanup Sites
Ventura County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 05/29/2008
Date Data Arrived at EDR: 06/24/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 37

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: No Update Planned

MED WASTE VENTURA: Medical Waste Program List
To protect public health and safety and the environment from potential exposure to disease causing agents, the Environmental Health Division Medical Waste Program regulates the generation, handling, storage, treatment and disposal of medical waste throughout the County.

Date of Government Version: 03/26/2020
Date Data Arrived at EDR: 04/23/2020
Date Made Active in Reports: 07/09/2020
Number of Days to Update: 77
Source: Ventura County Resource Management Agency
Telephone: 805-654-2813
Last EDR Contact: 07/20/2020
Next Scheduled EDR Contact: 11/02/2020
Data Release Frequency: Quarterly

UST VENTURA: Underground Tank Closed Sites List
Ventura County Operating Underground Storage Tank Sites (UST)/Underground Tank Closed Sites List.

Date of Government Version: 05/26/2020
Date Data Arrived at EDR: 06/09/2020
Date Made Active in Reports: 08/20/2020
Number of Days to Update: 72
Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 06/09/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Quarterly

YOLO COUNTY:

UST YOLO: Underground Storage Tank Comprehensive Facility Report
Underground storage tank sites located in Yolo county.

Date of Government Version: 03/23/2020
Date Data Arrived at EDR: 04/01/2020
Date Made Active in Reports: 06/17/2020
Number of Days to Update: 77
Source: Yolo County Department of Health
Telephone: 530-666-8646
Last EDR Contact: 06/24/2020
Next Scheduled EDR Contact: 10/12/2020
Data Release Frequency: Annually

YUBA COUNTY:

CUPA YUBA: CUPA Facility List
CUPA facility listing for Yuba County.

Date of Government Version: 04/27/2020
Date Data Arrived at EDR: 04/29/2020
Date Made Active in Reports: 07/17/2020
Number of Days to Update: 79
Source: Yuba County Environmental Health Department
Telephone: 530-749-7523
Last EDR Contact: 08/04/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Varies

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

CT MANIFEST: Hazardous Waste Manifest Data
Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 05/12/2020
Date Data Arrived at EDR: 05/12/2020
Date Made Active in Reports: 07/27/2020
Number of Days to Update: 76
Source: Department of Energy & Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 08/10/2020
Next Scheduled EDR Contact: 11/23/2020
Data Release Frequency: No Update Planned

NJ MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 04/10/2019
Date Made Active in Reports: 05/16/2019
Number of Days to Update: 36

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/19/2020
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data
Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 01/01/2019
Date Data Arrived at EDR: 04/29/2020
Date Made Active in Reports: 07/10/2020
Number of Days to Update: 72

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 07/31/2020
Next Scheduled EDR Contact: 11/09/2020
Data Release Frequency: Quarterly

PA MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 06/30/2018
Date Data Arrived at EDR: 07/19/2019
Date Made Active in Reports: 09/10/2019
Number of Days to Update: 53

Source: Department of Environmental Protection
Telephone: 717-783-8990
Last EDR Contact: 07/09/2020
Next Scheduled EDR Contact: 10/26/2020
Data Release Frequency: Annually

RI MANIFEST: Manifest information
Hazardous waste manifest information

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 10/02/2019
Date Made Active in Reports: 12/10/2019
Number of Days to Update: 69

Source: Department of Environmental Management
Telephone: 401-222-2797
Last EDR Contact: 08/11/2020
Next Scheduled EDR Contact: 11/30/2020
Data Release Frequency: Annually

WI MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 05/31/2018
Date Data Arrived at EDR: 06/19/2019
Date Made Active in Reports: 09/03/2019
Number of Days to Update: 76

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 06/04/2020
Next Scheduled EDR Contact: 09/21/2020
Data Release Frequency: Annually

Oil/Gas Pipelines
Source: Endeavor Business Media
Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). This map includes information copyrighted by Endeavor Business Media. This information is provided on a best effort basis and Endeavor Business Media does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of Endeavor Business Media.

Electric Power Transmission Line Data
Source: Endeavor Business Media
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Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

AHA Hospitals:
Source: American Hospital Association, Inc.
Telephone: 312-280-5991
The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing
Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000
A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes
Source: National Institutes of Health
Telephone: 301-594-6248
Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Licensed Facilities
Source: Department of Social Services
Telephone: 916-657-4041

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetland Inventory
Source: Department of Fish and Wildlife
Telephone: 916-445-0411

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

STREET AND ADDRESS INFORMATION

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GEOCHECK ®- PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

CALIFORNIA VILLA PHASE I ESA
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91411

TARGET PROPERTY COORDINATES

Latitude (North):	34.192789 - 34° 11' 34.04''
Longitude (West):	118.465065 - 118° 27' 54.23''
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	365002.3
UTM Y (Meters):	3784307.5
Elevation:	736 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	5630789 VAN NUYS, CA
Version Date:	2012

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

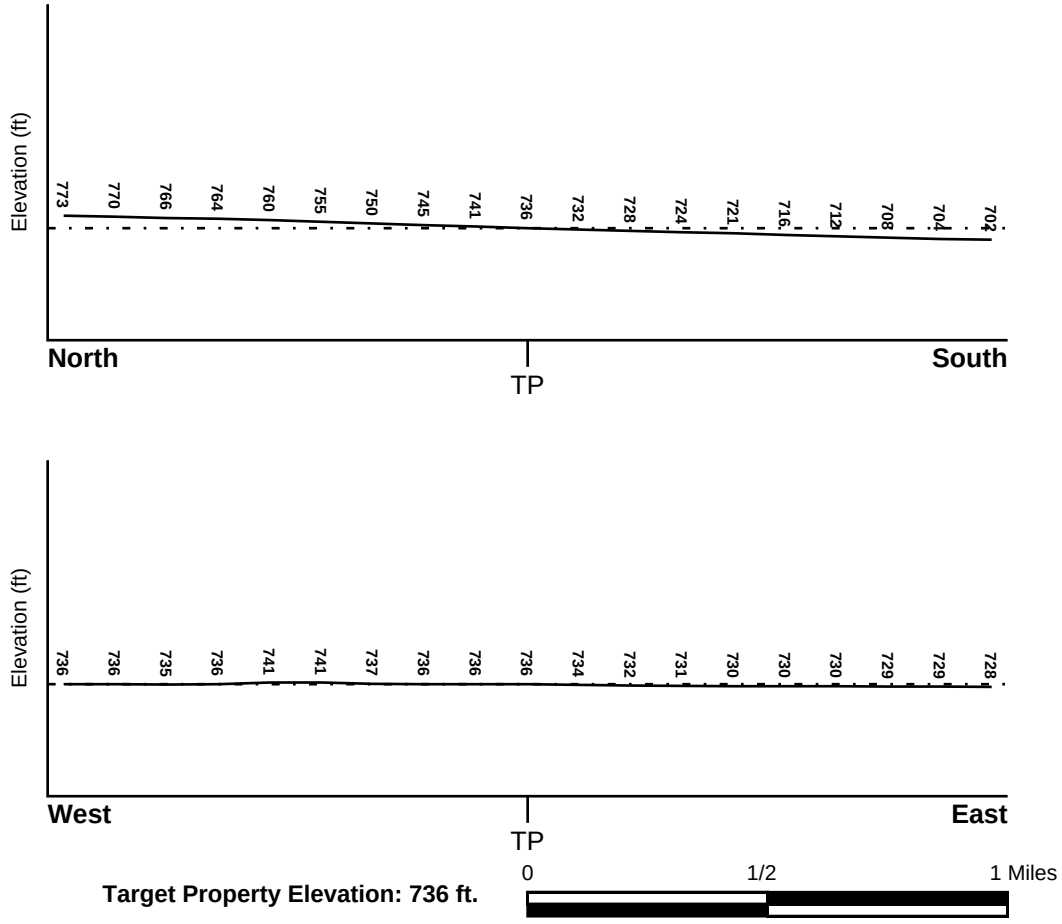
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General SSE

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

Flood Plain Panel at Target Property	FEMA Source Type
06037C1305F	FEMA FIRM Flood data

Additional Panels in search area:	FEMA Source Type
06037C1315F	FEMA FIRM Flood data

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property	NWI Electronic Data Coverage
VAN NUYS	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data*:

Search Radius:	1.25 miles
Status:	Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

MAP ID	LOCATION FROM TP	GENERAL DIRECTION GROUNDWATER FLOW
Not Reported		

* ©1996 Site−specific hydrogeological data gathered by CERCLIS Alerts, Inc., Bainbridge Island, WA. All rights reserved. All of the information and opinions presented are those of the cited EPA report(s), which were completed under a Comprehensive Environmental Response Compensation and Liability Information System (CERCLIS) investigation.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

Era:	Cenozoic
System:	Quaternary
Series:	Quaternary
Code:	Q *(decoded above as Era, System & Series)*

GEOLOGIC AGE IDENTIFICATION

Category: Stratifed Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps. The following information is based on Soil Conservation Service STATSGO data.

Soil Component Name: URBAN LAND

Soil Surface Texture: variable

Hydrologic Group: Not reported

Soil Drainage Class: Not reported

Hydric Status: Soil does not meet the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 10 inches

Depth to Bedrock Max: > 10 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
	Boundary			Classification			
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil	Permeability Rate (in/hr)	Soil Reaction (pH)
1	0 inches	6 inches	variable	Not reported	Not reported	Max: 0.00 Min: 0.00	Max: 0.00 Min: 0.00

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures:
loam
clay
silt loam
loamy sand
sandy loam
fine sand
clay loam
gravelly - sandy loam
coarse sand
gravelly - sand
sand

Surficial Soil Types:
loam
clay
silt loam
loamy sand
sandy loam
fine sand
clay loam
gravelly - sandy loam
coarse sand
gravelly - sand
sand

Shallow Soil Types:
fine sandy loam
gravelly - loam
sand
silty clay

Deeper Soil Types:
stratified
clay loam
silty clay loam
gravelly - sandy loam
coarse sand
sand
weathered bedrock
very fine sandy loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

WELL SEARCH DISTANCE INFORMATION

DATABASE	SEARCH DISTANCE (miles)
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

FEDERAL USGS WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
No PWS System Found		

Note: PWS System location is not always the same as well location.

STATE DATABASE WELL INFORMATION

MAP ID	WELL ID	LOCATION FROM TP
1	CADWR8000007485	1/4 - 1/2 Mile East

PHYSICAL SETTING SOURCE MAP - 6165722.2s

- County Boundary
- Major Roads
- Contour Lines
- Earthquake Fault Lines
- Airports
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons
- Groundwater Flow Direction
- GI Indeterminate Groundwater Flow at Location
- GV Groundwater Flow Varies at Location
- HD Closest Hydrogeological Data
- Oil, gas or related wells

SITE NAME:	California Villa Phase I ESA	CLIENT:	Patriot Environmental
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91411	CONTACT:	Jeff Langenwalter
LAT/LONG:	34.192789 / 118.465065	INQUIRY #:	6165722.2s
		DATE:	August 21, 2020 6:55 pm

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GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID Direction Distance Elevation		Database	EDR ID Number
1 **East** **1/4 - 1/2 Mile** **Lower**		**CA WELLS**	**CADWR8000007485**

State Well #:	01N15W04P001S	Station ID:	49944
Well Name:	3740A	Well Use:	Observation
Well Type:	Single Well	Well Depth:	302
Basin Name:	San Fernando Valley	Well Completion Rpt #:	Not Reported

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS
RADON

AREA RADON INFORMATION

State Database: CA Radon

Radon Test Results

Zipcode	Num Tests	> 4 pCi/L
91405	39	0

Federal EPA Radon Zone for LOS ANGELES County: 2

Note: Zone 1 indoor average level > 4 pCi/L.
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for LOS ANGELES COUNTY, CA

Number of sites tested: 63

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.711 pCi/L	98%	2%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	0.933 pCi/L	100%	0%	0%

PHYSICAL SETTING SOURCE RECORDS SEARCHED

TOPOGRAPHIC INFORMATION

USGS 7.5' Digital Elevation Model (DEM)
Source: United States Geologic Survey
EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

HYDROLOGIC INFORMATION

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetland Inventory
Source: Department of Fish and Wildlife
Telephone: 916-445-0411

HYDROGEOLOGIC INFORMATION

AQUIFLOW^{R} Information System
Source: EDR proprietary database of groundwater flow information
EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

GEOLOGIC INFORMATION

Geologic Age and Rock Stratigraphic Unit
Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

STATSGO: State Soil Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

SSURGO: Soil Survey Geographic Database
Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)
Telephone: 800-672-5559
SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Service, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

PHYSICAL SETTING SOURCE RECORDS SEARCHED

LOCAL / REGIONAL WATER AGENCY RECORDS

FEDERAL WATER WELLS

PWS: Public Water Systems
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

PWS ENF: Public Water Systems Violation and Enforcement Data
Source: EPA/Office of Drinking Water
Telephone: 202-564-3750
Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

USGS Water Wells: USGS National Water Inventory System (NWIS)
This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

STATE RECORDS

Water Well Database
Source: Department of Water Resources
Telephone: 916-651-9648

California Drinking Water Quality Database
Source: Department of Public Health
Telephone: 916-324-2319
The database includes all drinking water compliance and special studies monitoring for the state of California since 1984. It consists of over 3,200,000 individual analyses along with well and water system information.

OTHER STATE DATABASE INFORMATION

California Oil and Gas Well Locations
Source: Dept of Conservation, Geologic Energy Management Division
Telephone: 916-323-1779
Oil and Gas well locations in the state.

California Earthquake Fault Lines
Source: California Division of Mines and Geology
The fault lines displayed on EDR's Topographic map are digitized quaternary fault lines prepared in 1975 by the United State Geological Survey. Additional information (also from 1975) regarding activity at specific fault lines comes from California's Preliminary Fault Activity Map prepared by the California Division of Mines and Geology.

RADON

State Database: CA Radon
Source: Department of Public Health
Telephone: 916-210-8558
Radon Database for California

Area Radon Information
Source: USGS
Telephone: 703-356-4020
The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

APPENDIX G

Excerpts from Regulatory Agency Records

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (19010006)

SIGN UP FOR EMAIL ALERTS

15141 LEMAY STREET
VAN NUYS, CA 91405
LOS ANGELES COUNTY
SITE TYPE: SCHOOL

SUPERVISOR: JAVIER HINOJOSA
OFFICE: SOUTHERN CALIFORNIA SCHOOLS & BROWNFIELDS OUTREACH
SCHOOL DISTRICT: LOS ANGELES UNIFIED SCHOOL DISTRICT
CENSUS TRACT: 6037127805
CALENVIROSCREEN PERCENTILE SCORE: 81-85%

Summary | Activities | Site/Facility Docs | Map | Related Sites | CalEnviroScreen

Site Information

CLEANUP STATUS
CERTIFIED AS OF 1/9/2001

SITE TYPE: SCHOOL
NATIONAL PRIORITIES LIST: NO
ACRES: 3.5 ACRES
APN: NONE SPECIFIED
CLEANUP OVERSIGHT AGENCIES:
DTSC - SITE CLEANUP PROGRAM - LEAD AGENCY

SCHOOL DISTRICT: LOS ANGELES UNIFIED SCHOOL DISTRICT
ENVIROSTOR ID: 19010006
SITE CODE: 304000
SPECIAL PROGRAM:
FUNDING: SCHOOL DISTRICT
ASSEMBLY DISTRICT: 46
SENATE DISTRICT: 18

Regulatory Profile

PAST USE(S) THAT CAUSED CONTAMINATION
AGRICULTURAL - ROW CROPS

POTENTIAL CONTAMINANTS OF CONCERN
ARSENIC

POTENTIAL MEDIA AFFECTED
SOIL

Site History

This 3.5 acre site was historically a horticultural education center. A PEA was completed in May 2000. Results from the PEA investigation indicated concentrations of metals and polyaromatic hydrocarbons (specifically creosote), therefore a Removal Action was recommended.

APPENDIX H

Questionnaires

PATRIOT provided the questionnaire on the following pages to the subject property owner, Ms. Judy Shea. On August 25, 2020, PATRIOT received and email from Ms. Shea with the following response:

"Hello Bill, I have received the Phase 1 Questionnaire for 6728 Sepulveda Blvd. Van Nuys, CA. This property has been leased for the past 40 years, and I have no first-hand knowledge to be able to respond to any of these questions. If you have further questions or response to this e-mail, please also include Brian Escalera in your response. Thank you Bill. Best regards, Judy Shea."

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

Patriot Environmental Laboratory Services, Inc. is conducting a Phase I ESA of the site located at 6728 Sepulveda Boulevard, Van Nuys, California hereinafter referred to as the, "Property." Please answer the following questions to the best of your knowledge, scan and e-mail to: *dougk@phaseoneesa.com or FAX to: (714) 593-0012.*

1) Is the property, past or present, been occupied by a tenant using significant amounts of hazardous materials or petroleum products?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

2) Are there any adjoining sites, past or present, occupied by a tenant using significant amounts of hazardous materials or petroleum products?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

3) Are you aware of spills or releases on the Property or adjacent sites?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

4) In regards to the Property, are there any environmental liens or Activity or Use Limitations (ALUs) such as engineering controls, land use restrictions or institutional controls in place or on file under federal, tribal, state or local law?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

5) Are there clarifiers or oil water separators on the Property? If yes, please provide the name of the firm that cleans them and how often.

YES ☐ NO/DON'T KNOW ☐ IF YES, PROVIDE NAME OF COMPANY AND HOW OFTEN CLEANED :

6) Have there been any pits, ponds, or lagoons located on the Property?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

7) Have there been any Underground Storage Tanks (USTs) or Aboveground Storage Tanks (ASTs) located on the Property?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

8) Has the sale price of the Property been discounted for any environmental reason?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

9) Have you been informed of any environmental violations with respect to the Property?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

10) Do you have knowledge of any past environmental reports performed on the Property such as: an environmental site assessment, asbestos survey, lead based paint survey, mold testing, soil and/or groundwater testing?

YES ☐ NO/DON'T KNOW ☐ IF YES, DESCRIBE THE REPORT(S) AND SEND ELECTRONIC COPY(S):

11) Do you know of any past, threatened, or pending lawsuits or administrative proceedings concerning a release or threatened release of a hazardous substance or petroleum product involving the Property?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

12) Does the Property discharge any industrial wastewater, other than stormwater, into a sanitary sewer system?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

13) What is the reason for having the Phase I Environmental Site Assessment performed?

☐ Purchase ☐ Lease ☐ Other (please attach explanation)

☐ Sale ☐ Loan

14) Are there hydraulic lifts and or elevators on the subject property? If so, please provide the number of lifts and the name of the company that has been hired to maintain the hydraulic lifts or elevators.

YES ☐ NO/DON'T KNOW ☐ IF YES, NUMBER OF LIFTS AND NAME OF MAINTENANCE COMPANY:

15) Has the hydraulic lift/elevator maintenance company ever indicated that there had been significant releases of hydraulic fluid from the system(s)?

YES ☐ NO/DON'T KNOW ☐ IF YES, EXPLAIN:

16) How many years of firsthand knowledge do you possess regarding the Property:

17) Please explain your relationship to the Property (owner, tenant, purchaser, real estate agent), the company you represent, and your title:

18) Please provide, to the best of your knowledge, a description of the present and historical uses and/or tenants on the Property:

19) Please list the Property owner's name on record along with a representative's name and phone number:

_____ _____
Completed By (Signature) Title

_____ _____
Printed Name Date

_____
Company

APPENDIX I

Excerpts from Regulatory Agency Records North Adjacent Site

ABANDONMENT INFO. SHEET

disk 2 ugt 10-30-92

STATUS OF TANKS ON SITE

A. Have all tanks been abandoned on this site? (YES) or NO - How many tanks left? 0

B. Are any tanks going to be installed on this site in the future? YES - How many? ____ or (NO)

ROUTING INSPECTORS - Insert ONE copy in each of the following:
1. Div 5 package (original) 2. Inspection blue book 3. Data entry 4. Haz Mat Box F.S. 39 Fac. No. ____

Site address 6734 SEPULVEDA BL	Inspection District No. 39	Division 5 permit No. SR0026500
Inspector name BRIAN HOLTSBERG	Inspector No. 411	Date of abandonment
Contractor PARTNER ENGINEERING & SCI. INC - Resp Person SOTHEARY MEN	Phone no. 310-615 4500	

TANK INFORMATION

Facility/Tank I.D. no.	Tank size Metal or FRP(circle)	Product	Soils test	No. of samples	Soil color of tank bed, pile, trench, or pit	Tank condition: Holes	Final LEL
1	750 GAL (M) F	GASOLINE		2			
2	M / F						
3	M / F						
4	M / F						
5	M / F						
6	M / F						
Soils pile 0						Destination of tanks: ELS CITY OF COMPTON	
Piping trench 0							
Dispenser pit 0							
Describe excavation: Odor —		Liquid in hole			Other		

DOCUMENTS: NECESSARY FOR A COMPLETE PACKAGE

ABANDONMENT METHOD (CHECK)	WASH	HAZARD WASTE	FILL IN PLACE	Documents 30 days / Due date
Abandonment info sheet				
Time log - Site specific sheet				
Division 5 permit, application, and plot plans				
Cleaning certificates				Collect on-site
Uniform manifest: rinse liquid or tank	rinse	tank	rinse	Collect on-site
Uniform manifest - Piping that is not flushed				Collect on-site
Certificate of disposal - Tank				
Certificate of disposal - Piping				
Soil Analysis Report				
Chain of custody				
Plot plan - showing locations of samples				
Division 4 fire permit registration - for tanks discovered on site, that have not been previously paid for.				

SOILS REPORT INFORMATION *mg/kg* - per million *ug/kg* - per billion

	Action level	Enter highest reading in mg/kg	Exceeds Action level
TPH	100 PPM (mg/kg)	PPM	YES NO
Benzene	1 PPM (mg/kg)	PPM	YES NO
Toluene	50 PPM (mg/kg)	PPM	YES NO
Xylene	50 PPM (mg/kg)	PPM	YES NO
Ethyuene	50 PPM (mg/kg)	PPM	YES NO
Total lead	0-200 PPM above bkgrd	PPM	YES NO
Water samples	anything detected	mg/kg ug/kg	YES NO

Misc. comments

Package completion & forwarding date:

○ Check here for comments on back

BOARD OF FIRE COMMISSIONERS

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FIRE DEPARTMENT

MILLAGE PEAKS
FIRE CHIEF

200 NORTH MAIN STREET
LOS ANGELES, CA 90012

(213) 978-3800
FAX (213) 978-3815

http://www.lafd.org

February 8, 2010

Mr. Allen Mescobi
Grand Plaza, LLC
6500 Wilshire Boulevard, #1650
Los Angeles, CA 90048

Facility ID#: 37505
RE Permit#: 26900

Grand Plaza, LLC
6734 Sepulveda Boulevard
Los Angeles, California

Dear Mr. Mescobi:

The Fire Department has reviewed Soil Report dated November 20, 2009, submitted by Partner Engineering and Science Incorporated

Based on the information provided to date, this Department has determined that no further action is required for this site under permit number 26900.

Please note, this correspondence does not exempt you of any liability under the California Health and Safety Code or Water Code for past, present or future operations at this site. Additionally, you maintain responsibility to correct additional or previously unidentified conditions at the site, which cause, or may thereafter cause, pollution or nuisance, or otherwise pose a threat to water quality or public health.

If you require additional information regarding this matter, please contact Inspector Herman Quaintance of the Underground Storage Tanks – Plan Check Unit, at (213) 482-6532.

Very truly yours,

MILLAGE PEAKS
Fire Chief

Matthew L. Gatewood
Commander, Environmental Unit

MLG HQ. kmr 6734 Sepulveda Boulevard#26900nfand

cc: Joseph P. Derhake, Partner Engineering and Science Incorporated

E.L.S. Inc.
Demolition Contractor & Scrap Metal
License #75[illegible]58

Certificate of Destruction

E.L.S. INC. here by certifies receipt of the following on November 9, 2009

Tank: 1- 1,000 gallon s/w steel tank

Point of Origin: GRAND PLAZA, LLC
6734 S. Sepulveda Blvd.
Los Angeles, Ca 91405

Rinsate Manifest: 004202702JJk

The above tank has been destroyed and recycled for scrap purposes only.

E.L.S. Inc.

Louie Rodriguez, President

TRUCKING
Roll-Off, End Dump, Low Side, High Side & Flatbeds
PO Box 5312 • Huntington Park, California 90255 • e-mail: alldemo@aol.com
Telephone (213) 4[illegible]-5236

Appendix E

Appendix F

TANK CERTIFICATION REPORT

Date:	11/10/09	ACG Job No.:	I0911-698	Permit Number:	SR0026900
Client:	Adams Services				
Site Name:	(dba) Grand Plaza LLC				
Address:	6734 Sepulveda Blvd.				
	Van Nuys CA 91411				

TANK IDENTIFICATION	TANK DESCRIPTION	TANK SIZE	TANK CONTENTS	% L.E.L Top	% L.E.L Middle	% L.E.L Bottom	% Oxygen Top	% Oxygen Middle	% Oxygen Bottom	TIME
26900	SW steel	750 gal	Gasoline	0%	0%	0%	20.9%	→	→	12:20 pm

INSTRUMENT Make	Model	Serial No.	LAST CALIBRATION Gas	Concentration	Date
Gastech, Inc	1314	F2870	Hexane	20% LEL	11/10/09

The tank(s) described above have been inspected and found to be visually free of product, sludge, scale, rinseate, and debris. The tank(s) are free of flammable vapors based on the atmospheric readings obtained at the time(s) shown above. The tank(s) are approved for removal, transportation, and disposal. The tank(s) are not certified for entry.

EXCEPTION: NONE

INSPECTED BY: _____

MICHAEL R. TIFFANY, C.I.H.
CERTIFIED INDUSTRIAL HYGIENIST #5056

THE AMERICAN BOARD OF INDUSTRIAL HYGIENE INCORPORATED CERT. NO. 5056 PENNSYLVANIA 1980 MICHAEL R. TIFFANY, CIH

Analytical Consulting Group, Inc.
1746F Victoria Avenue #366, Ventura, CA 93003 • (805) 642-8180

ACG COPY White | FIRE DEPARTMENT COPY Canary | CONTRACTOR COPY Pink | TRANSPORTER COPY Goldenrod

ABANDONMENT INFO. SHEET

disk 2 ugt 10-30-92

STATUS OF TANKS ON SITE

A. Have all tanks been abandoned on this site? (YES) or NO - How many tanks left? 0

B. Are any tanks going to be installed on this site in the future? YES - How many? [ ] or (NO)

ROUTING INSPECTORS - Insert ONE copy in each of the following:
1. Div 5 package (original) 2. Inspection blue book 3. Data entry 4. Haz Mat Box F.S. 39 Fac. No.

Site address 6734 SEPULVEDA BL		Inspection District No. 39	Division 5 permit No. SR0026500
Inspector name BRIAN HOLTKREIER		Inspector No. 411	Date of abandonment
Contractor PARTNER ENGINEERING, INC	Resp Person SOTHEARY MEN	Phone no. 310-615 4500	

TANK INFORMATION

Facility/Tank I.D. no	Tank size Metal or FRP (circle)	Product	Soils test	No. of samples	Soil color of tank bed, pile, trench, or pit	Tank condition: Holes	Final LEL
1	750 GAL (M) F	GASOLINE		2			
2	M / F						
3	M / F						
4	M / F						
5	M / F						
6	M / F						
Soils pile	0					Destination of tanks: ELS CITY OF COMPTON	
Piping trench	0						
Dispenser pit	0						
Describe excavation: Odor —		Liquid in hole		Other			

DOCUMENTS- NECESSARY FOR A COMPLETE PACKAGE

ABANDONMENT METHOD (CHECK)	WASH	HAZARD WASTE	FILL IN PLACE	Documents 30 days Due date
Abandonment info sheet				
Time log - Site specific sheet				
Division 5 permit, application, and plot plans				
Cleaning certificates				Collect on-site
Uniform manifest: rinse liquid or tank	rinse	tank	rinse	Collect on-site
Uniform manifest - Piping that is not flushed				Collect on-site
Certificate of disposal - Tank				
Certificate of disposal - Piping				
Soil Analysis Report				
Chain of custody				
Plot plan - showing locations of samples				
Division 4 fire permit registration - for tanks discovered on site, that have not been previously paid for.				

SOILS REPORT INFORMATION *mg/kg* - per million *ug/kg* - per billion

	Action level	Enter highest reading in mg/kg	Exceeds Action level	
TPH	100 PPM (mg/kg)	PPM	YES	NO
Benzene	1 PPM (mg/kg)	PPM	YES	NO
Toluene	50 PPM (mg/kg)	PPM	YES	NO
Xylene	50 PPM (mg/kg)	PPM	YES	NO
Ethyuene	50 PPM (mg/kg)	PPM	YES	NO
Total lead	0-200 PPM above bkgrd	PPM	YES	NO
Water samples	anything detected	mg/kg ug/kg	YES	NO

Misc. comments

Package completion & forwarding date:

○ Check here for comments on back

TANK CERTIFICATION REPORT

Date:	[illegible]	ACG Job No.:	[illegible]	Permit Number:	[illegible]
Client:	Alpine Services				
Site Name:	(aka) Grand Plaza LLC				
Address:	6734 Seaford Blvd				
	Van Nuys, CA 91411				

TANK IDENTIFICATION	TANK DESCRIPTION	TANK SIZE	TANK CONTENTS	% L.E.L. Top	% L.E.L. Middle	% L.E.L. Bottom	% Oxygen Top	% Oxygen Middle	% Oxygen Bottom	TIME
26900	CM steel	750 gal	Gasoline	0%	0%	0%	20.9			[illegible]

INSTRUMENT Make	Model	Serial No.	Gas	LAST CALIBRATION Concentration	Date
Biotech, Inc	1314	[illegible]	Hexane	50% LEL	[illegible]

The tank(s) described above have been inspected and found to be visually free of product, sludge, scale, rinseate, and debris. The tank(s) are free of flammable vapors based on the atmospheric readings obtained at the time(s) shown above. The tank(s) are approved for removal, transportation, and disposal. The tank(s) are not certified for entry.

EXCEPTION: NONE

INSPECTED BY: _____

MICHAEL R. TIFFANY, C.I.H.
CERTIFIED INDUSTRIAL HYGIENIST #5056

THE AMERICAN BOARD OF INDUSTRIAL HYGIENE INCORPORATED CERT. NO. 5056 PENNSYLVANIA 1988 MICHAEL R. TIFFANY, CIH

Analytical Consulting Group, Inc.
1746F Victoria Avenue #366, Ventura, CA 93003 • (805) 642-8180

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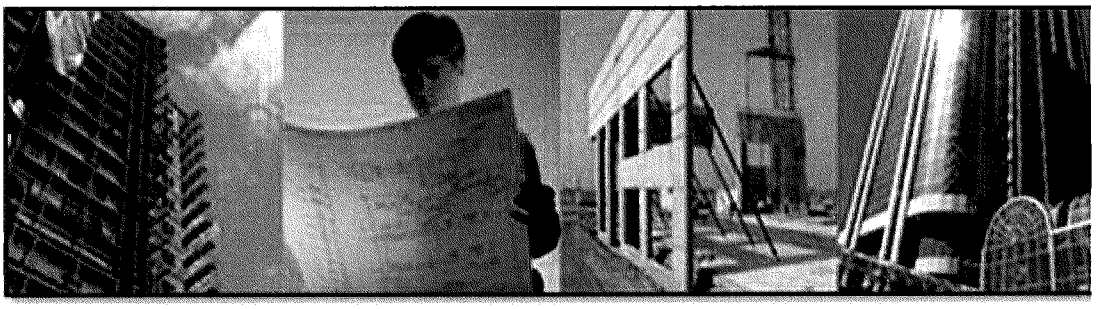
RECEIVED
JAN 14 2010
UNDERGROUND TANK
SITE ASSESSMENT

Q

PARTNER
Engineering and Science, Inc.



SOILS REPORT – UST REMOVAL

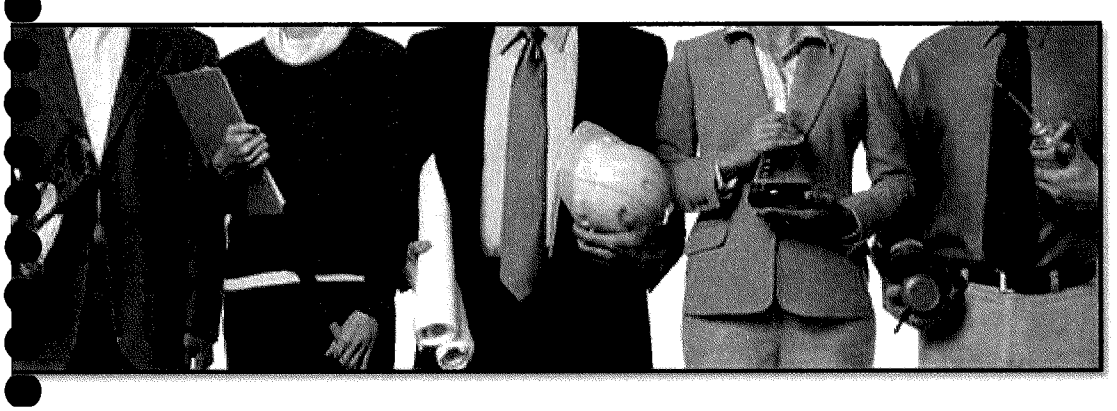
6734 Sepulveda Boulevard
Van Nuys, California 91411

November 20, 2009
LAFD Division 5 Permit Number SR0026900
Partner Project Number 09-64669.3

FACILITY # 37 505
PERMIT # 26 900
S/A PERMIT # 0

Prepared For

UNDERGROUND STORAGE TANK – ENFORCEMENT UNIT
CITY OF LOS ANGELES FIRE DEPARTMENT
200 North Main Street, Suite 1700
Los Angeles, California 90012



On Behalf Of

BANK LEUMI USA
8383 Wilshire Boulevard, Suite 400
Beverly Hills, California 90211

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B. Waste Manifests
C. Clean Tank Certification
D. Tank Destruction Certificate
E. LAFD UST Abandonment Report
F. Laboratory Reports

1.0 INTRODUCTION

Partner Engineering and Science, Inc. (Partner) was retained by Bank Leumi USA on behalf of Grand Plaza, LLC (the subject property owner) to prepare for the review of the City of Los Angeles Fire Department (LAFD) the following Soils Report for an Underground Storage Tank (UST) Removal conducted at 6734 Sepulveda Boulevard in the City of Van Nuys, California.

1.1 Authorization

Bank Leumi USA provided project authorization through signed copies of Partner Proposal Number 09-63669.3 and Change Orders 09-63669.3A and p09-63669.3B.

1.2 Purpose

The purpose of the project was to remove a 750-gallon gasoline UST and collect samples to determine if impacts to the subsurface have occurred.

1.3 Scope

The scope of the UST Removal included the excavation, cleaning, degassing, removal, and disposal of one UST.

1.4 Jurisdiction

The UST Removal was conducted with oversight from the LAFD and the South Coast Air Quality Management District (AQMD).

1.5 Site Information

Please see Table 1.5-1 for a summary of pertinent contact information for this project.

Table 1.5-1: Contact Information

Subject Property	Client	Consultant
6734 Sepulveda Boulevard Van Nuys, California 91411 APN Number: 2235-004-009 Contact Person: Allen Mescobi Telephone: (323) 852-9001	Bank Leumi USA 8383 Wilshire Boulevard, Suite 1400 Los Angeles, California 90211 Contact Person: John Chato Telephone: (323) 966-4250	Partner Engineering and Science, Inc. 1990 East Grand Avenue, Suite 100 El Segundo, California 90245 Contact Person: Rodolfo Nadres, EIT Telephone: (310) 615-4500

1.6 Limitations

This Report presents a summary of work completed by Partner. The completed work includes observations of site conditions encountered and the analytical results provided by an independent third party laboratory of samples collected during the course of the project. The number and location of samples were selected to provide the required information. However, it cannot be assumed that the limited available data are representative of subsurface conditions in areas not sampled.

All conclusions and/or recommendations are based on the observations, laboratory analyses, and the governing regulations. Conclusions and/or recommendations beyond those stated and reported herein should not be inferred from this document.

Partner warrants that the environmental consulting services contained herein were accomplished in accordance with generally accepted practices in the environmental engineering, geology, and hydrogeology fields that existed at the time and location of work. No other warranties are implied or expressed.

All reports, both verbal and written, as they pertain to the property located at 6734 Sepulveda Boulevard in the City of Van Nuys, California, are for the sole use and benefit of the Bank Leumi USA and/or the LAFD. This report has no other purpose and may not be relied upon by any other person or entity without the written consent of Partner.

2.0 PROJECT BACKGROUND

2.1 Site Description

The subject property consists of a 2.67-acre lot located on the southeast corner of Sepulveda Boulevard and Vanowen Street in a mixed commercial and residential area of Van Nuys. The properties immediately surrounding the subject property consist of the intersection of Sepulveda Boulevard and Vanowen Street to the northwest, beyond which is a commercial center; Vanowen Street to the north, beyond which are Thrifty Gas, a medical office building, and vacant land; a vacant commercial building to the east; a senior living facility to the south; and Sepulveda Boulevard to the west, beyond which are commercial retail stores and a used automotive sales lot. Please see Figure 2.1-1 for a site vicinity map.

The subject property is developed with a single-story multi-tenant commercial building constructed in 1966. The building is currently occupied by the various commercial tenants. The remainder of the site consists of asphalt-paved parking spaces. Please see Figure 2.1-2 for a site plan.

2.2 Site History

Partner performed a September 2009 Phase II Subsurface Investigation at the subject property to determine if a release occurred from a former on-site gasoline service station. The scope of the investigation included seven soil borings and a Geophysical Survey to determine if any USTs remain on-site and/or determine the locations of any backfilled former tankholds. All analyzed soil samples had trace ton non-detectable concentrations of all target contaminants. However, a symmetrical metallic object was detected within the footprint of the former gasoline station during the Geophysical Survey.

Partner performed an October 2009 Additional Subsurface Investigation, which included a test pit excavation to identify the source of the aforementioned anomaly. The excavation identified the presence of a partially abandoned 750-gallon UST. The UST appeared to be constructed of single-walled steel and measured approximately 9 feet long by 4 feet round. A 4-inch diameter opening was noted on the northwestern end of the UST with a single 2-inch pipe protruding from the opening. The pipe appeared to have been approximately 4 feet long and may have been used to fill the UST. The UST did not contain product and was partially filled with sand, which exhibited a strong petroleum hydrocarbon odor. Partner did not disturb the tank and backfilled the excavation with overburden soil pending the UST Removal. Please see Figure 2.2-1 for a map of the UST location.

3.0 GEOLOGY AND HYDROGEOLOGY

Based on a review of the United States Geological Survey (USGS) Van Nuys, California Quadrangle topographic map, the subject property is situated approximately 735 feet above mean sea level (amsl), and the local topography is sloping gently to the south.

Based on borings advanced during the Phase II Subsurface Investigation, the underlying subsurface consists predominantly of grayish brown to dark brown, dense, moist, silt (ML) and fine-grained sand (SP) from the ground surface to approximately 5 feet below ground surface (bgs). From 5 to 15 feet bgs, the subsurface consists predominantly of medium brown, dense, moist clay (CL) with varying percentages of silt. From 15 to 20 feet bgs, the subsurface consists predominantly of medium brown, dense, silt (ML) and fine-grained sand (SP). Light brown, loose, well-graded sand (SW) was typically encountered at 25 feet bgs.

Based on regional topography, the assumed flow direction of groundwater at the subject property is to the south. According to the Los Angeles County Department of Public Works (LACDPW) Groundwater Well Website, the nearest groundwater well (Well Number 3740A) is located approximately 0.34 mile east of the subject property. The well was last gauged on December 8, 2008, and the depth to groundwater was recorded at 211 feet bgs. Groundwater was not encountered during this investigation.

4.0 FIELD ACTIVITIES

4.1 Permitting

Prior to the UST Removal, Partner secured a Division 5 Permit from the LAFD (Permit Number SR0026900) and issued an AQMD Various Locations Rule 1166 Contaminated Soil Mitigation Plan Notification (Plan Number 494849 and Reference Number 229549). Please see Appendix A for copies of the permits secured for this project.

4.2 Excavation

Partner notified Underground Services Alert (USA) to clear public utility lines as required by law at least 48 hours prior to drilling activities. Partner already had an active ticket for the site, so USA issued an update to ticket number A92470348 for the project.

Partner conducted the UST Removal on November 10 and 11, 2009. Partner subcontracted with Dependable Equipment (Dependable) to provide and operate heavy equipment.

On November 10, 2009, Partner subcontracted with Penhall Company (Penhall) to sawcut the asphalt paving overlying the excavation area. Dependable used a backhoe to remove overlying ground cover and excavate the overburden and surrounding soil to expose the crown (terminal depth of approximately 4 feet bgs) and the northwestern, southwestern and southeastern faces to the invert (terminal depth of approximately 8 feet bgs) of the UST. The tank was situated approximately 55 feet south of the northern property line along Vanowen Street and 26 feet east of the western property line along Sepulveda Boulevard and trending northwest-southeast. The final dimensions of the excavation measured approximately 13 feet wide at the east end and 15 feet wide at the west end by 17 feet long by 10 feet bgs. Please see Figure 2.2-1 for a map of the UST excavation.

4.3 Soil Stockpile Management

Partner field-screened all excavated soil approximately every 15 minutes with a photoionization detector (PID) per the SCAQMD Various Locations Rule 1166 Contaminated Soil Mitigation Plan. None of the PID readings suggested the presence of elevated volatile organic compounds (VOCs) as defined by the SCAQMD.

The soil excavated above and around the UST did not exhibit staining or an odor and was isolated into a visqueen-lined stockpile surrounding the excavation.

4.4 Cleaning

Partner subcontracted with Adams Services (Adams) to clean the UST on November 10, 2009. Adams degassed the tank through the UST fillport by air purging with the proper grounding and bonding in place. Field instruments were used to confirm that combustible vapor concentrations were below the lower explosive limit (LEL). Upon confirmation that combustible vapor concentrations were below LELs, Adams cut away the crown of the UST using non-sparking tools to provide access to the tank interior. Dependable used the backhoe to remove the majority of the tank sand without compromising the integrity of the UST The remainder of the sand was manually removed from the UST using shovels.

The tank sand was directly containerized into 55-gallon drums atop visqueen, which were sealed and properly labeled.

Upon removal of the tank sand, Adams pressure-rinsed clean the interior of the UST using water and removed the resulting rinsate using a vacuum truck. Approximately 50 gallons of rinsate were generated for this project, which was transported off-site on November 10, 2009, under proper waste manifest to Demenno/Kerdoon in the City of Compton, California, for recycling and/or disposal as non-Resource Conservation & Recovery Act (non-RCRA) hazardous waste. Please see Appendix B for a copy of the waste manifest.

Partner subcontracted with Analytical Consulting Group, Inc. (ACg) to inspect the UST on November 10, 2009. The ACg Certified Industrial Hygienist (CIH) inspected the condition of the UST and measured the LEL and oxygen level of the tank interior. Based on the inspection, ACg certified that the UST was clean and issued a tank certification report. Please see Appendix C for a copy of the CIH clean tank certification.

4.5 Removal

The certified clean UST was removed on November 10, 2009, which was overseen by Inspector Brian Holtfreter of the LAFD. The UST was connected to the backhoe arm using chains, placed atop a flatbed truck, and secured with straps. Partner visually inspected the UST and noted evidence of some corrosion and some small holes on the northwest end of the UST. The UST was transported off-site on November 10, 2009, and transported to E.L.S. Inc. (E.L.S.) in the City of Huntington Park, California, for recycling as scrap metal. Please see Appendix D for a copy of the tank destruction certificate.

4.6 Soil Sampling Locations

UST soil sampling was conducted on November 10, 2009, under the direction of Inspector Holtfreter of the LAFD. Inspector Holtfreter directed Partner to collect soil samples from approximately 2 feet below the northwest and southeast ends (approximately 10 feet bgs) of the invert of the removed UST (PES-B1 and PES-B2, respectively). Please see Figure 4.6-1 for a map of sampling locations.

4.7 Soil Sampling Methodology

Confirmation samples from the UST excavation were collected using the backhoe arm. At the desired sampling location and depth, Partner collected each sample by manually transferring soil from the backhoe bucket into a laboratory-supplied, 4-ounce, wide-mouth, unpreserved glass jar, which was filled to capacity to minimize headspace and reduce the potential for volatilization; sealed with a threaded, Teflon-lined lid; and labeled for identification. Each sample was additionally collected using a dedicated disposable plastic syringe and retained in two sodium bisulfate-preserved volatile organics analysis vials (VOAs) in accordance with Environmental Protection Agency (EPA) Method 5035. The VOAs were labeled for identification and stored in an iced cooler along with the glass jars.

4.8 Soil Disposal

Dependable loaded the asphalt generated from the project into a 20-cubic yard capacity temporary roll-off bin and the tank sand into four 55-gallon drums on November 10, 2009. Partner subcontracted with Environmental Recovery Services, Inc. (Enviroserv) to profile, manifest, and dispose of the generated

waste. Enviroserv collected the roll-off bin on November 11, 2009, which was subsequently transported Earthshine in the City of Compton, California for recycling, and the drums on November 11, 2009, which were subsequently transported under proper waste manifest to TPS Technologies (TPS) in the City of Adelanto, California, for recycling and/or disposal as non-hazardous waste. Please see Appendix B for a copy of the asphalt shipping bill and soil waste manifest.

4.9 Excavation Backfill

The excavation was backfilled on November 11, 2009. The excavation was first prepared for backfill by removing loose soil from the excavation bottom to establish a competent base. Backfilling took place in approximately 1-foot loose lifts that were compacted to approximately 90% relative compaction using a compaction wheel attached to the backhoe. The deeper depths of the excavation were backfilled with the stockpiles of clean overburden soil generated during the excavation while the shallow depths were backfilled with approximately 6 tons of class II aggregate base imported on-site from West Cost Sand & Gravel based in the City of Buena Park, California. The fill material was conditioned as necessary with water to achieve the optimum moisture content. The excavation was backfilled to approximately 6 inches bgs. Ground cover resurfacing was conducted independently by contractors engaged directly by the subject property owner.

5.0 ANALYSIS AND RESULTS

The two soil samples collected on November 10, 2009, were transported in an iced cooler under proper chain-of-custody protocol to Alpha Scientific Corporation (ASC), a state-certified laboratory [California Department of Health Services (DHS) Environmental Laboratory Accreditation Program (ELAP) certificate number 2633] in the City of Cerritos, California, for analysis on the same day. Each sample was analyzed as directed by the LAFD for total petroleum hydrocarbons as gasoline (TPH-g) via EPA Method 8015M and for benzene, toluene, ethylbenzene, and total xylenes (collectively, BTEX) and fuel oxygenates via EPA Method 8260B. Please see Appendix E for a copy of the UST Abandonment Report, which was provided by the LAFD Inspector and specified the laboratory analysis scope for this project.

ASC reported the laboratory analysis results on November 10, 2009. Please see Tables 5.0-1 and 5.0-2 for a summary of the TPH-cc and BTEX/fuel oxygenates laboratory analysis results, respectively. Please note that Partner analyzed the soil samples for the full range of TPH in lieu of just TPH-g.

Table 5.0-1: TPH-cc Laboratory Analysis Results (mg/kg)

Sample Identification	Sample Location	TPH-g	TPH-d	TPH-o
PES-B1	Beneath Northwest End of UST	< 0.2	< 1	< 20
PES-B2	Beneath Southeast End of UST	< 0.2	< 1	< 20

Notes
TPH-cc = carbon chain total petroleum hydrocarbons
mg/kg = milligrams per kilogram
TPH-g = total petroleum hydrocarbons as gasoline
TPH-d = total petroleum hydrocarbons as diesel
TPH-o = total petroleum hydrocarbons as oil
UST = underground storage tank
< = not detected above indicated laboratory Method Detection Limit (MDL)

Table 5.0-2: BTEX and Fuel Oxygenates Laboratory Analysis Results (mg/kg)

Sample Identification	Sample Location	B	T	E	X	MTBE	ETBE	DIPE	TAME	TBA
PES-B1	Beneath Northwest End of UST	< 0.001	< 0.001	< 0.001	< 0.002	< 0.002	< 0.002	< 0.002	< 0.002	< 0.020
PES-B2	Beneath Southeast End of UST	< 0.001	< 0.001	< 0.001	< 0.002	< 0.002	< 0.002	< 0.002	< 0.002	< 0.020

Notes.
mg/kg = milligrams per kilogram
B = benzene
T = toluene
E = ethylbenzene
X = xylenes
MTBE = methyl tertiary butyl ether
ETBE = ethyl tertiary butyl ether
DIPE = diisopropyl ether
TAME = tertiary amyl methyl ether
TBA = tertiary butyl alcohol
UST = underground storage tank
< = not detected above indicated laboratory Method Detection Limit (MDL)

Please see Appendix F for the full laboratory analysis reports, which include chain-of-custody and laboratory quality assurance/quality control (QA/QC) documentation. All laboratory QA/QC data were within acceptable limits.

6.0 DISCUSSION

None of the confirmation soil samples had detectable concentrations of any target contaminants.

7.0 CONCLUSIONS AND RECOMMENDATIONS

Partner conducted a UST Removal at the subject property. The project scope included the removal of a 750-gallon gasoline UST.

Partner properly removed the UST from the subject property with LAFD and AQMD oversight. The certified clean UST was transported to E.L.S. for recycling as scrap metal. Rinsate generated during the tank cleaning was transported under proper waste manifest to Demenno/Kerdoon for recycling and/or disposal as non-RCRA hazardous waste. The fill sand encountered in the UST was containerized in four 55-gallon drums and transported under proper waste manifest to TPS for recycling and/or disposal.

All confirmation samples from the UST excavation had non-detectable concentrations of all target contaminants. Based on the project results, Partner recommends no further investigation with respect to the former UST and requests case closure status from the LAFD.

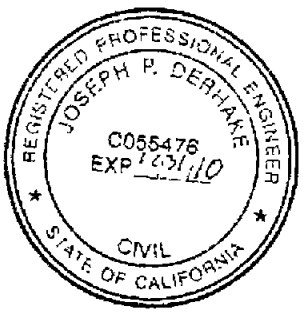
8.0 SIGNATURES OF PARTICIPATING PROFESSIONALS

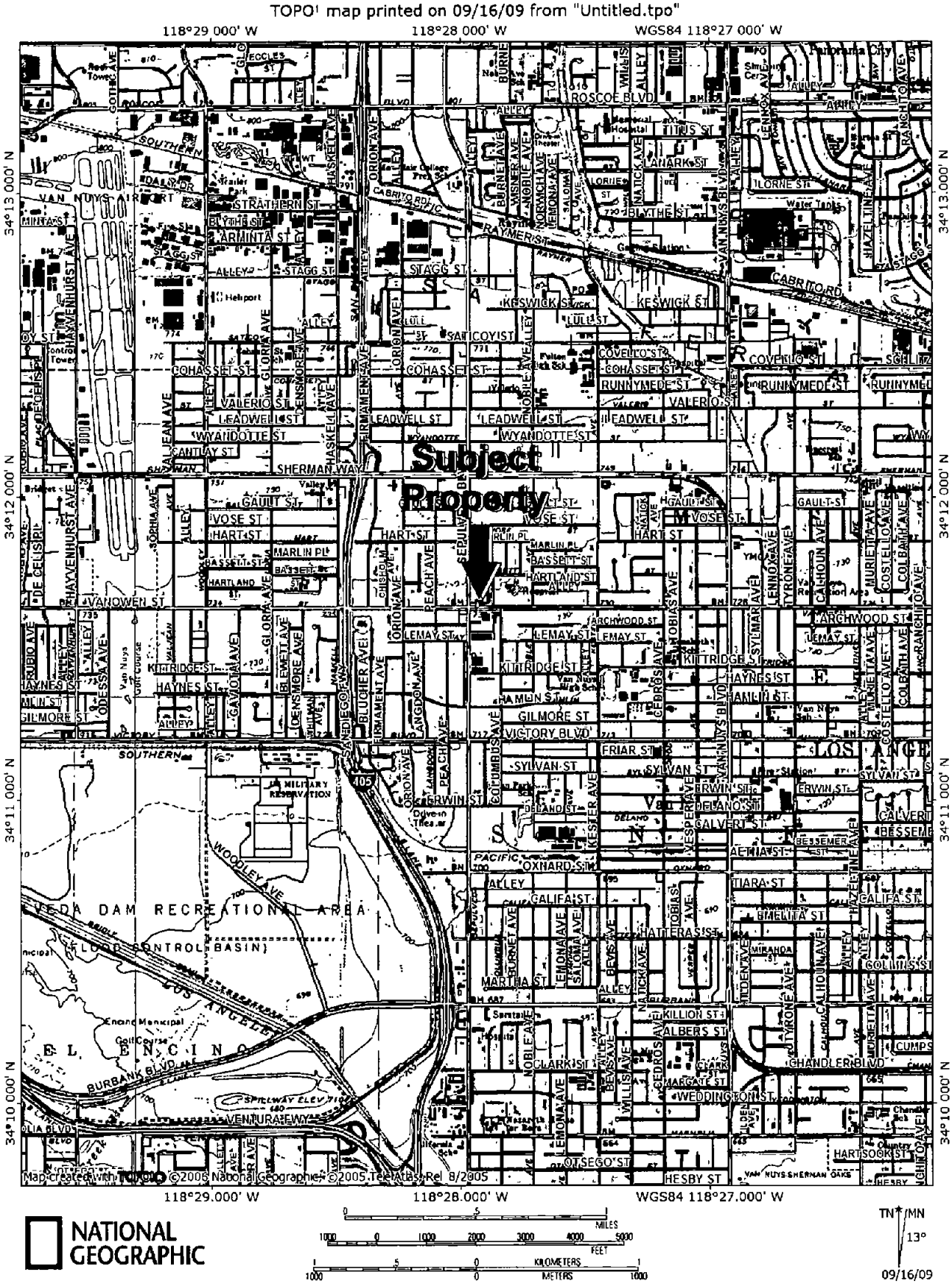
Thank you for the opportunity to be of service. If you have any questions regarding this investigation, please contact the undersigned at (310) 615-4500.

Sincerely,

Terri Men
Staff Engineer

Joseph P. Derhake, PE
President





Site Vicinity Map

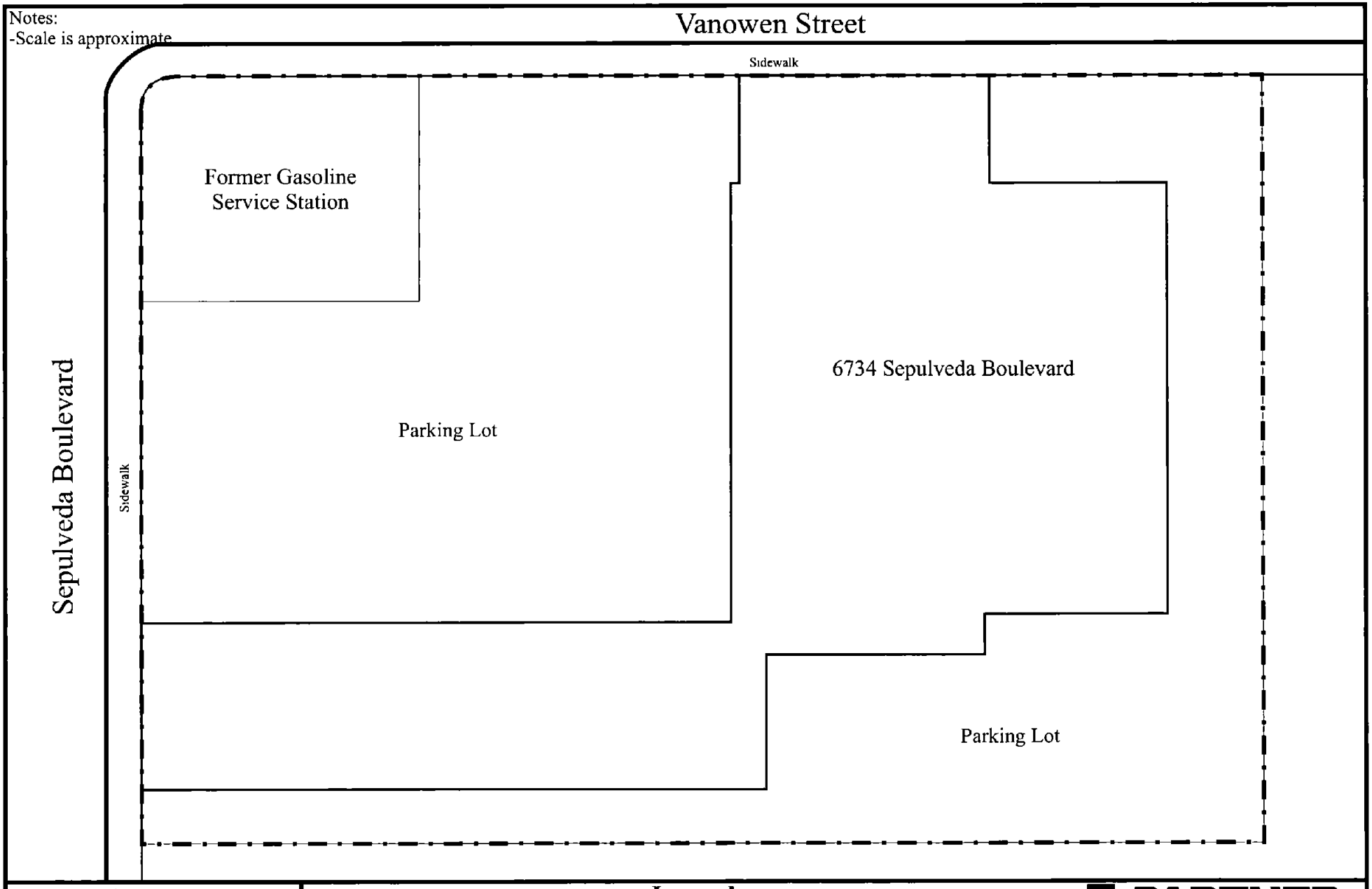
Figure		Date
2 1-1		November 2009

6734 Sepulveda Boulevard
Van Nuys, California 91411

USGS Van Nuys Quadrangle
Version: 1978 Current as of: 1981

PARTNER
Engineering and Science, Inc.
1990 East Grand Avenue, Suite 100
El Segundo, California 90245

Project Number: 09-63669.3



Site Plan

Figure	Scale	Date
2.1-2	1" = 50'	November 2009

6734 Sepulveda Boulevard
Van Nuys, California 91411

Legend

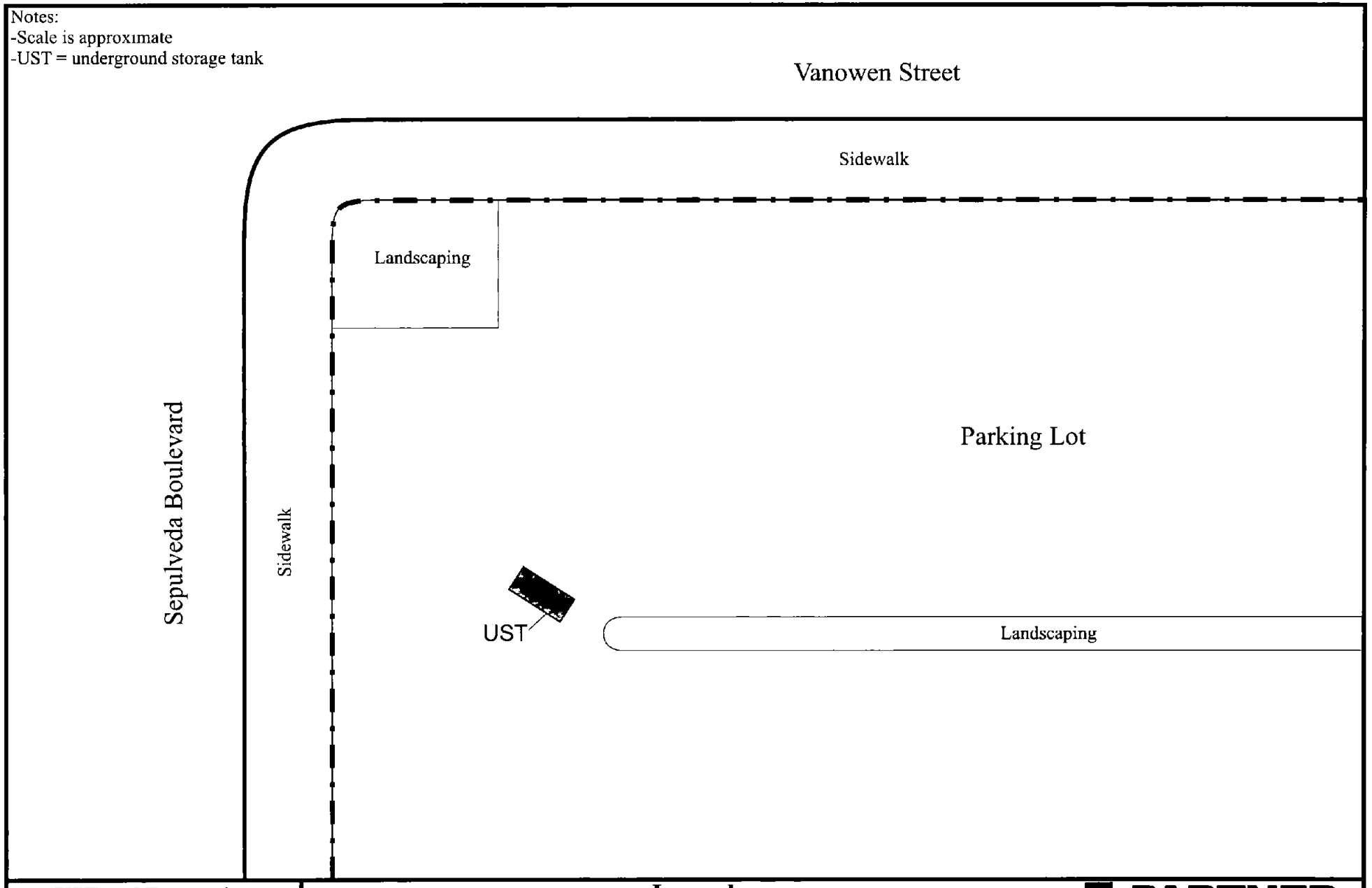
Subject Site

N

PARTNER
Engineering and Science, Inc.
1990 East Grand Avenue, Suite 100
El Segundo, California 90245

Project Number. 09-63669.3

Notes:
-Scale is approximate
-UST = underground storage tank



UST and Excavation

Figure	Scale	Date
2.2-1	1" = 15'	November 2009

6734 Sepulveda Boulevard
Van Nuys, California 91411

Legend

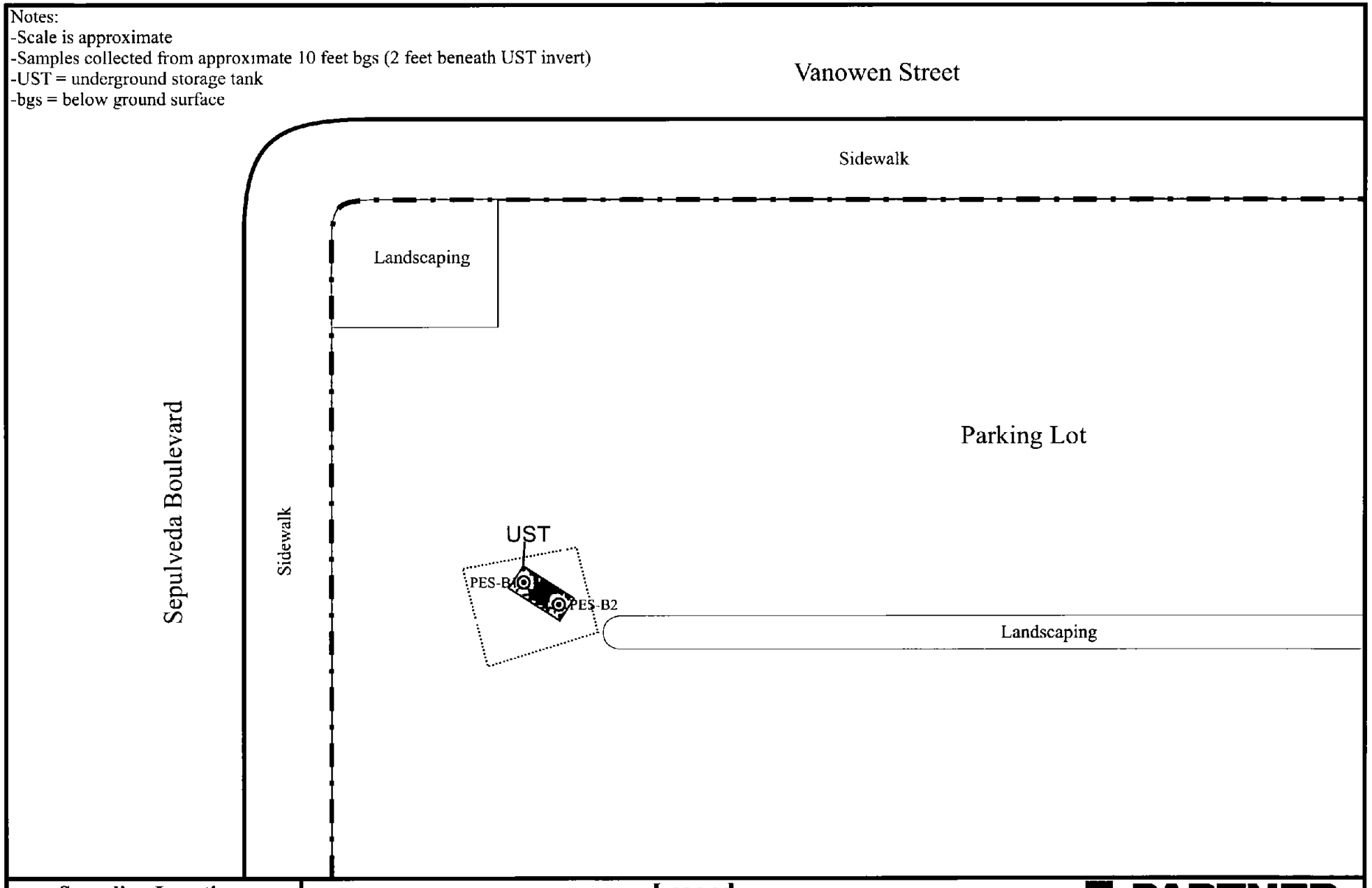
Subject Site

N

PARTNER
Engineering and Science, Inc.
1990 East Grand Avenue, Suite 100
El Segundo, California 90245

Project Number: 09-63669.3

Notes:
-Scale is approximate
-Samples collected from approximate 10 feet bgs (2 feet beneath UST invert)
-UST = underground storage tank
-bgs = below ground surface



Sampling Locations		
Figure	Scale	Date
4.6-1	1" = 15'	November 2009

6734 Sepulveda Boulevard
Van Nuys, California 91411

Legend

N

Subject Site

Excavation Limits

Sample Location

PARTNER
Engineering and Science, Inc.
1990 East Grand Avenue, Suite 100
El Segundo, California 90245

Project Number: 09-63669.3

Appendix A:

Permits

Los Angeles City Fire Department

Application for Division 5 Permit - Atmospheric Underground Tank

FIRE DEPT. USE ONLY

DATA MANAGEMENT UNIT	LAFD UNIFIED PROGRAM FACILITY ID:	PERMIT NO.:	DATE GRANTED:	WORK MUST BEGIN BY:	EXPIRATION DATE:
☐ Tanks are registered & Fees paid to date ☐ Fee exempt Signature	FA0037505	SR0026900	11/3/2009	5/3/2010	11/3/2010

ENFORCEMENT INSPECTOR	FIRE STATION #	PERMIT TYPE:
BRIAN HOLTFRETER (213) 978-3709	039	UST TANK ABANDON BY REMOVAL

LOCATION INFORMATION

DOING BUSINESS AS (DBA): GRAND PLAZA, LLC		EPA ID NO: (not required for installation or monitoring)
ADDRESS: 6734 SEPULVEDA BLVD		PHONE NO: (323) 852-9001
CITY: VAN NUYS	STATE: CA	ZIP: 91411

PROPERTY OWNER

NAME: GRAND PLAZA, LLC		PHONE NO: (323) 852-9001
ADDRESS: 6500 WILSHIRE BLVD, #1650		
CITY: LOS ANGELES	STATE: CA	ZIP: 90048
PRINT NAME: Allen Mesrobi	SIGNATURE:	for HIM

LESSEE/FACILITY OWNER

NAME: GRAND PLAZA, LLC		PHONE NO: (323) 852-9001
ADDRESS: 6500 WILSHIRE BLVD, #1650		
CITY: VAN NUYS	STATE: CA	ZIP: 91411
PRINT NAME: Allen Mesrobi	SIGNATURE:	for HIM

CONTRACTOR INFORMATION

NAME: PARTNER ENGINEERING & SCIENCE INC			PHONE NO: (310) 615-4500
ADDRESS: 1990 E GRAND AVE			
CITY: EL SEGUNDO	STATE: CA		ZIP: 90245
CITY BUSINESS NUMBER: 2468037-0001-9	STATE CONTRACTOR #: 911648	EXP. DATE: 3/31/2010	WORK COMP NUMBER - 003226083 EXP. DATE: 9/27/2010
PRINT NAME: SOTHEARY MEN	SIGNATURE:		TITLE: Project Staff

	ITEM	PE	QTY
	UST Installation	5100	
	UST Abandonment-In-Place	5200	
[X]	UST Abandonment by Removal	5201	1
	UST Add to/Alter: Monitor/Piping/Disp.	5300	
	UST Tank Entry / Lining / Repair	5301	
	Site Assessment	5400	
	Emergency Plan Check/Site Assessment	5401	

NOTES:
INV# - IN0158344

REMOVAL OF (1) 750 GALLON GASOLINE TANK.

APPROVED
LOS ANGELES FIRE DEPARTMENT
BUREAU OF FIRE PREVENTION

INSPECTOR NAME: PRENTICE REITZELL

INSPECTOR SIGNATURE:

SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT
Rules 203 or R1166 NOTIFICATION FORM

Use this form to notify of known or suspect VOC contaminated soil Excavation, Handling and/or Monitoring; Mitigation/Treating of VOC contaminated soil; and VOC Vapor Extraction. See instructions on the back of this form.
For questions check our website at www.aqmd.gov or call the Hotline at (909) 396-2326.
FAX this form to 909-396-3342 and within 48 hours of fax MAIL the original form and fee to:
SCAQMD - 1166/203 Notifications, File # 55641, Los Angeles, CA 90074-5641
This form will be faxed back to you with a REFERENCE number if you provide a FAXBACK # here: (310) 615-4544

AQMD USE ONLY RECEIVED BY		POSTMARK		REFERENCE # 229549
COMPLETED BY		Company		Phone #
BRAD MULLNER		PARTNER ENGINEERING & SCIENCE, INC.		310-615-4500
Date 11/9/09	Check # 2500	Amount $52.06		Project #09-63669.4
NOTIFICATION TYPE	(Original (Initial))	Revision (prior reference #)		Cancellation (prior reference #)
PROJECT TYPE (circle one only)	R1166 Soil / Tank Excavation	Soil Vapor Extraction (SVE)	VOC Contaminated Soil Mitigation / Treating	Reporting > 50 ppm VOC Contaminated Soil / Reporting > 1000 ppm VOC Contaminated Soil
Provide the R1166 mitigation plan name and number when reporting soil excavation, tank removal or contaminated soil Mitigation Plan issued to: PARTNER ENGINEERING & SCIENCE, INC. Plan # 494849				For reporting VOC > 50 or 1000 ppm only Date & time of VOC exceedance Highest VOC reading in ppm
Provide the Soil Vapor Extraction unit permit name and number when reporting use of an SVE unit Permit issued to:				Permit #
Distance to nearest sensitive receptor in feet (see your permit condition requirements)				
PROJECT DATES	START 11/10/09	END 11/17/09		WORK SHIFT (day, swing, night) DAY
SITE CONTRACTOR INFORMATION	AQMD ID # 154321	CSLB License # 911648		Phone # 310-615-4500
Name PARTNER ENGINEERING & SCIENCE, INC.		Address 1990 E. GRAND AVE., SUITE 100		
City EL SEGUNDO	Zip 90245	Site supv name & phone # BRAD MULLNER 323-809-6688		
SITE INFORMATION	Site Name N/A			Site AQMD ID # N/A
Site Address	6734 SEPULVEDA BOULEVARD			Cross Street VANOWEN STREET
Site City LOS ANGELES	Zip 91411	Site contact name & phone # BRAD MULLNER 323-809-6688		

TANK INFORMATION	# OF TANKS	EACH	CAPACITY (gal)	MATERIAL STORED IN TANK	ABOVE GROUND? (Y/N)
	1	@	750	GASOLINE	N
		@			
Example	*3 tanks*	@	*10,000*	*Gasoline*	*no*

INFORMATION CERTIFICATION I certify that the above information is complete and accurate

Company Name Partner Engineering & Science Print Name BRAD MULLNER Signature Brad Mullner Date 11/9/09

COMMENTS

South Coast
Air Quality Management District
21865 Copley Drive, Diamond Bar, CA 91765-4178
(909) 396-2000 • www.aqmd.gov

PLAN ISSUE DATE: March 18, 2009

APPROVAL SIGNATURE

David Jones
A.Q.A.C. Supervisor

COMPANY I.D.:	154331
Mitigation Plan/Application No.	**494849**
Applicant:	Partner Engineering and Science, Inc. 2101 Rosecrans Avenue, Suite 4270 El Segundo, CA 90245
Attention:	Rodolfo Nadres
Phone:	(310) 615-4500 Fax (310) 615-4544

VARIOUS LOCATIONS
RULE 1166 CONTAMINATED SOIL MITIGATION PLAN

Reference is made to your application (A/N 494849) for the excavation and handling of VOC contaminated soil at **various locations** within the South Coast Air Quality Management District.

In accordance with Rule 1166 (c), this approved plan is required prior to commencing excavation of any area, site, or location which has previously been used to store or transfer volatile organic compounds (VOC) or during the excavation, handling, or storage of VOC contaminated soils.

The rights and privileges granted through the issuance of this plan are restricted exclusively to the plan holder to whom it was issued, and are non-transferable, even with the written or expressed consent of the plan holder listed above.

A VARIOUS LOCATIONS PLAN can be used at a site to excavate and remove a maximum of 2000 cubic yards of VOC contaminated soil at the site. Any treatment or additional excavation of VOC contaminated soil at the site will require the issuance of a SITE SPECIFIC plan by the AQMD. Multiple use of VARIOUS LOCATIONS PLANS to excavate over 2000 cubic yards of contaminated soil on the same site is prohibited per Rule 1166.

This excavation and mitigation plan has been approved under the provisions of Rule 1166 of the Rules and Regulations of the AQMD and is subject to the following conditions:

THIS PLAN WILL EXPIRE ONE YEAR FROM THE ISSUE DATE AND THERE IS NO AUTOMATIC RENEWAL PROCESS.

TO MAINTAIN A CURRENT PLAN AFTER THE EXPIRATION DATE, FILE AN APPLICATION FOR A NEW PLAN AT LEAST ONE MONTH PRIOR TO EXPIRATION. CALL (909) 396- 2682 OR E-MAIL rvishwanath@aqmd.gov FOR AN APPLICATION PACKAGE AND CURRENT FEE INFORMATION.

PLAN CONDITIONS

SECTION I – GENERAL REQUIREMENTS

1. A SIGNED COPY OF THIS PLAN SHALL BE PRESENT AT EACH EXCAVATION SITE AT ALL TIMES AND SHALL BE MADE AVAILABLE TO AQMD PERSONNEL UPON REQUEST.

2. THIS PLAN IS NOT VALID FOR THE EXCAVATION OF VOC CONTAMINATED SOILS AT LANDFILLS OR SITES USED FOR DISPOSAL OF REFUSE OR OTHER TYPES OF WASTE.

3. THIS PLAN DOES NOT ALLOW THE TREATMENT OF VOC-CONTAMINATED SOIL BY THERMAL, CHEMICAL, OR MECHANICAL PROCESSES. ANY OF THE ABOVE TREATMENT PROCESSES REQUIRES A PERMIT TO OPERATE FROM THE AQMD AND A SITE-SPECIFIC RULE 1166 PLAN.

4. THIS PLAN DOES NOT ALLOW BACK-FILLING OF TREATED VOC CONTAMINATED SOIL. BACK-FILLING OF TREATED VOC CONTAMINATED SOIL MAY BE ALLOWED UNDER A SITE SPECIFIC RULE 1166 PLAN.

5. AT THE TOTAL QUANTITY OF VOC CONTAMINATED SOIL EXCAVATED AND HANDLED AT EACH SITE SHALL NOT EXCEED **2,000 CUBIC YARDS**. THIS TOTAL INCLUDES ANY VOC CONTAMINATED SOILS EXCAVATED FROM THIS LOCATION UNDER A VARIOUS LOCATION PLAN WITHIN THE LAST TWELVE (12) CALENDAR MONTHS. EXCAVATIONS INVOLVING QUANTITIES IN EXCESS OF 2000 CUBIC YARDS OF VOC CONTAMINATED SOIL REQUIRES THE APPLICATION SUBMITTAL FOR A SITE SPECIFIC RULE 1166 EXCAVATION PLAN.

6. THE AQMD SHALL BE IMMEDIATELY NOTIFIED OF ANY COMPLAINTS RECEIVED AS A RESULT OF ACTIVITIES CONDUCTED UNDER THIS PLAN. SUCH NOTIFICATION SHALL INCLUDE THE NATURE OF THE COMPLAINT, NUMBER OF COMPLAINANTS AND THE ACTION TAKEN BY THE PLAN HOLDER TO MITIGATE THE SOURCE OF THE COMPLAINT.

7. DURING EACH STEP OF THE PROCESS UP TO AND INCLUDING THE REMOVAL AND DISPOSAL PROCESS, ALL PRECAUTIONS AND MEASURES SHALL BE TAKEN TO MINIMIZE THE RELEASE OF VOC, ODOR AND DUST. THIS INCLUDES BUT IS NOT LIMITED TO: THE USE OF ADDITIONAL PLASTIC SHEETING ON STOCKPILES, USE OF SUPPRESSANTS ON EXPOSED SOIL SURFACES & WORK AREAS AND MAINTAINING PAVED PUBLIC STREETS FREE OF SOIL DEPOSITS.

8. FOR THE PURPOSES OF RULE 1166 AND THIS PLAN, SOIL MEASURED PURSUANT TO RULE 1166 AS VOC CONTAMINATED SOIL, IS CONSIDERED AS VOC CONTAMINATED SOIL FROM THE TIME OF MEASUREMENT ONWARD, UNTIL THE SOIL IS TREATED PURSUANT TO AN APPROVED AQMD TREATMENT PROCESS.

SECTION II – PRIOR TO EXCAVATION

9. AT LEAST 24 HOURS PRIOR TO COMMENCING EXCAVATION OR GRADING OF SOIL AT THE SITE, THE EXECUTIVE OFFICER OR DESIGNEE SHALL BE NOTIFIED OF THE EXCAVATION BY FAX USING A FORM APPROVED BY THE EXECUTIVE OFFICER WHICH IS FULLY COMPLETED AND INCLUDING THE NAME OF THE COMPANY PERFORMING THE EXCAVATION, AND THE APPLICATION NUMBER LISTED ON THIS MITIGATION PLAN. THE NOTIFICATION SHALL BE MADE BY FAXING THE NOTIFICATION FORM AT (909) 396-3342. FAX NOTIFICATIONS WILL RECEIVE A REFERENCE NUMBER BY RETURN FAX OR CAN BE OBTAINED REFERENCING THE FAX NOTIFICATION BY PHONE TUESDAY THROUGH FRIDAY DURING BUSINESS HOURS AT 909 396-2326. THE REFERENCE NUMBER SHALL BE RETAINED AS PROOF OF COMPLIANCE WITH THIS REQUIREMENT.

REFERENCE NO 229549 NOTIFICATION DATE 11/9/09

10. COMPLETE VERIFICATION INFORMATION IN CONDITION NO. 30 AND OBTAIN REQUIRED SIGNATURES PRIOR TO COMMENCING EXCAVATION.

SECTION III – MONITORING

11. DURING THE EXCAVATION PROCESS, AN ORGANIC VAPOR ANALYZER (OVA) SHALL BE ON SITE AT ALL TIMES. THE OVA SHALL BE MAINTAINED IN GOOD WORKING ORDER AT ALL TIMES AND SHALL BE CALIBRATED BY THE MANUFACTURER AT LEAST ONCE EVERY THREE MONTHS. THE CALIBRATION OF THE OVA SHALL BE VERIFIED USING CERTIFIED CALIBRATION GAS AT THE BEGINNING OF EACH WORKING DAY WITH THE PROCEDURES SPECIFIED BY THE MANUFACTURER. IF A CALIBRATION GAS OTHER THAN HEXANE IS USED, EACH MEASURED READING SHALL BE CORRELATED TO AND EXPRESSED AS HEXANE, USING EQUIVALENCY FACTORS PROVIDED BY THE MANUFACTURER.

12. ALL MONITORING SHALL BE CONDUCTED AT A DISTANCE NO MORE THAN 3 INCHES ABOVE THE SOIL SURFACE USING AN OVA DESCRIBED IN CONDITION NO. 11 ABOVE. **MONITORING SHALL BE CONDUCTED AT A MINIMUM FREQUENCY OF ONE READING FOR EVERY TWO CUBIC YARDS OF SOIL EXCAVATED, NOT TO EXCEED FIFTEEN MINUTES BETWEEN READINGS. ALL READINGS SHALL BE TAKEN NO LATER THAN THREE (3) MINUTES AFTER EACH LOAD OF SOIL IS EXCAVATED.**

13. ALL MONITORING SHALL BE CONDUCTED BY TRAINED PERSONNEL WHO ARE PROFICIENT IN THE USE OF THE HYDROCARBON MONITOR SELECTED FOR USE AT THIS SITE.

14. WRITTEN RECORDS OF OVA MONITORING AND CALIBRATIONS REQUIRED ABOVE SHALL BE KEPT IN A FORMAT APPROVED BY THE AQMD. THE APPROVED FORMAT IS INCLUDED ON PAGE 7 OF THIS PLAN. THE CERTIFICATION ON ALL RECORDS SHALL BE SIGNED AND DATED ON THE DAY THE MEASUREMENTS ARE OBSERVED.

15. UPON DETECTION OF VOC CONTAMINATED SOIL (READINGS 50 PPM OR GREATER), THE EXECUTIVE OFFICER OR DESIGNEE SHALL BE NOTIFIED **WITHIN 24 HOURS** OF THE FIRST DETECTION OF VOC CONTAMINATION. THE NOTIFICATION SHALL BE MADE BY FAXING THE NOTIFICATION FORM TO (909) 396-3342 OR CALLING (909) 396-2326. A REFERENCE NUMBER WILL BE FAXED BACK OR WILL BE ISSUED WHEN THE PHONE NOTIFICATION IS RECEIVED. ALL PHONE NOTIFICATIONS SHALL BE FOLLOWED BY MAILING THE NOTIFICATION FORM TO THE DISTRICT POSTMARKED **WITHIN 48 HOURS**. THE REFERENCE NUMBER WILL BE RETAINED AS PROOF OF COMPLIANCE WITH THIS REQUIREMENT.

REFERENCE NO _____ NOTIFICATION DATE _____

SECTION II – HANDLING AND STORAGE

16. ALL VOC CONTAMINATED SOIL BELOW 1000 PPM SHALL BE STOCKPILED, COVERED WITH PLASTIC SHEETING AND STORED SEPARATELY FROM NON-VOC-CONTAMINATED SOIL, OR IMMEDIATELY TRANSPORTED TO A TREATMENT FACILITY.

17. A STOCKPILE SHALL NOT CONTAIN MORE THAN 4000 CUBIC YARDS OF SOIL.

18. IF THE OVA MEASUREMENT IS GREATER THAN 50 PPMV BUT LESS THAN 1000 PPMV

    A) THE AFFECTED WORK AREA AND LOAD OF SOIL SHALL BE SPRAYED WITH WATER AND/OR APPROVED VAPOR SUPPRESSANT

    B) CONTAMINATED SOIL IN STOCKPILES SHALL BE COVERED WITH PLASTIC SHEETING WHICH OVERLAP A MINIMUM OF TWENTY-FOUR INCHES AND ARE SECURED SO THAT NO PORTION OF THE CONTAMINATED SOIL IS EXPOSED TO THE ATMOSPHERE. IN THE COURSE OF HANDLING THE STOCKPILE, ONLY THE WORKING FACE OF THE STOCKPILE MAY BE UNCOVERED.

19. IF THE OVA MEASUREMENT EQUALS OR IS GREATER THAN 1000 PPM, STOP EXCAVATION, TO NOTIFY THE DISTRICT IMMEDIATELY OR WITHIN ONE HOUR OF DETECTION AND,

    A) THE AFFECTED SOIL AND WORKING AREA SHALL BE IMMEDIATELY SPRAYED WITH WATER OR AN APPROVED VAPOR SUPPRESSANT, AND EITHER

    B) THE CONTAMINATED SOIL EXCAVATED SHALL BE IMMEDIATELY PLACED IN AQMD APPROVED SEALED CONTAINERS, OR

    C) DIRECTLY LOADED IN TRUCKS, SPRAYED WITH ADDITIONAL WATER OR APPROVED VAPOR SUPPRESSANT, COVERED, AND TRANSPORTED IMMEDIATELY OFF SITE AS PER CONDITION #25 OF THIS PLAN, OR,

    D) OTHER ALTERNATIVE STORAGE METHODS WITH PRIOR WRITTEN APPROVAL FROM THE AQMD

20. DURING EXCAVATION, THE ONLY EXPOSED VOC CONTAMINATED SOIL SHALL BE RESTRICTED TO THE IMMEDIATE WORKING AREA OF THE SITE OR STOCKPILE. ALL OTHER PORTIONS OF THE STOCKPILE SHALL BE COVERED WITH PLASTIC SHEETING, WITH SEAMS WHICH OVERLAP A MINIMUM OF TWENTY-FOUR INCHES AND ARE SECURED WITH DUCT TAPE. ANY EXPOSED VOC-CONTAMINATED SOIL SURFACES (WORK FACE) SHALL BE KEPT MOIST WITH WATER OR OTHER APPROVED SUPPRESSANTS AT ALL TIMES, AND SHALL BE RE-COVERED DURING PERIODS OF INACTIVITY LONGER THAN ONE (1) HOUR. AT THE END OF EACH WORKING DAY, ALL STOCKPILES SHALL BE COMPLETELY COVERED AND SECURELY ANCHORED TO PREVENT ANY EXPOSURE OF SOIL TO THE ATMOSPHERE.

21. ONCE COVERED WITH PLASTIC SHEETING STOCKPILES SHALL REMAIN UNDISTURBED UNTIL REMOVED FROM SITE.

22. DAILY INSPECTIONS SHALL BE CONDUCTED OF ALL COVERED VOC-CONTAMINATED STOCKPILES TO ENSURE THE INTEGRITY OF THE PLASTIC COVER. SUCH INSPECTIONS SHALL INCLUDE A VISUAL INSPECTION OF ALL SEAMS AND PLASTIC COVER SURFACES. ANY HOLES, TEARS OR ANY OTHER POTENTIAL SOURCES OF FUGITIVE VOC EMISSIONS SHALL BE REPAIRED IMMEDIATELY. DAILY RECORDS SHALL BE MAINTAINED TO ENSURE COMPLIANCE WITH THIS CONDITION.

23. VOC CONTAMINATED SOIL SHALL NOT BE SPREAD ON-SITE OR OFF-SITE. THIS INCLUDES ANY UNNECESSARY MOVEMENT OR AGITATION OF SOIL THAT MAY CAUSE THE UNCONTROLLED EVAPORATION OF VOC'S INTO THE ATMOSPHERE, INCLUDING THE RESHAPING OR RELOCATION OF STOCKPILES.

SECTION V – SOIL REMOVAL AND DISPOSAL

24. ALL EXCAVATED VOC-CONTAMINATED SOIL SHALL BE REMOVED FROM THE SITE WITHIN THIRTY (30) DAYS OF ITS EXCAVATION.

25. ALL VOC-CONTAMINATED SOIL REMOVED FROM THE SITE SHALL COMPLY WITH THE FOLLOWING:

A) BE TRANSPORTED TO AN APPROVED TREATMENT/DISPOSAL FACILITY. IT SHALL BE THE RESPONSIBILITY OF THE PLAN HOLDER TO ENSURE THAT THE RECEIVING TREATMENT/DISPOSAL FACILITY HAS RECEIVED APPROVAL FROM THE APPROPRIATE ENVIRONMENTAL OVERSIGHT AGENCIES TO HANDLE AND TREAT VOC CONTAMINATED SOILS.

B) WHEN LOADING IS COMPLETED AND DURING TRANSPORTATION, NO EXCAVATED MATERIAL SHALL EXTEND ABOVE THE SIDES OR REAR OF THE TRUCK OR TRAILER.

C) PRIOR TO COVERING/TARPING, LOADED CONTAMINATED SOIL SHALL BE WETTED BY SPRAYING WITH MIST INHIBITORS.

D) THE TRUCK OR TRAILER SHALL BE COMPLETELY COVERED/TARPED PRIOR TO LEAVING THE SITE TO PREVENT PARTICULATE EMISSIONS TO THE ATMOSPHERE.

E) THE EXTERIOR OF THE TRUCKS (INCLUDING THE TIRES) SHALL BE CLEANED OFF PRIOR TO THE TRUCKS LEAVING THE EXCAVATION SITE.

SECTION VI - RECORDS AND REPORTING

26. A WRITTEN REPORT SHALL BE PROVIDED TO THE AQMD WITHIN 40 DAYS OF INITIAL DETECTION OF CONTAMINATED SOIL, WHICH INCLUDES THE FOLLOWING INFORMATION:

A) THE STATUS OF THE EXCAVATION PIT, AND ANY VOC CONTAMINATED SOIL REMAINING ON SITE.

C) A BRIEF SUMMARY INDICATING IF ADDITIONAL CLEAN UP EFFORTS ARE NECESSARY, THE ADDITIONAL QUANTITY OF VOC CONTAMINATED SOILS TO BE EXCAVATED AND THE PROJECTED SCHEDULE OF THE EXCAVATION.

27. RECORDS OF DISPOSAL SHALL BE MAINTAINED FOR ALL VOC-CONTAMINATED SOIL REMOVED FROM THIS SITE. SUCH RECORDS SHALL BE CLEARLY LABELED "SCAQMD RULE 1166-VOC CONTAMINATED SOIL" AND SHALL INCLUDE THE IDENTIFICATION AND THE LOCATION OF: 1) THE GENERATOR, 2) TRANSPORTER AND 3) RECEIVING FACILITY. IN ADDITION, SUCH RECORDS SHALL BE SIGNED AND DATED BY EACH OF THE ABOVE PARTIES INDICATING RECEIPT OR RELINQUISHMENT OF THE VOC-CONTAMINATED SOIL AT THE TIME CUSTODY IS TRANSFERRED.

28. RECORDS OF DISPOSAL OF VOC-CONTAMINATED SOIL SHALL BE MAINTAINED ON SITE DURING THE EXCAVATION AND LATER MAINTAINED FOR A PERIOD OF TWO (2) YEARS. THE RECORDS SHALL BE MADE AVAILABLE TO AQMD PERSONNEL UPON REQUEST.

29. WITHIN THIRTY (30) DAYS AFTER THE EXCAVATION AT THE SITE IS COMPLETED, THE WRITTEN RECORDS UNDER CONDITIONS NO. 14, 22 AND 27 SHALL BE SUBMITTED TO THE AQMD AT THE FOLLOWING ADDRESS:

SOUTH COAST AIR QUALITY MGMT DISTRICT
ENGINEERING & COMPLIANCE DIVISION
TOXICS & WASTE MANAGEMENT UNIT
(RULE 1166 COMPLIANCE)
21865 COPLEY DR.
DIAMOND BAR, CA. 91765-4182

SECTION VII – VERIFICATION AND SIGNATURE

NO THIS PLAN IS NOT VALID UNTIL ALL PARTIES HAVE REVIEWED AND SIGNED THE VERIFICATION STATEMENT BELOW

Grand Plaza LLC	Shopping Center	
6701 Sepulveda Blvd Van Nuys		91411
Grand Plaza LLC		

I CERTIFY THAT I HAVE REVIEWED AND UNDERSTAND THE CONDITIONS CONTAINED WITHIN THIS PLAN. IN SIGNING BELOW, I ACKNOWLEDGE THAT UNDER THE PROVISIONS OF RULE 66, I CAN BE HELD RESPONSIBLE FOR THE REQUIREMENTS SET FORTH IN THIS PLAN.

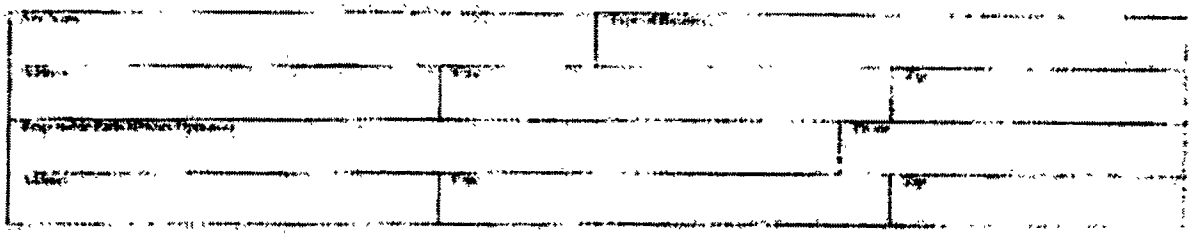
Partner Esi		11/10/09
Dependable Equipment	David Bailey	11/10/09
Partner Esi		11/10/09

DEFINITIONS

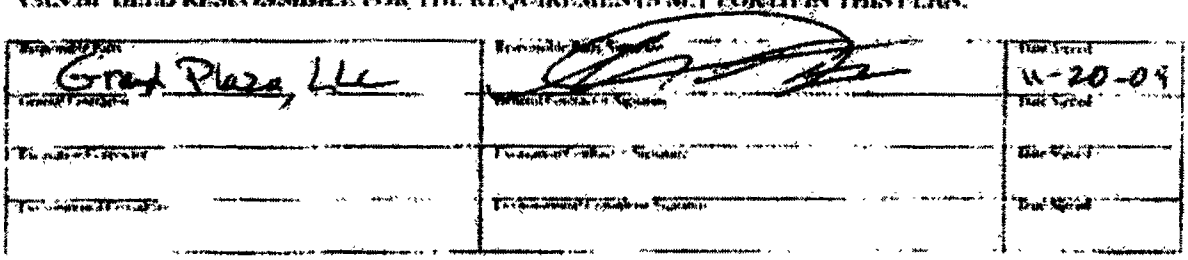
Excavation	Is the process of digging out and removing materials including any material necessary to that process such as the digging out and removal of asphalt or concrete necessary to expose, dig out and remove known VOC contaminated soil
Organic Vapor Analyzer (OVA)	For the purposes of this plan, an OVA is an hydrocarbon monitor utilizing flame ionization, photo ionization or other analytical methods complying with 40 CFR PART 60 APPENDIX A, EPA METHOD 21 SECTION 3, "DETERMINATION OF VOLATILE ORGANIC COMPOUND LEAKS" MONITORING INSTRUMENT SPECIFICATIONS. The monitor shall be capable of being calibrated using hexane at a range of 0 parts per million by volume (PPMV) to 50 PPMV, and at a detection range of at least 30 PPMV to 1100 PPMV
Responsible Party	For the purposes of this plan, Responsible Party is the party financially responsible for initiating the excavation. This may include the property owner or the tank operator. This excludes contractors working for the property owner or operator, and any other party that lacks the direct authority to immediately treat all VOC contaminated soils generated at the excavation site
VOC Contaminated Soil	Is soil that registers a concentration of 50 PPM or greater of volatile organic compounds as measured before suppression materials have been applied and at a distance of no more than three inches from the surface of the excavated soil with an organic vapor analyzer calibrated with hexane
Volatile Organic Compound (VOC)	Is any carbon compound of carbon, excluding methane, carbon monoxide, carbon dioxide, carbonic acid, metallic carbides or carbonates, ammonium carbonate, and exempt compounds. Exempt compounds are as defined in Rule 102 Definitions of Terms.

SECTION VII – VERIFICATION AND SIGNATURE

30. THIS PLAN IS NOT VALID UNTIL ALL PARTIES HAVE REVIEWED AND SIGNED THE VERIFICATION STATEMENT BELOW.



I CERTIFY THAT I HAVE REVIEWED AND UNDERSTAND THE CONDITIONS CONTAINED WITHIN THIS PLAN. IN SIGNING BELOW, I ACKNOWLEDGE THAT UNDER THE PROVISIONS OF RULE 1166, I CAN BE HELD RESPONSIBLE FOR THE REQUIREMENTS SET FORTH IN THIS PLAN.



DEFINITIONS

Excavation	Is the process of digging out and removing materials including any material necessary to that process such as the digging out and removal of asphalt or concrete necessary to expose, dig out and remove known VOC contaminated soil.
Organic Vapor Analyzer (OVA)	For the purposes of this plan, an OVA is an hydrocarbon monitor utilizing flame ionization, photo ionization or other analytical methods complying with 40 CFR PART 60 APPENDIX A, EPA METHOD 21 SECTION 3, "DETERMINATION OF VOLATILE ORGANIC COMPOUND LEAKS, MONITORING INSTRUMENT SPECIFICATIONS. The monitor shall be capable of being calibrated using hexane at a range of 0 parts per million by volume (PPMV) to 50 PPMV, and at a detection range of at least 30 PPMV to 1100 PPMV
Responsible Party	For the purposes of this plan, Responsible Party is the party financially responsible for initiating the excavation. This may include the property owner or the tank operator. This excludes contractors working for the property owner or operator, and any other party that lacks the direct authority to immediately treat all VOC contaminated soils generated at the excavation site.
VOC Contaminated Soil	Is soil that registers a concentration of 50 PPM or greater of volatile organic compounds as measured before suppression materials have been applied and at a distance of no more than three inches from the surface of the excavated soil with an organic vapor analyzer calibrated with hexane.
Volatile Organic Compound (VOC)	Is any volatile compound of carbon, excluding methane, carbon monoxide, carbon dioxide, carbonic acid, metallic carbides or carbonates, ammonium carbonate, and exempt compounds. Exempt compounds are as defined in Rule 102 Definitions of Terms

Once issued, this plan is subject to further review by the AQMD and may be revoked if excavation activities are found in violation of plan conditions or AQMD's Rules and Regulations. Failure to comply with one or more of the conditions contained within this plan constitutes a violation of Rules 221 and 1166.

Other governmental agencies may require approval before any excavation begins. It shall be the responsibility of the applicant to obtain that approval. The South Coast Air Quality Management District shall not be responsible or liable for any losses because of measures required or taken pursuant to the requirements of this approved Rule 1166 Contaminated Soil Mitigation Plan.

Questions regarding this plan should be directed to Ranjit Vishwanath at (909) 396-2082.

Rule 1166 Soil Monitoring Records

Company Name	Facility/Site Information
Partner Engineering and Science, Inc. 2101 Rosecrans Avenue, Suite 4276 El Segundo, CA 90245	6734 Sepulveda Blvd. Van Nuys, CA 91411
Reference No(s): 229549	

Plan #: 494849 I.D.#: 154331

Monitor Information	Calibration Data	Monitoring Personnel	Excavation Summary (Use separate sheet if needed)
Brand: MiniRae	Gas: Isobutylene	Name: Brad Mullner	Total Volume for This Page: 0.8
Model: 2000	Date: 11/10/09	Company: Partner ES	Total Volume to Date: 0.8
Type: PID	By: Brad Mullner	Phone: 310-615-0500	Remaining Soil to be Excavated: 0.8

Time	VOC Concentration (PPM/V) @ Excavated Load			Comment	Time	VOC Concentration (PPM/V) @ Excavated Load			Comment
Every 15 min.	Reading	Hexane Factor	Adjusted Reading		Every 15 min.	Reading	Hexane Factor	Adjusted Reading	
9:15	0.3	4.3	1.29	cutting tank	12:10	0.1	4.3	0.43	trench/hauling to tank
9:25	7.8		33.54	tank opening	12:25	0.1		0.43	tank removal
9:40	11.0		47.3	soil removal	12:40	0.0		0.0	tank inspection
9:55	2.4		10.32	pressure wash	12:55	0.0		0.0	tank transport
10:10	1.7		7.31	pressure wash	1:10	0.0		0.0	clean-up
10:25	0.4		1.72	pressure wash					
10:40	0.4		1.72	pressure wash					
10:55	0.2		0.86	waiting					
11:10	0.0		0.0	waiting					
11:25	0.1		0.43	waiting					
11:40	0.0		0.0	tank clean certification					
11:55	0.0		0.0	tank cutting					

I certify that the information contained in the above document is true and correct. I further certify that the above listed instrument was operated in a manner consistent with the manufacturer's specifications and the conditions specified within this plan. In addition, I certify that the above readings represent the actual measurements observed and recorded during the excavation process.

SIGNATURE Brad Mullner DATE 11/15/09

Appendix B:

Waste Manifests

Please print or type. (Form designed for use on elite (12-pitch) typewriter.)

UNIFORM HAZARDOUS WASTE MANIFEST	1. Generator ID Number	2. Page 1 of	3. Emergency Response Phone	4. Manifest Tracking Number
	CAC002617522	1	323 852-9001	004202702 JJK

Form Approved. OMB No. 2050-0039

5. Generator's Name and Mailing Address
GRAND PLAZA LLC
6500 WILSHIRE BLVD, SUITE 1650
LOS ANGELES, CA 90048
Generator's Phone: 323 852-9001 Attn:

Generator's Site Address (if different than mailing address)
GRAND PLAZA LLC
6734 S. SEPULVEDA BLVD.
LOS ANGELES, CA 91405

6. Transporter 1 Company Name
ADAMS SERVICES, INC.
U.S. EPA ID Number: CAR000189431

7. Transporter 2 Company Name
U.S. EPA ID Number:

8. Designated Facility Name and Site Address
DEMENNO/KERDOON
2000 E. ALAMEDA STREET
COMPTON, CA 90222
Facility's Phone: 310 537-7100
U.S. EPA ID Number: CAT080013352

9a. HM	9b. U.S. DOT Description (Including Proper Shipping Name, Hazard Class, ID Number, and Packing Group (if any))	10. Containers No.	10. Containers Type	11. Total Quantity	12. Unit Wt./Vol.	13. Waste Codes
	1. NON-RCRA HAZARDOUS WASTE LIQUID (OIL & WATER)	1	TT	33	G	241
	2.					
	3.					
	4.					

14. Special Handling Instructions and Additional Information
ATTN: ENV CONTACT : HEAD RUSSEL ROSEN
CONTRACTOR: PARTNER ENGINEERING AND SCIENCE
1) 99% WATER, 1% OIL

15. GENERATOR'S/OFFEROR'S CERTIFICATION: I hereby declare that the contents of this consignment are fully and accurately described above by the proper shipping name, and are classified, packaged, marked and labeled/placarded, and are in all respects in proper condition for transport according to applicable international and national governmental regulations. If export shipment and I am the Primary Exporter, I certify that the contents of this consignment conform to the terms of the attached EPA Acknowledgment of Consent.
I certify that the waste minimization statement identified in 40 CFR 262.27(a) (if I am a large quantity generator) or (b) (if I am a small quantity generator) is true.

Generator's/Offeror's Printed/Typed Name: Brad Mathis
Signature:
Month: 11 Day: 10 Year: 09

16. International Shipments ☐ Import to U.S. ☐ Export from U.S. Port of entry/exit:
Transporter signature (for exports only): Date leaving U.S.:

17. Transporter Acknowledgment of Receipt of Materials

Transporter 1 Printed/Typed Name: Eric Ayala
Signature:
Month: 11 Day: 10 Year: 09

Transporter 2 Printed/Typed Name:
Signature:
Month: Day: Year:

18. Discrepancy

18a. Discrepancy Indication Space ☐ Quantity ☐ Type ☐ Residue ☐ Partial Rejection ☐ Full Rejection

Manifest Reference Number:

18b. Alternate Facility (or Generator)
U.S. EPA ID Number:
Facility's Phone:

18c. Signature of Alternate Facility (or Generator)
Month: Day: Year:

19. Hazardous Waste Report Management Method Codes (i.e., codes for hazardous waste treatment, disposal, and recycling systems)

1.	2.	3.	4.

20. Designated Facility Owner or Operator: Certification of receipt of hazardous materials covered by the manifest except as noted in Item 18a

Printed/Typed Name:
Signature:
Month: 11 Day: 17 Year: 09

Form 8700-22 (Rev. 3-05) Previous editions are obsolete.

GENERATOR — TRANSPORTER — TRANSPORTER'S COPY

TOPS Snap-off® **CARBONLESS FORM 3843** NO CARBON REQUIRED

BILL OF LADING

QUADRUPLICATE

..LTERNATE STRAIGHT BILL OF LADING—SHORT FORM—ORIGINAL—NOT NEGOTIABLE

ame of Carrier: ENVIRONMENTAL RECOVERY SERVICE	Carrier's No.	Date 11/11/09	Shipper's No.
O Consignee. EARTHSHINE	FROM Shipper: GRAND PLAZA, LLC		
Street 1601 N. CENTRAL AVE.	6734 S. SEPULVEDA BLVD.		
estination COMPTON, CA. Zip Code 90220	VAN NUYS, CA. 91411		Emergency Response Phone No.
Route:		Vehicle No.	

No. Shipping Units	† HM	Kind of Package, Description of Articles, Special Marks and Exceptions	* Weight (Sub to Corr.)	RATE	✓	CHARGES
X 20YD BM		ASPHALT				

EMIT O D. TO. DDRESS	C O D. AMT	C.O D FEE PREPAID ☐ $ COLLECT ☐	TOTAL CHARGES $

* If the shipment moves between wo ports by a carrier by water, the aw requires that the bill of lading hall state whether it is "carrier's shipper's weight".

NOTE Where the rate is dependent on value, shippers are required to state specifically in writing the agreed or declared value of the property.
The agreed or declared value of the property is hereby specifically stated by the shipper to be not exceeding
$_____ per_____

Subject to Section 7 of conditions, if this shipment is to be delivered to the consignee without recourse on the consignor, the consignor shall sign the following statement
The carrier shall not make delivery of this shipment without payment of freight and all other lawful charges
_____ (Signature of Consignor)

FREIGHT CHARGES
Check Appropriate Box:
☐ Freight prepaid ☐ Collect

ECEIVED, subject to the classifications and lawfully filed tariffs in effect on the date of the issue of receipt by the carrier of the property described in the Original Bill of Lading, the property described above in apparent good order, except as noted (contents and condition of contents of packages unknown), marked, consigned, and destined as indicated above, which said carrier (the word carrier being understood throughout this contract as meaning any person or corporation in possession of the property under the contract) agrees to carry to its usual place of delivery at said destination, if on its route, otherwise to deliver to another carrier on the route to said destination. It is mutually agreed as to each carrier of all or any of, said property over all or any portion of said route to destination and as to each party at any time interested in all or any of said property, that every service to be performed hereunder shall be subject to all the terms and conditions of the Uniform Domestic Straight Bill of Lading set forth (1) in Uniform Freight Classifications in effect on the date hereof, if this is a rail or a rail-water shipment, or (2) in the applicable motor carrier classification or tariff if this is a motor carrier shipment.
Shipper hereby certifies that he is familiar with all the terms and conditions of the said bill of lading, set forth in the classification or tariff which governs the transportation of this shipment, and the said terms and conditions are hereby agreed to by the shipper and accepted for himself and his assigns.
This is to certify that the above named materials are properly classified, described, packaged, marked and labeled, and are in proper condition for transportation, according to the applicable regulations of the Department of Transportation.

_____ Shipper, Per _____ Agent, Per _____

ermanent post office address of shipper † Mark with "X" to designate Hazardous Material as defined in Title 49 of Federal Regulations

For further details on TRANSPORTING HAZARDOUS MATERIALS see Federal Regulations 49 CFR, Part 172.

TOPS FORM No. 3843
Printed in the U S A

1

Manifest

TPST Soil Recyclers of CA
Non-Hazardous Soils

* Manifest # *

Date of Shipment:	Responsible for Payment:	Transporter Truck #:	Facility #:	Given by TPST:	Load #
				34355	

Generator and/or Consultant

Generator's Name and Billing Address	Generator's Phone #:	Generator's US EPA ID No.
GRAND PLAZA LLC 6734 SOUTH SEPULVEDA BLVD. VAN NUYS, CA. 91411	(310) 615-4500	
	Person to Contact TERRI MEN	
	FAX#:	Customer Account Number with TPST.
Consultant's Name and Billing Address	**Consultant's Phone #:**	
ENVIROSERV 15902 S. MAIN STREET GARDENA, CA. 90248	(562)427-7277	
	Person to Contact ILDA RODRIGUEZ	
	FAX#:	Customer Account Number with TPST:
Generation Site (Transport from) *(name & address)*	**Site Phone #:**	BTEX Levels
GRAND PLAZA LLC 6734 SOUTH SEPULVEDA BLVD. VAN NUYS, CA. 91411	(310) 615-4500	
	Person to Contact: TERRI MEN	TPH Levels
	FAX#:	AVG Levels
Designated Facility (Transport to) *(name & address)*	**Facility Phone #**	Facility Permit Numbers
TPS TECHNOLOGIES 12328 HIBISCUS AVE ADELANTO, CA 92301	(760)246-3579	
	Person to Contact DELLENA JEFFERY	
	FAX#	
Transporter Name and Mailing Address	**Transporter's Phone #:**	Transporter's US EPA ID No.
ENVIROSERV 15902 S. MAIN STREET GARDENA, CA. 90248	(562) 427-7277	
	Person to Contact ILDA RODRIGUEZ	Transporter's DOT No..
	FAX#:	Customer Account Number with TPST

Description of Soil	Moisture Content	Contaminated by:	Approx. Qty:	Description of Delivery	Gross Weight	Tare Weight	Net Weight
Sand ☐ Organic ☐ Clay ☑ Other ☐	0 - 10% ☐ 10 - 20% ☑ 20% - over ☐	Gas ☐ Diesel ☐ Other ☐	4	Soil	24004		
Sand ☐ Organic ☐ Clay ☐ Other ☐	0 - 10% ☐ 10 - 20% ☐ 20% - over ☐	Gas ☐ Diesel ☐ Other ☐					

List any exception to items listed above: Scale Ticket#

Generator's and/or consultant's certification: I/We certify that the soil referenced herein is taken entirely from those soils described in the Soil Data Sheet completed and certified by me/us for the Generation Site shown above and nothing has been added or done to such soil that would alter it in any way.

Print or Type Name — Generator ☐ Consultant ☐	Signature and date	Month	Day	Year
Sotheary Men (Partner Esi)		11	11	05

Transporter

Transporter's certification. I/We acknowledge receipt of the soil described above and certify that such soil is being delivered in exactly the same condition as when received I/We further certify that this soil is being directly transported from the Generation Site to the Designated Facility without off-loading, adding to, subtracting from or in any way delaying delivery to such site.

Print or Type Name	Signature and date	Month	Day	Year
SALAMO LAMIRE		11	11	05

Recycling Facility

Discrepancies

Recycling Facility certifies the receipt of the soil covered by this manifest except as noted above:

Print or Type Name:	Signature and date

Please print or type.

TPS FACILITY COPY

Appendix C:

Clean Tank Certification

TANK CERTIFICATION REPORT

Date:	11/10/09	ACG Job No.:	I0911-698
Permit Number:	SR0026900		
Client:	Adams Services		
Site Name:	(dba) Grand Plaza LLC		
Address:	6734 Sepulveda Blvd. Van Nuys, CA 91411		

TANK IDENTIFICATION	DESCRIPTION	SIZE	CONTENTS	Top	Middle	Bottom	LEL	TIME
26900	SW steel	750 gal	Gasoline	0%	0%	0%	20.9% →	12:20 pm

INSTRUMENT Make/Mfr	Model	Serial No.	Gas	Calibration Concentration	Date
Gastech, Inc	1314	F2870	Hexane	20% LEL	11/10/09

The tank(s) described above have been inspected and found to be visually free of product, sludge, scale, rinseate, and debris. The tank(s) are free of flammable vapors based on the atmospheric readings obtained at the time(s) shown above. The tank(s) are approved for removal, transportation, and disposal. The tank(s) are not certified for entry.

EXCEPTION: NONE

INSPECTED BY: _____

MICHAEL R. TIFFANY, C.I.H.
CERTIFIED INDUSTRIAL HYGIENIST #5056

THE AMERICAN BOARD OF INDUSTRIAL HYGIENE INCORPORATED CERT. NO. 5056 PENNSYLVANIA MICHAEL R. TIFFANY, CIH

Analytical Consulting Group, Inc.
1746F Victoria Avenue #366, Ventura, CA 93003 • (805) 642-8180

ACG COPY White | FIRE DEPARTMENT COPY Canary | CONTRACTOR COPY Pink | TRANSPORTER COPY Goldenrod

Appendix D:

Tank Destruction Certificate

E.L.S. Inc.
Demolition Contractor & Scrap Metal
License # 75[illegible]56

Certificate of Destruction

E.L.S. INC. hire by certifies receipt of the following on November 9, 2009

Tank: 1- 1,000 gallon s/w steel tank

Point of Origin: GRAND PLAZA, LLC
6734 S. Sepulveda Blvd.
Los Angeles, Ca 91405

Rinsate Manifest: 004202702JJk

The above tank has been destroyed and recycled for scrap purposes only.

E.L.S. Inc.

Louie Rodriguez, President

TRUCKING
Roll-Off, End Dump, Low Side, High Side & Flatbeds
PO Box 5312 • Huntington Park, California 90255 • e-mail: alldemo@aol.com
Telephone (213) 494-3238

Appendix E:

LAFD UST Abandonment Report

LOS ANGELES FIRE DEPARTMENT
BUREAU OF FIRE PREVENTION
UNDERGROUND TANK ENFORCEMENT UNIT

200 NORTH MAIN STREET, SUITE 1700
LOS ANGELES, CALIFORNIA 90012

UST ABANDONMENT REPORT

FACILITY ADDRESS: 6734 SEPULVEDA BL
PERMIT NO. SR-00 26900 DATE 11-10-2009

The soils report should follow the Los Angeles Fire Department's General Report submittal guidelines. To assist you the guidelines are available at http://www.lafd.org/prevention/pdfforms/report_guidelines . The following documentation should be included as part of your report.

A. Include a copy of the Los Angeles City Fire Department Division 5-Permit
B. Provide a Marine Chemist Certificate
C. Provide a copy of the Hazardous Waste Manifest for Disposal of Tank's Rinsate
D. Provide a Certificate of Tank Disposal/Destruction and associated piping
E. Provide soil manifest for soil removed from the site
F. Provide a scaled plot plan, clearly illustrating the location and depth of all the samples collected
G. All analytical results should be presented in milligram per kilogram (mg/kg)
H. The names in the chain of custody must be legible

ANALYTICAL REQUIREMENTS

Group A Gasoline Analyte	Group B Diesel Analyte	Analytical Method	Required MDL's (ug/kg)	LAFD Minimum Action Levels mg/kg
TPHg**		Cal-LUFT GC/FID or GC/MS (8015 M)	100-200	100
	TPHd**	Cal-LUFT GC/FID (8015 M)	1000	100
BTEX	BTEX	EPA Method 8260B (8021B)	1	Benzene –1, TEX-50
MTBE	MTBE	EPA Method 8260B	2	ANY > 2 (ug/kg)
DIPE	DIPE	EPA Method 8260B	2	1
ETBE	ETBE	EPA Method 8260B	2	1
TAME	TAME	EPA Method 8260B	2	1
TBA	TBA	EPA Method 8260B	20	20
Group C	Methanol*	Cal-LUFT GC/FID	1000	100
Group D	Ethanol*	Cal-LUFT GC/FID (EPA 8260B)	500	100
Group E	Waste Oil Tank Test for (TPHg), (TPHd) and heavy ends, using Cal-Luft GC/FID or GC/MS and BTEX and Oxygenates, and full suite of VOCs, using EPA Method 8260B			

*If tanks historically or currently contain Methanol or Ethanol, test the samples for these compounds. **Provide a full suite of VOCs. The soil samples should be prepared using EPA Method 5035 for all VOC's and TPHg

LOCATION	ANALYTE***	SAMPLES	LOCATION	ANALYTE***	SAMPLES
Tank 1			Dispenser (TPHg)		
Tank 2			Dispenser (TPHd)		
Tank 3			Piping		
Tank 4			Water samples		
Tank 5			Stockpiles		
Tank 6			Other		
Total number of samples			Total number of samples		

***Select from Group A through E

A complete soils report is due in 30-days. If soil analysis results exceed the non-detection levels include an Unauthorized Release Report (URR) with your soils report. Please include a copy of this page with your report

Inspector: BRIAN HOLTFRETER
Phone No.: 213 978 3709 Fax No.: 213-978-3616
eluna.wdoc.table1

Appendix F:

Laboratory Reports

Alpha Scientific Corporation
Environmental Laboratories

11-10-2009

Mr. Brad Mullner
Partner Engineering & Science
1990 Grand Ave, Suite 100
El Segundo, CA 90245

Project: 63669.4
Project Site: 6734 N. Sepulveda Blvd., Van Nuys, CA 91411
Sample Date: 11-10-2009
Lab Job No.: PA911037

Dear Mr. Mullner:

Enclosed please find the analytical report for the sample(s) received by Alpha Scientific Corporation on 11-10-2009 and analyzed by the following EPA methods:

EPA 8015M (Total Petroleum Hydrocarbons)
EPA 8260B (BTEX & Oxygenates by GC/MS)

The sample(s) arrived in good conditions and with a chain of custody record attached.

All analyses have met the QA/QC criteria of this laboratory.

The sample(s) arrived in good conditions (i.e., chilled, intact) and with a chain of custody record attached.

Alpha Scientific Corporation is a CA DHS certified laboratory (Certificate Number 2633). Thank you for giving us the opportunity to serve you. Please feel free to call me at (562) 809-8880 if our laboratory can be of further service to you.

Sincerely,

Roger Wang, Ph. D.
Laboratory Director

Enclosures

This cover letter is an integral part of this analytical report.

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Project Site:	6734 N. Sepulveda Blvd., Van Nuys, CA 91411	Date Sampled:	11-10-2009
Matrix:	Soil	Date Received:	11-10-2009
Prep. Method for TPH-g: EPA 5035		Date Prepared:	11-10-2009
Batch No. for TPH-g:	CMK10-GS1	Date Analyzed:	11-10-2009
Batch No for TPH-d:	BK10-DS1	Date Analyzed:	11-10-2009
		Date Reported:	11-10-2009

EPA 8015M (Total Petroleum Hydrocarbons)
Reporting Units: mg/kg (ppm)

Sample ID	Lab ID	Gasoline Range (C4-C12)*	Diesel Range (C13-C23)	Oil Range (C24-C40)
MDL		0.2	1	20
PQL		0.5	5	40
Method Blank		<0.2	<1	<20
PES-B1	PA911037-1	<0.2	<1	<20
PES-B2	PA911037-2	<0.2	<1	<20

* Gasoline Range TPH result is obtained from purge and trap analysis using LUFT GC/MS Method;
MDL: Method Detection Limit;
PQL: Practical Quantitation Limit;
ND: Not Detected (at the specified limit);
J: Trace concentration, result between MDL and PQL.

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Project Site:	6734 N. Sepulveda Blvd., Van Nuys, CA 91411	Date Sampled:	11-10-2009
Matrix:	Soil	Date Received:	11-10-2009
Prep. Method :	EPA 5035	Date Prepared:	11-10-2009
Batch No.:	1110-VOCS1	Date Analyzed:	11-10-2009
		Date Reported:	11-10-2009

EPA 8260B (BTEX & Oxygenates by GC/MS)
Reporting Units: mg/kg (ppm)

Lab ID	Method Blank	PA911037-1	PA911037-2				MDL	PQL
Sample ID		PES-B1	PES-B2					
DF	1	1	1					
Benzene	<0.001	<0.001	<0.001				0.001	0.002
Toluene	<0.001	<0.001	<0.001				0.001	0.002
Ethylbenzene	<0.001	<0.001	<0.001				0.001	0.002
Total Xylenes	<0.002	<0.002	<0.002				0.002	0.004
MTBE	<0.002	<0.002	<0 002				0.002	0.005
ETBE	<0.002	<0.002	<0.002				0.002	0.005
DIPE	<0.002	<0.002	<0.002				0.002	0.005
TAME	<0.002	<0.002	<0.002				0.002	0.005
TBA	<0.020	<0.020	<0.020				0.020	0.050

MDL=Method Detection Limit; PQL=Practical Quantitation Limit;
DF=Dilution Factor; ND=Not Detected (below DF × MDL).
* Obtained from a higher dilution analysis;
J=Result is between DF × MDL and DF × PQL.

11-10-2009

TPH-Gasoline
Batch QA/QC Report

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Matrix:	Soil	Lab Sample ID:	PA911037-1
Batch No:	CMK10-GS1	Date Analyzed:	11-10-2009

I. MS/MSD Report
Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-g	ND	1,000	858	817	85.8	81.7	4.9	30	70-130

II. LCS Result
Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-g	918	1,000	91.8	80-120

ND: Not Detected.

11-10-2009

EPA 8015M (TPH)
Batch QA/QC RePort

Client: Partner Engineering & Science
Project: 63669.4
Matrix: Soil
Batch No. for TPH-d: BK10-DS1

Lab Job No.: PA911037
Lab Sample ID: PA911037-1
Date Analyzed: 11-10-2009

I. MS/MSD Report
Unit: ppm

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-d	ND	200	188	176	94.0	88.0	6.6	30	70-130

II. LCS Result
Unit: ppm

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-d	182	200	91.0	80-120

ND: Not Detected (at the specified limit).

EPA 8260B
Batch QA/QC Report

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Matrix:	Soil	Lab Sample ID:	PA911037-1
Batch No:	1110-VOCS1	Date Analyzed:	11-10-2009

I. MS/MSD Report
Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
1,1-Dichloroethene	ND	20	17.4	20.8	87.0	104.0	17.8	30	70-130
Benzene	ND	20	19.2	23.4	96.0	117.0	19.7	30	70-130
Trichloro-ethene	ND	20	17.3	21.0	86.5	105.0	19.3	30	70-130
Toluene	ND	20	17.9	21.3	89.5	106.5	17.3	30	70-130
Chlorobenzene	ND	20	18.6	22.7	93.0	113.5	19.9	30	70-130

II. LCS Result
Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
1,1-Dichloroethene	17.5	20.0	87.5	80-120
Benzene	20.1	20.0	100.5	80-120
Trichloro-ethene	17.9	20.0	89.5	80-120
Toluene	18.6	20.0	93.0	80-120
Chlorobenzene	19.3	20.0	96.5	80-120

ND: Not Detected (at the specified limit)

ALPHA SCIENTIFIC CORPORATION

16760 Gridley Road
Cerritos, CA 90703
Tel (562) 809-8880
Fax (562) 809-8801

CHAIN OF CUSTODY RECORD

Lab Job Number PA911037

Client: Partner Engineering & Science, Inc.

Address: 1990 East Grand Avenue, Suite 100, El Segundo, California 90245

Report Attention	Phone	Fax	Sampled by
B. Mullner	310-615-4500	310-615-4544	B. Mullner

Project Name/No	Project Site
1036169.4	6734 N. Sepulveda Blvd Van Nuys, CA 91411

TAT Requested: (A) Rush (8) 12 24 hrs ☐ 2-3 days ☐ Normal

Sample Condition: (C) Chilled (A) Intact ☐ Sample Seals

Client Sample ID	Lab Sample ID	Sample Collect Date	Sample Collect Time	Matrix Type	Sample Preserv	No.,type* & size of container	8015M (Gasoline)	8015M (Diesel)	8260B (BTEX, Oxygenates)	8260B (VOCs)	8270C (SVOCs)	CAM Metals (6010B/7471A)	8015M (Chain)	314 (Perchlorate)	8260B (TCE)	Remark
PES-B1	PA911037-1	11/10/09	12:49	Soil	Na2S2O3	1 Jar 2 VOAs	X		X				X			8 hr TAT
PES-B2	-2	11/10/09	12:55	Soil	Na2S2O3	1 Jar 2 VOAs	X		X				X			

Relinquished by	Company	Date	Time	Received by	Company	Date	Time
[signature]	Partner ES	11/10/09	2:10	Meiling L.	ASC	11/10/09	2:10pm
Relinquished by	Company	Date	Time	Received by	Company	Date	Time

Container types: A=Air Bag, G=Glass bottle, M=metal Tube, P=Plastic bottle, V=VOA vial

Los Angeles City Fire Department
Application for Division 5 Permit - Atmospheric Underground Tank

FIRE DEPT USE ONLY

DATA MANAGEMENT UNIT	LAFD UNIFIED PROGRAM FACILITY ID:	PERMIT NO.:	DATE GRANTED:	WORK MUST BEGIN BY:	EXPIRATION DATE:
☐ Tanks are registered & Fees paid to date ☐ Fee exempt Signature	FA0037505	SR0026900	11/3/2009	5/3/2010	11/3/2010
	ENFORCEMENT INSPECTOR: BRIAN HOLTFRETER (213) 978-3709		FIRE STATION #: 039	PERMIT TYPE: UST TANK ABANDON BY REMOVAL	

LOCATION INFORMATION

DOING BUSINESS AS (DBA): GRAND PLAZA, LLC		EPA ID NO: (not required for installation or monitoring)
ADDRESS: 6734 SEPULVEDA BLVD		PHONE NO: (323) 852-9001
CITY: VAN NUYS	STATE: CA	ZIP: 91411

PROPERTY OWNER

NAME: GRAND PLAZA, LLC		PHONE NO: (323) 852-9001
ADDRESS: 6500 WILSHIRE BLVD, #1650		
CITY: LOS ANGELES	STATE: CA	ZIP: 90048
PRINT NAME: Allen Mesrobi	SIGNATURE: for AM	

LESSEE/FACILITY OWNER

NAME: GRAND PLAZA, LLC		PHONE NO: (323) 852-9001
ADDRESS: 6500 WILSHIRE BLVD, #1650		
CITY: VAN NUYS	STATE: CA	ZIP: 91411
PRINT NAME: Allen Mesrobi	SIGNATURE: for AM	

CONTRACTOR INFORMATION

NAME: PARTNER ENGINEERING & SCIENCE INC		PHONE NO: (310) 615-4500
ADDRESS: 1990 E GRAND AVE		
CITY: EL SEGUNDO	STATE: CA	ZIP: 90245

CITY BUSINESS NUMBER:	STATE CONTRACTOR #:	EXP. DATE:	WORK COMP NUMBER -	EXP. DATE:
2468037-0001-9	911648	3/31/2010	003226083	9/27/2010

PRINT NAME:	SIGNATURE:	TITLE:
SOTHEARY MEN		Project Staff

	ITEM	PE	QTY
	UST Installation	5100	
	UST Abandonment-In-Place	5200	
[X]	UST Abandonment by Removal	5201	1
	UST Add to/Alter: Monitor/Piping/Disp.	5300	
	UST Tank Entry / Lining / Repair	5301	
	Site Assessment	5400	
	Emergency Plan Check/Site Assessment	5401	

NOTES:
INV# - IN0158344
11-10-09 12:00 PM
REMOVAL OF (1) 750 GALLON GASOLINE TANK.
1 1/2 hr WORK
30 MIN TRAVEL
APPROVED
LOS ANGELES FIRE DEPARTMENT
BUREAU OF FIRE PREVENTION
BY:

INSPECTOR NAME: PRENTICE REITZELL INSPECTOR SIGNATURE:

PARTNER
Engineering and Science, Inc.

Brian

November 12, 2009

Los Angeles Fire Department
Bureau of Fire Prevention
Attn: Inspector Brian Holtfreter
200 North Main Street, Suite 1700
Los Angeles, California 90012
Phone: (213) 978-3709
Fax: (213) 978-3616

Re: UST Removal at 6734 Sepulveda Boulevard, Van Nuys, CA 91411

Inspector Holtfreter:

Attached are the laboratory results for the two soil samples collected on November 10, 2009. Laboratory results indicate non-detectable concentrations of all analytes. We will be sending over the full UST Removal Report for your review within two weeks. Please let me know if you have any questions.

Sincerely,

Terri Men
Environmental Scientist

Alpha Scientific Corporation
Environmental Laboratories

11-10-2009

Mr. Brad Mullner
Partner Engineering & Science
1990 Grand Ave, Suite 100
El Segundo, CA 90245

Project: 63669.4
Project Site: 6734 N. Sepulveda Blvd., Van Nuys, CA 91411
Sample Date: 11-10-2009
Lab Job No.: PA911037

Dear Mr. Mullner:

Enclosed please find the analytical report for the sample(s) received by Alpha Scientific Corporation on 11-10-2009 and analyzed by the following EPA methods:

EPA 8015M (Total Petroleum Hydrocarbons)
EPA 8260B (BTEX & Oxygenates by GC/MS)

The sample(s) arrived in good conditions and with a chain of custody record attached.

All analyses have met the QA/QC criteria of this laboratory.

The sample(s) arrived in good conditions (i.e., chilled, intact) and with a chain of custody record attached.

Alpha Scientific Corporation is a CA DHS certified laboratory (Certificate Number 2633). Thank you for giving us the opportunity to serve you. Please feel free to call me at (562) 809-8880 if our laboratory can be of further service to you.

Sincerely,

Roger Wang, Ph. D.
Laboratory Director

Enclosures

This cover letter is an integral part of this analytical report.

Alpha Scientific Corporation
Environmental Laboratories

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Project Site:	6734 N. Sepulveda Blvd., Van Nuys, CA 91411	Date Sampled:	11-10-2009
Matrix:	Soil	Date Received:	11-10-2009
Prep. Method for TPH-g:	EPA 5035	Date Prepared:	11-10-2009
Batch No. for TPH-g:	CMK10-GS1	Date Analyzed:	11-10-2009
Batch No for TPH-d:	BK10-DS1	Date Analyzed:	11-10-2009
		Date Reported:	11-10-2009

EPA 8015M (Total Petroleum Hydrocarbons)
Reporting Units: mg/kg (ppm)

	Sample ID	Lab ID	Gasoline Range (C4-C12)*	Diesel Range (C13-C23)	Oil Range (C24-C40)
MDL			0.2	1	20
PQL			0.5	5	40
Method Blank			<0.2	<1	<20
PES-B1		PA911037-1	<0.2	<1	<20
PES-B2		PA911037-2	<0.2	<1	<20

* Gasoline Range TPH result is obtained from purge and trap analysis using LUFT GC/MS Method;
MDL: Method Detection Limit;
PQL: Practical Quantitation Limit;
ND: Not Detected (at the specified limit);
J: Trace concentration, result between MDL and PQL.

Alpha Scientific Corporation
Environmental Laboratories

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project	63669.4		
Project Site:	6734 N. Sepulveda Blvd., Van Nuys, CA 91411	Date Sampled:	11-10-2009
Matrix:	Soil	Date Received:	11-10-2009
Prep. Method :	EPA 5035	Date Prepared:	11-10-2009
Batch No.:	1110-VOCS1	Date Analyzed:	11-10-2009
		Date Reported:	11-10-2009

EPA 8260B (BTEX & Oxygenates by GC/MS)
Reporting Units: mg/kg (ppm)

Lab ID	Method Blank	PA911037-1	PA911037-2				MDL	PQL
Sample ID		PES-B1	PES-B2					
DF	1	1	1					
Benzene	<0.001	<0.001	<0.001				0.001	0.002
Toluene	<0.001	<0.001	<0.001				0.001	0.002
Ethylbenzene	<0.001	<0.001	<0.001				0.001	0.002
Total Xylenes	<0.002	<0.002	<0.002				0.002	0.004
MTBE	<0.002	<0.002	<0.002				0.002	0.005
ETBE	<0.002	<0.002	<0.002				0.002	0.005
DIPE	<0.002	<0.002	<0.002				0.002	0.005
TAME	<0.002	<0.002	<0.002				0.002	0.005
TBA	<0.020	<0.020	<0.020				0.020	0.050

MDL=Method Detection Limit; PQL=Practical Quantitation Limit;
DF=Dilution Factor; ND=Not Detected (below DF × MDL).
* Obtained from a higher dilution analysis;
J=Result is between DF × MDL and DF × PQL.

Alpha Scientific Corporation
Environmental Laboratories

11-10-2009

TPH-Gasoline
Batch QA/QC Report

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Matrix:	Soil	Lab Sample ID:	PA911037-1
Batch No:	CMK10-GS1	Date Analyzed:	11-10-2009

I. MS/MSD Report
Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-g	ND	1,000	858	817	85.8	81.7	4.9	30	70-130

II. LCS Result
Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-g	918	1,000	91.8	80-120

ND: Not Detected.

Alpha Scientific Corporation
Environmental Laboratories

11-10-2009

EPA 8015M (TPH)
Batch QA/QC RePort

Client: Partner Engineering & Science
Project: 63669.4
Matrix: Soil
Batch No. for TPH-d: BK10-DS1

Lab Job No.: PA911037
Lab Sample ID: PA911037-1
Date Analyzed: 11-10-2009

I. MS/MSD Report
Unit: ppm

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
TPH-d	ND	200	188	176	94.0	88.0	6.6	30	70-130

II. LCS Result
Unit: ppm

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
TPH-d	182	200	91.0	80-120

ND: Not Detected (at the specified limit).

Alpha Scientific Corporation
Environmental Laboratories

EPA 8260B
Batch QA/QC Report

Client:	Partner Engineering & Science	Lab Job No.:	PA911037
Project:	63669.4		
Matrix:	Soil	Lab Sample ID:	PA911037-1
Batch No:	1110-VOCS1	Date Analyzed:	11-10-2009

I. MS/MSD Report
Unit: ppb

Analyte	Sample Conc.	Spike Conc.	MS	MSD	MS %Rec.	MSD %Rec.	% RPD	%RPD Accept. Limit	%Rec Accept. Limit
1,1-Dichloroethene	ND	20	17.4	20.8	87.0	104.0	17.8	30	70-130
Benzene	ND	20	19.2	23.4	96.0	117.0	19.7	30	70-130
Trichloro-ethene	ND	20	17.3	21.0	86.5	105.0	19.3	30	70-130
Toluene	ND	20	17.9	21.3	89.5	106.5	17.3	30	70-130
Chlorobenzene	ND	20	18.6	22.7	93.0	113.5	19.9	30	70-130

II. LCS Result
Unit: ppb

Analyte	LCS Value	True Value	Rec.%	Accept. Limit
1,1-Dichloroethene	17.5	20.0	87.5	80-120
Benzene	20.1	20.0	100.5	80-120
Trichloro-ethene	17.9	20.0	89.5	80-120
Toluene	18.6	20.0	93.0	80-120
Chlorobenzene	19.3	20.0	96.5	80-120

ND: Not Detected (at the specified limit)

ALPHA SCIENTIFIC CORPORATION

16760 Gridley Road
Cerritos, CA 90703
Tel (562) 809-8880
Fax (562) 809-8801

CHAIN OF CUSTODY RECORD

Lab Job Number PA911037

Client: Partner Engineering & Science, Inc.

Address: 1990 East Grand Avenue, Suite 100, El Segundo, California 90245

Report Attention	Phone	Fax	Sampled by
B Mullner	310-615-4500	310-615-4544	B. Mullner

Project Name/No	Project Site
103669.4	6734 N. Sepulveda Blvd Van Nuys, CA 91411

Client Sample ID	Lab Sample ID	Sample Collect Date	Sample Collect Time	Matrix Type	Sample Preserv	No.,type* & size of container	8015M (Gasoline)	8015M (Diesel)	8260B (BTEX, Oxygenates)	8260B (VOCs)	8270C (SVOCs)	CAM Metals (6010B/7471A)	8015M (Chain)	314 (Perchlorate)	8260B (TCE)
PES-B1	PA911037-1	11/10/09	12:45	Soil	Unpres	2 Jars			X				X		
PES-B2	-2	11/10/09	12:55	Soil	Unpres	2 Jars			X				X		

Analyses Requested

T.A.T Requested: Rush (8) 12 24 hrs; 2-3 days; Normal

Sample Condition: Chilled; Intact; Sample Seals

Remark

Relinquished by	Company	Date	Time	Received by	Company	Date	Time
	Partner ES	11/10/09	2:10	Meiling Li	ASC	11/10/09	2:10pm
Relinquished by	Company	Date	Time	Received by	Company	Date	Time

Container types: A=Air Bag; G=Glass bottle; M=metal Tube; P=Plastic bottle; V=VOA vial

11/12/2009 13:13 FAX 3106154544 008/008

LOG SHEET

SOIL REPORT TRACKING

INSP: *Hand out soil report notice AND check sheet for soil report*

GET GEOLOGIST'S SIGNATURE, INFO, & BUS. CARD

Fill out this form and give to Sr. CT

Sr CT: *Input data in Excel spread sheet*
Determine due date.
Place into tickler file.

INSPECTOR: BRIAN HOLTREGER

SITE ADDRESS: 6734 SEPULVEDA BL

FACILITY ID NO: _____

DIV 5 PERMIT NO: SR 0026900

DATE SOIL SAMPLES TAKEN: 11·10·2009

NAME OF ON-SITE GEOLOGIST: Brad Mullin Brad Mullner

SIGNATURE OF GEOLOGIST: Brad Mullin

COMPANY NAME (GEOLOGIST): Partner ESI

CO. ADDRESS/ZIP: 1990 E. Grand ave El Segundo 90245

PHONE NO. (GEOLOGIST) 310 615 4500

(SCT) SOILS RPT DUE DATE (+30 CALENDAR DAYS): 12-24hrs

File in tickler file
2-07

Brian
11-10-09
12: PM

LOS ANGELES FIRE DEPARTMENT
UNDERGROUND STORAGE TANK SERVICES

INSPECTION REQUEST FOR EVR OR ISD

FAX THIS REQUEST TO 213-978-3616
For Additional Information call 213-978-3700

Please complete the following information so a Division 5 (Service Request) Inspection can be scheduled. (*Please Print*)

NAME OF REQUESTOR: Sotheary Men

COMPANY: Partner Engineering & Science, Inc.

PHONE: 310-615-4530 **FAX:** 310-615-4814 **ADDITIONAL PHONE:** 909-467-3059 (cell)

S.V

PLEASE ANSWER THE FOLLOWING QUESTIONS:

1. **Facility address:** 6734 N. Sepulveda Blvd., Los Angeles
2. **EVR** ☐ **"EVR with ISD" Inspection** ☐ UST Removal ☑
3. **DIV 5 Permit Number (Service Request Number):**
   SR0021900
4. **Date requested:** 11/9/09 **(Requested Date is not guaranteed)**

FOR INTERNAL USE ONLY

Date Received: _____ Date Scheduled: _____

ENV Inspector: _____ Projected Inspection Time: _____

Customer was called to verify request received ☐

LOS ANGELES FIRE DEPARTMENT

DIVISION 5 PERMIT STATEMENT

FIRE PREVENTION BUREAU TECHNICAL SECTION
200 NORTH MAIN STREET, ROOM 1780
LOS ANGELES, CA 90012
(213) 978-3680

INVOICE

Invoice Date: 11/3/2009
Permit No/RFI: SR0026900
Invoice No: IN0158344
Owner Name: GRAND PLAZA, LLC
Owner Address: 6500 WILSHIRE BLVD, #1650
LOS ANGELES, CA, 91411
Owner Phone No: 3238529001

GRAND PLAZA, LLC
6500 WILSHIRE BLVD #1650
LOS ANGELES, CA 90045

CONTRACTOR (Company Name/Self):
PARTNER ENGINEERING & SCIENCE INC

Site Address: 6734 SEPULVEDA BLVD
VAN NUYS, CA CA

	DATE	PE	DESCRIPTION	AMOUNT
PAYMENTS				
	11/3/2009	9917	PRE-PAYMENT (D5)	($1,710 00)
	11/3/2009	9917	PRE-PAYMENT (D5)	($6 00)
			PAYMENTS SUBTOTAL:	**($1,716.00)**
			CHARGES:	**$0.00**
			PENALTIES:	**$0.00**
			PAYMENTS:	**($1,716.00)**
			ADJUSTMENTS:	**$0.00**
			INVOICE TOTAL DUE:	**($1,716.00)**

For Division 5 Permits
Plan Check and Inspection services are calculated on a fee for service basis
Each type of transaction has been assigned a charge based on the estimated time required for the service.
If Plan Check/Inspection services exceeded the assigned hours, additional charges will accrue in 1 hour increments. These additional charges will be billed to the Responsible Party.

For Payments:
221 North Figueroa Street, Suite 1500
Los Angeles, CA , 90012
Phone (213) 482-7115
Fax (213) 482-6529

Last Payment: Fund 100 Dept #38 RevS. 3897
Check No. 483
Check Date. 11/3/2009
Amount Paid: $6 00
Signature:

BOARD OF FIRE COMMISSIONERS

GENETHIA HUDLEY-HAYES
PRESIDENT

CASIMIRO U. TOLENTINO
VICE PRESIDENT

DIANA M BONTÁ
ANDREW FRIEDMAN
JILL FURILLO

BLANCA GOMEZ-REVELLES
EXECUTIVE ASSISTANT II

CITY OF LOS ANGELES
CALIFORNIA

ANTONIO R. VILLARAIGOSA
MAYOR

FIRE DEPARTMENT

MILLAGE PEAKS
FIRE CHIEF

200 NORTH MAIN STREET
LOS ANGELES, CA 90012

(213) 978-3800
FAX. (213) 978-3815

http://www.lafd.org

Important Policy Notice - Soils Report Requirement

January 3, 2007

Dear Facility Owner/Responsible Party/Consultant:

You were issued a Division 5 Permit for future work regarding underground storage tanks (USTs) at your site. **This permit *may require* soil sampling and submission of a soils report.** Your field inspector will determine if soil samples and a soil report are required and will explain the requirements to you. **It is the policy of the Los Angeles Fire Department that all soil reports must be submitted within 30 calendar days of the date soil samples are taken.**

When a soil report is required, please mail the report to:

Los Angeles Fire Department
Underground Storage Tank- Enforcement Unit
200 North Main Street, Suite No. 1700
Los Angeles, CA 90012

If the soils report is not received within 30 days of the date soil samples are taken, you will be in violation of State regulations and Department policy. The City Attorney or District Attorney (for City agencies) will review violations for potential civil or criminal prosecution. State of California codes specify that liability may be enforced "for civil penalties of not less than $500 or more than $5,000 for each UST for each day of violation" [Health and Safety Code Sec. 25299(a), 3 & 6 and Section 25299(b), 4, & 5].

Please schedule a Fire Inspector to witness the soils sampling related to the permit for underground storage tank actions at your facility. If you have any questions regarding this matter, feel free to contact the Underground Storage Tanks/Enforcement Unit at (213) 978-3710. You can also access Internet information by logging onto: www.lafd.org/prevention/underground/tank_abandonment.html.

Thank you for your cooperation and timely submission of your required soils report.

Very truly yours,

Jimmy H. Hill
Fire Marshal

Revised March 11, 2008

GROUP, INC.
Real Estate Group

6500 WILSHIRE BOULEVARD • SUITE 1650 • LOS ANGELES CALIFORNIA 90048
TEL • (323) 852-9001 • FAX (323) 852-9003

October 21, 2009

Melissa Dahl
National Client Manager
PARTNER ENGINEERING AND SCIENCE, INC.
1990 Grand Avenue, Suite 100
El Segundo, California 90245

Re: Grand Plaza, LLC
Sepulveda & Vanowen Shopping Center (Van Nuys, California)

Dear Ms. Dahl:

The ownership of the above-referenced property, Grand Plaza, LLC, hereby authorizes Partner Engineering and Science, Inc. to conduct a UST Removal at the subject site.

Should you have any questions regarding the foregoing, please do not hesitate to contact me at (323) 852-9001.

Very truly yours,
RE Group, Inc.

Allen Mescobi

cc: Grand Plaza, LLC

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:
GRAND PLAZA, LLC
10648 ASHTON AVENUE
LOS ANGELES. CA 90024

MAIL TAX STATEMENTS TO

SAME AS ABOVE

SPACE ABOVE FOR RECORDER'S USE

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S):
DOCUMENTARY TRANSFER TAX IS $ NOT OF PUBLIC RECORD
( ) COMPUTED ON FULL VALUE OF PROPERTY CONVEYED. OR
( ) COMPUTED ON FULL VALUE LESS VALUE OF LIENS AND ENCUMBRANCES REMAINING AT TIME OF SALE
( ) UNINCORPORATED AREA (X) CITY OF LOS ANGELES, AND

FOR A VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

SEP./VAN. COMPANY, A GENERAL PARTNERSHIP

HEREBY GRANT(S) TO

GRAND PLAZA, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY

THE FOLLOWING DESCRIBED REAL PROPERTY IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA:

LOT 1 OF TRACT NO. 22754, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 745 PAGES 7 AND 8 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

APN: 2235-004-009

DATE: APRIL 2, 2004

PLEASE SEE PAGE TWO FOR GRANTOR'S SIGNATURE.

GRANT DEED – PAGE TWO

GRANTOR'S SIGNATURE.

SEP./VAN. COMPANY, A GENERAL PARTNERSHIP

BY: Stanley Abrams
NAME: STANLEY ABRAMS
TITLE: PARTNER

STATE OF CALIFORNIA)
) SS
COUNTY OF Los Angeles)

ON April 5, 2004 BEFORE ME, Mary E. Dahlson
A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED,
Stanley Abrams
PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

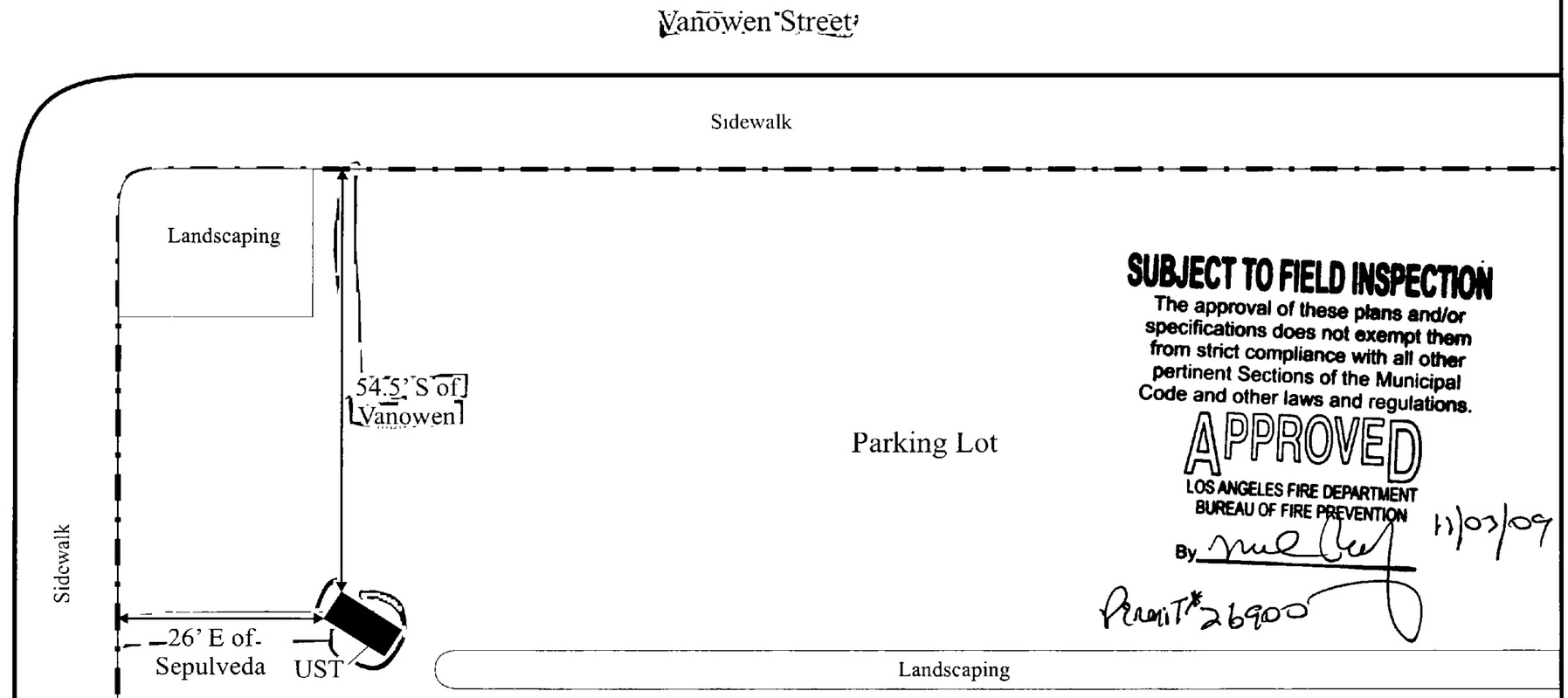
WITNESS MY HAND AND OFFICIAL SEAL.

Mary E. Dahlson
Mary E. Dahlson
(PLEASE PRINT NOTARY NAME)

MARY E. DAHLSON
Commission # 1345712
Notary Public - California
Los Angeles County
My Comm. Expires Mar 15, 2006

(ABOVE SPACE FOR NOTARY SEAL)

Notes:
-Scale is approximate
-UST = underground storage tank
-Scope of Work includes Removal of one (1) 750-gallon gasoline UST



SUBJECT TO FIELD INSPECTION
The approval of these plans and/or specifications does not exempt them from strict compliance with all other pertinent Sections of the Municipal Code and other laws and regulations.

APPROVED
LOS ANGELES FIRE DEPARTMENT
BUREAU OF FIRE PREVENTION
By _____ 11/03/09
Permit# 26900

UST Location

Figure	Scale	Date
1	1" = 17'	October 2009

6734 Sepulveda Boulevard
Van Nuys, California 91411

Legend

Subject Site

N

PARTNER
Engineering and Science, Inc.
1990 East Grand Avenue, Suite 100
El Segundo, California 90245

Project Number: 09-63669.2

GEOTECHNICAL INVESTIGATION

PROPOSED MULTI FAMILY RESIDENTIAL DEVELOPMENT
6728 N. SEPULVEDA BOULEVARD
6715 N. COLUMBUS AVENUE
LOS ANGELES, CALIFORNIA

TRACT: TR 24408 LOT: 1

GEOCON
WEST, INC.

GEOTECHNICAL
ENVIRONMENTAL
MATERIALS

PREPARED FOR

UNIVERSAL STANDARD HOUSING, LLC
LOS ANGELES, CALIFORNIA

PROJECT NO. W1207-06-01

REVISED SEPTEMBER 11, 2020

Project No. W1207-06-01
Revised September 11, 2020

Universal Standard Housing, LLC
350 S. Grand Avenue, Suite 3050
Los Angeles, California 90071

Attention: Mr. Drew Orenstein

Subject: GEOTECHNICAL INVESTIGATION
PROPOSED MULTI FAMILY RESIDENTIAL DEVELOPMENT
6728 N. SEPULVEDA BOULEVARD & 6715 N. COLUMBUS AVENUE
LOS ANGELES, CALIFORNIA
TRACT: TR 24408, LOT: 1

Dear Mr. Orenstein:

In accordance with your authorization of our proposal dated May 28, 2020, we have performed a geotechnical investigation for the proposed multi-family residential development located at 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California. The accompanying report presents the findings of our study, and our conclusions and recommendations pertaining to the geotechnical aspects of proposed design and construction. Based on the results of our investigation, it is our opinion that the project can be developed as proposed, provided the recommendations of this report are followed and implemented during design and construction.

If you have any questions regarding this report, or if we may be of further service, please contact the undersigned.

Very truly yours,

GEOCON WEST, INC.

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GEOTECHNICAL INVESTIGATION

1. PURPOSE AND SCOPE

This report presents the results of a geotechnical investigation for the proposed multi-family residential development located at 6728 N. Sepulveda Boulevard & 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California (see Vicinity Map, Figure 1). The purpose of the investigation was to evaluate subsurface soil and geologic conditions underlying the site and, based on conditions encountered, to provide conclusions and recommendations pertaining to the geotechnical aspects of design and construction.

The scope of this investigation included a site reconnaissance, field exploration, laboratory testing, engineering analysis, and the preparation of this report. The site was explored on July 23, 2020 by excavating three 8-inch diameter borings to depths between 40½ and 65½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. The locations of the exploratory borings are depicted on the Site Plan (see Figure 2). A detailed discussion of the field investigation, including boring logs, is presented in Appendix A.

Laboratory tests were performed on selected soil samples obtained during the investigation to determine pertinent physical and chemical soil properties. Appendix B presents a summary of the laboratory test results.

The recommendations presented herein are based on analysis of the data obtained during the investigation and our experience with similar soil and geologic conditions. References reviewed to prepare this report are provided in the *List of References* section.

If project details vary significantly from those described herein, Geocon should be contacted to determine the necessity for review and possible revision of this report.

2. SITE AND PROJECT DESCRIPTION

The subject site is located at 6728 N. Sepulveda Boulevard and 6715 N. Columbus Avenue in the Van Nuys area of the City of Los Angeles, California. The site is currently occupied by an existing multi-family structure, a recreation area, and asphalt paved parking areas. The site is bounded by an alley way to the north, N. Sepulveda Boulevard to the west, N. Columbus Avenue to the east, and a single-story structure to the south. The site slopes very gently to the north. Surface water drainage at the site appears to be by sheet flow along the existing ground contours to the city streets. Vegetation on the property consists of grasses and tress scattered through the greenspace.

Based on the information provided by the Client, it is our understanding that the proposed project will consist of constructing a five-story multi-family residential structure over one level of podium parking (see Site Plan, Figure 2). The development will be constructed at or near present site grade.

Based on the preliminary nature of the design at this time, wall and column loads were not available. It is anticipated that column loads for the proposed structure will be up to 700 kips, and wall loads will be up to 8 kips per linear foot.

Once the design phase and foundation loading configuration proceeds to a more finalized plan, the recommendations within this report should be reviewed and revised, if necessary. Any changes in the design, location or elevation of any structure, as outlined in this report, should be reviewed by this office. Geocon should be contacted to determine the necessity for review and possible revision of this report.

3. GEOLOGIC SETTING

The site is located in the south-central portion of the San Fernando Valley, an alluvial-filled basin approximately 23 miles wide and 12 miles long (Hitchcock & Wills, 2000). The alluvium within the San Fernando Valley is derived from the Santa Monica Mountains to the south, the Santa Susana Mountains to the north, the Simi Hills to the west, the San Gabriel Mountains to the northeast, and the Verdugo Mountains to the east, and locally from the Los Angeles River.

4. SOIL AND GEOLOGIC CONDITIONS

Based on our field investigation and published geologic maps of the area, the site is underlain Quaternary age alluvial deposits consisting of fine-grained clay, silt and sand (Dibblee, 1991; California Geological Survey, 2012). Detailed stratigraphic profiles of the materials encountered at the site are provided on the boring logs in Appendix A.

4.1 Artificial Fill

Artificial fill was encountered in both subsurface explorations to maximum depth of 2 to $5^1/_2$ feet. The artificial consists of light brown to dark brown sandy silt which can be characterized as soft to firm and dry to slightly moist. The fill is likely the result of past grading or construction activities at the site. Deeper fill may exist between excavations and in other portions of the site that were not directly explored.

4.2 Alluvium

Quaternary age alluvium was encountered in our subsurface borings, drilled to a maximum depth of 65½ feet below the existing ground surface. The alluvium generally consists of interbedded light-yellowish brown to dark brown silty sand, silt, and clay of varying amounts which can be characterized as dry to moist and loose to medium dense or soft to stiff.

5. GROUNDWATER

Review of the Seismic Hazard Zone Report for the Van Nuys Quadrangle (California Division of Mines and Geology [CDMG], 1997) indicates the historically highest groundwater level in the area is approximately 40 feet beneath the ground surface. Groundwater information presented in this document is generated from data collected in the early 1900's to the late 1990s. Based on current groundwater basin management practices, it is unlikely that groundwater levels will ever exceed the historic high levels.

Groundwater was not encountered in our borings drilled to a maximum depth of 65½ feet below the existing ground surface. Considering the lack of groundwater in the subsurface borings at the site, and the depth of the proposed construction, it is unlikely that groundwater will be encountered during construction. However, it is not uncommon for groundwater levels to vary seasonally or for groundwater seepage conditions to develop where none previously existed, especially in impermeable fine-grained soils which are heavily irrigated or after seasonal rainfall. In addition, recent requirements for stormwater infiltration could result in shallower seepage conditions in the immediate site vicinity. Proper surface drainage of irrigation and precipitation will be critical for future performance of the project. Recommendations for drainage are provided in the S*urface Drainage* section of this report (see Section 7.19).

6. GEOLOGIC HAZARDS

6.1 Surface Fault Rupture

The numerous faults in Southern California include active, potentially active, and inactive faults. The criteria for these major groups are based on criteria developed by the California Geological Survey (CGS, formerly known as CDMG) for the Alquist-Priolo Earthquake Fault Zone Program (CGS, 2018). By definition, an active fault is one that has had surface displacement within Holocene time (about the last 11,700 years). A potentially active fault has demonstrated surface displacement during Quaternary time (approximately the last 1.6 million years), but has had no known Holocene movement. Faults that have not moved in the last 1.6 million years are considered inactive.

The site is not within a state-designated Alquist-Priolo Earthquake Fault Zone (CGS, 2019a and 2019b; CGS, 2014) nor a city-designated Preliminary Fault Rupture Study Area (City of Los Angeles, 2019) for surface fault rupture hazards. No active or potentially active faults with the potential for surface fault rupture are known to pass directly beneath the site. Therefore, the potential for surface rupture due to faulting occurring beneath the site during the design life of the proposed development is considered low. However, the site is located in the seismically active Southern California region, and could be subjected to moderate to strong ground shaking in the event of an earthquake on one of the many active Southern California faults. The faults in the vicinity of the site are shown in Figure 3, Regional Fault Map.

The closest surface trace of an active fault to the site is the Northridge fault located approximately 3.0 miles to the north. Other nearby active faults are the Verdugo Fault, the Mission Hills segment of the San Fernando fault zone, and the Hollywood Fault located approximately 5.2 miles northeast, 5.8 miles north, and 7.9 miles south-southeast of the site, respectively (Ziony and Jones, 1989). The active San Andreas Fault Zone is located approximately 31 miles northeast of the site.

Several buried thrust faults, commonly referred to as blind thrusts, underlie the Los Angeles Basin and San Fernando Valley at depth. These faults are not exposed at the ground surface and are typically identified at depths greater than 3.0 kilometers. The October 1, 1987, M_w 5.9 Whittier Narrows earthquake and the January 17, 1994, M_w 6.7 Northridge earthquake were a result of movement on the Puente Hills Blind Thrust and the Northridge Thrust, respectively. These thrust faults and others in the Los Angeles area are not exposed at the surface and do not present a potential surface fault rupture hazard at the site; however, these deep thrust faults are considered active features capable of generating future earthquakes that could result in moderate to significant ground shaking at the site.

6.2 Seismicity

As with all of Southern California, the site has experienced historic earthquakes from various regional faults. The seismicity of the region surrounding the site was formulated based on research of an electronic database of earthquake data. The epicenters of recorded earthquakes with magnitudes equal to or greater than 5.0 in the site vicinity are depicted on Figure 4, Regional Seismicity Map. A partial list of moderate to major magnitude earthquakes that have occurred in the Southern California area within the last 100 years is included in the following table.

LIST OF HISTORIC EARTHQUAKES

Earthquake (Oldest to Youngest)	Date of Earthquake	Magnitude	Distance to Epicenter (Miles)	Direction to Epicenter
Near Redlands	July 23, 1923	6.3	70	E
Long Beach	March 10, 1933	6.4	49	SE
Tehachapi	July 21, 1952	7.5	64	NW
San Fernando	February 9, 1971	6.6	15	NNE
Whittier Narrows	October 1, 1987	5.9	23	ESE
Sierra Madre	June 28, 1991	5.8	26	E
Landers	June 28, 1992	7.3	115	E
Big Bear	June 28, 1992	6.4	93	E
Northridge	January 17, 1994	6.7	5	WNW
Hector Mine	October 16, 1999	7.1	128	ENE
Ridgecrest	July 5, 2019	7.1	119	NNE

The site could be subjected to strong ground shaking in the event of an earthquake. However, this hazard is common in Southern California and the effects of ground shaking can be mitigated if the proposed structures are designed and constructed in conformance with current building codes and engineering practices.

6.3 Seismic Design Criteria

The following table summarizes site-specific design criteria obtained from the 2019 California Building Code (CBC; Based on the 2018 International Building Code [IBC] and ASCE 7-16), Chapter 16 Structural Design, Section 1613 Earthquake Loads. The data was calculated using the online application *Seismic Design Maps*, provided by OSHPD. The short spectral response uses a period of 0.2 second. We evaluated the Site Class based on the discussion in Section 1613.2.2 of the 2019 CBC and Table 20.3-1 of ASCE 7-16. The values presented below are for the risk-targeted maximum considered earthquake (MCE_R).

2019 CBC SEISMIC DESIGN PARAMETERS

Parameter	Value	2019 CBC Reference
Site Class	D	Section 1613.2.2
MCE_R Ground Motion Spectral Response Acceleration – Class B (short), S_S	2.055g	Figure 1613.2.1(1)
MCE_R Ground Motion Spectral Response Acceleration – Class B (1 sec), S_1	0.733g	Figure 1613.2.1(2)
Site Coefficient, F_A	1.0	Table 1613.2.3(1)
Site Coefficient, F_V	1.7*	Table 1613.2.3(2)
Site Class Modified MCE_R Spectral Response Acceleration (short), S_{MS}	2.055g	Section 1613.2.3 (Eqn 16-36)
Site Class Modified MCE_R Spectral Response Acceleration – (1 sec), S_{M1}	1.246g*	Section 1613.2.3 (Eqn 16-37)
5% Damped Design Spectral Response Acceleration (short), S_{DS}	1.37g	Section 1613.2.4 (Eqn 16-38)
5% Damped Design Spectral Response Acceleration (1 sec), S_{D1}	0.831*	Section 1613.2.4 (Eqn 16-39)

Note:

*Per Section 11.4.8 of ASCE/SEI 7-16, a ground motion hazard analysis shall be performed for projects for Site Class "E" sites with Ss greater than or equal to 1.0g and for Site Class "D" and "E" sites with S1 greater than 0.2g. Section 11.4.8 also provides exceptions which indicates that the ground motion hazard analysis may be waived provided the exceptions are followed. Using the code based values presented in the table above, in lieu of a performing a ground motion hazard analysis, requires the exceptions outlined in ASCE 7-16 Section 11.4.8 be followed.

The table below presents the mapped maximum considered geometric mean (MCE_G) seismic design parameters for projects located in Seismic Design Categories of D through F in accordance with ASCE 7-16.

ASCE 7-10 PEAK GROUND ACCELERATION

Parameter	Value	ASCE 7-10 Reference
Mapped MCE_G Peak Ground Acceleration, PGA	0.855g	Figure 22-7
Site Coefficient, F_{PGA}	1.1	Table 11.8-1
Site Class Modified MCE_G Peak Ground Acceleration, PGA_M	0.94g	Section 11.8.3 (Eqn 11.8-1)

The Maximum Considered Earthquake Ground Motion (MCE) is the level of ground motion that has a 2 percent chance of exceedance in 50 years, with a statistical return period of 2,475 years. According to the 2019 California Building Code and ASCE 7-16, the MCE is to be utilized for the evaluation of liquefaction, lateral spreading, seismic settlements, and it is our understanding that the intent of the Building code is to maintain "Life Safety" during a MCE event. The Design Earthquake Ground Motion (DE) is the level of ground motion that has a 10 percent chance of exceedance in 50 years, with a statistical return period of 475 years.

Deaggregation of the MCE peak ground acceleration was performed using the USGS online Unified Hazard Tool, 2014 Conterminous U.S. Dynamic edition (v4.2.0). The result of the deaggregation analysis indicates that the predominant earthquake contributing to the MCE peak ground acceleration is characterized as a 6.79 magnitude event occurring at a hypocentral distance of 11.06 kilometers from the site.

Deaggregation was also performed for the Design Earthquake (DE) peak ground acceleration, and the result of the analysis indicates that the predominant earthquake contributing to the DE peak ground acceleration is characterized as a 6.65 magnitude occurring at a hypocentral distance of 13.44 kilometers from the site.

Conformance to the criteria in the above tables for seismic design does not constitute any kind of guarantee or assurance that significant structural damage or ground failure will not occur if a large earthquake occurs. The primary goal of seismic design is to protect life, not to avoid all damage, since such design may be economically prohibitive.

6.4 Liquefaction Potential

Liquefaction is a phenomenon in which loose, saturated, relatively cohesionless soil deposits lose shear strength during strong ground motions. Primary factors controlling liquefaction include intensity and duration of ground motion, gradation characteristics of the subsurface soils, in-situ stress conditions, and the depth to groundwater. Liquefaction is typified by a loss of shear strength in the liquefied layers due to rapid increases in pore water pressure generated by earthquake accelerations.

The current standard of practice, as outlined in the "Recommended Procedures for Implementation of DMG Special Publication 117, Guidelines for Analyzing and Mitigating Liquefaction in California" and "Special Publication 117A, Guidelines for Evaluating and Mitigating Seismic Hazards in California" requires liquefaction analysis to a depth of 50 feet below the lowest portion of the proposed structure. Liquefaction typically occurs in areas where the soils below the water table are composed of poorly consolidated, fine to medium-grained, primarily sandy soil. In addition to the requisite soil conditions, the ground acceleration and duration of the earthquake must also be of a sufficient level to induce liquefaction.

The Seismic Hazards Zone Map for the Van Nuys 7.5 Minute Quadrangle (CDMG, 1998) indicates that the site is located within an area considered liquefiable. In addition, the County of Los Angeles Safety Element (Leighton, 1990) indicates that the site is located in an area that is identified as having a potential for liquefaction. The historic high groundwater level in the area is reported to be less than 40 feet beneath the existing ground surface (CDMG, 1997).

Liquefaction analysis of the soils underlying the site was performed using an updated version of the spreadsheet template LIQ2_30.WQ1 developed by Thomas F. Blake (1996). This program utilizes the 1996 NCEER method of analysis. This semi-empirical method is based on a correlation between values of Standard Penetration Test (SPT) resistance and field performance data.

The liquefaction analysis was performed for a Design Earthquake level by using a historic high groundwater table of 40 feet below the ground surface, a magnitude 6.65 earthquake, and a peak horizontal acceleration of 0.684g ($⅔PGA_M$). The enclosed liquefaction analyses, included herein for borings B1 and B2, indicate that the alluvial soils below the historic high groundwater level would be susceptible up to 1.7 and 1.8 inches, respectively, of liquefaction settlement during Design Earthquake ground motion (see enclosed calculation sheets, Figures 5 through 8).

It is our understanding that the intent of the Building Code is to maintain "Life Safety" during Maximum Considered Earthquake level events. Therefore, additional analysis was performed to evaluate the potential for liquefaction during a MCE event. The structural engineer should evaluate the proposed structure for the anticipated MCE liquefaction induced settlements and verify that anticipated deformations would not cause the foundation system to lose the ability to support the gravity loads and/or cause collapse of the structure.

The liquefaction analysis was also performed for the Maximum Considered Earthquake level by using a historic high groundwater table of 40 feet below the ground surface, a magnitude 6.79 earthquake, and a peak horizontal acceleration of 0.94g (PGA_M). The enclosed liquefaction analyses, included herein for borings B1 and B2, indicate that the alluvial soils below the historic high groundwater level would be susceptible up to 1.8 inches of liquefaction settlement during Maximum Considered Earthquake ground motion (see enclosed calculation sheets, Figures 9 through 12).

6.5 Seismically Induced Settlement

Dynamic compaction of dry and loose sands may occur during a major earthquake. Typically, settlements occur in thick beds of such soils. The seismically-induced settlement calculations were performed in accordance with the American Society of Civil Engineers, Technical Engineering and Design Guides as adapted from the US Army Corps of Engineers, No. 9.

The calculations provided herein for borings B1 and B2 indicate that the soil above the historic high groundwater level of 40 feet could be susceptible to less than 0.35 and 0.31 inches of settlement as a result of the Design Earthquake peak ground acceleration ($⅔PGA_M$), respectively.

The calculations provided herein for borings B1 and B2 indicate that the soil above the historic high groundwater level of 38 feet could be susceptible to less than 0.72 and 0.81 inches of settlement as a result of the Maximum Considered Earthquake peak ground acceleration (PGA_M), respectively.

Calculation of the anticipated seismically induced settlements is provided as Figures 13 through 16.

6.6 Slope Stability

The topography at the site is flat. The site is not located within a City of Los Angeles Hillside Grading Area or a Hillside Ordinance Area (City of Los Angeles, 2019). Additionally, the site is not located within an area identified as having a potential for seismic slope instability (CDMG, 1998). There are no known landslides near the site, nor is the site in the path of any known or potential landslides. Therefore, the potential for slope stability hazards to adversely affect the proposed development is considered low.

6.7 Earthquake-Induced Flooding

Earthquake-induced flooding is inundation caused by failure of dams or other water-retaining structures due to earthquakes. Based on a review of the Los Angeles County Safety Element (Leighton, 1990), the site is located within a potential inundation area for an earthquake-induced dam failure from Los Angeles Reservoir, Lopez Dam, and Pacoima Reservoir. However, these reservoirs, as well as others in California, are continually monitored by various governmental agencies (such as the State of California Division of Safety of Dams and the U.S. Army Corps of Engineers) to guard against the threat of dam failure. Current design and construction practices and ongoing programs of review, modification, or total reconstruction of existing dams are intended to ensure that all dams are capable of withstanding the maximum considered earthquake (MCE) for the dam site. Therefore, the potential for inundation at the site as a result of an earthquake-induced dam failure is considered low.

6.8 Tsunamis, Seiches, and Flooding

The site is not located within a coastal area. Therefore, tsunamis are not considered a significant hazard at the site.

Seiches are large waves generated in enclosed bodies of water in response to ground shaking. No major water-retaining structures are located immediately up gradient from the project site. Therefore, flooding resulting from a seismically-induced seiche is considered unlikely.

The site is within an area of minimal flooding (Zone X) as defined by the Federal Emergency Management Agency (FEMA, 2019; LACDPW, 2019b).

6.9 Oil Fields & Methane Potential

Based on a review of the California Division of Oil, Gas and Geothermal Resources (DOGGR) Well Finder Website, the site is not located within the limits of an oilfield and there are no active or inactive oil or gas wells within a 1-mile radius of the site (DOGGR, 2019). However, due to the voluntary nature of record reporting by the oil well drilling companies, wells may be improperly located or not shown on the location map and undocumented wells could be encountered during construction. Any wells encountered will need to be properly abandoned in accordance with the current requirements of the DOGGR.

The site is not located within the boundaries of a city-designated Methane Zone or Methane Buffer Zone (City of Los Angeles, 2019). Since the site is not located within the boundaries of a known oil field, the potential for the presence of methane or other volatile gases to occur at the site is considered low. However, should it be determined that a methane study is required for the proposed development it is recommended that a qualified methane consultant be retained to perform the study and provide mitigation measures as necessary.

6.10 Subsidence

Subsidence occurs when a large portion of land is displaced vertically, usually due to the withdrawal of groundwater, oil, or natural gas. Soils that are particularly subject to subsidence include those with high silt or clay content. The site is not located within an area of known ground subsidence. No large-scale extraction of groundwater, gas, oil, or geothermal energy is occurring or planned at the site or in the general site vicinity. There appears to be little or no potential for ground subsidence due to withdrawal of fluids or gases at the site.

7. CONCLUSIONS AND RECOMMENDATIONS

7.1 General

7.1.1 It is our opinion that neither soil nor geologic conditions were encountered during the investigation that would preclude the construction of the proposed development provided the recommendations presented herein are followed and implemented during design and construction.

7.1.2 Up to 5½ feet of existing artificial fill was encountered during site exploration. The existing fill encountered is believed to be the result of past grading, construction, and demolition activities at the site. Deeper fill may exist in other areas of the site that were not directly explored. It is our opinion that the existing fill, in its present condition, is not suitable for direct support of proposed foundations or slabs. The existing fill and site soils are suitable for re-use as engineered fill provided the recommendation in the *Grading* section of this report are followed (see Section 7.4).

7.1.2 The enclosed seismically induced settlement analyses indicate that the site soils could be susceptible to approximately 2.1 inches of total settlement as a result of the Design Earthquake peak ground acceleration ($^{2}/_{3}PGA_{M}$). The differential settlement at the foundation level is anticipated to be less than 1.1 inches over a distance of 30 feet.

7.1.3 The results of the laboratory testing indicate that some of the upper alluvial soils, primarily above a depth of approximately 22 feet, are subject to hydro-consolidation upon saturation (see Figures B6 through B14). Hydro-consolidation is the tendency of a soil structure to collapse upon saturation, resulting in the overall settlement of the effected soils and any overlying soils or foundations supported therein.

7.1.4 Based on the potential for hydro-consolidation maintaining proper surface drainage is critical to future performance of foundations. Recommendations for drainage are provided in the S*urface Drainage* section of this report (see Section 7.18).

7.1.5 The foundation system for the proposed structure must be able to provide sufficient support for the structure and minimize the effects of differential settlement resulting from a liquefaction event. Based on these considerations, it is recommended that the proposed structures be supported on a reinforced concrete mat foundation deriving support on a blanket of newly placed engineered fill.

7.1.6 It is recommended that the upper 6 feet of existing earth materials within the building footprint areas be excavated and properly compacted for foundation and slab support. Deeper excavations should be conducted as needed to remove any encountered fill or soft soils as necessary at the direction of the Geotechnical Engineer (a representative of Geocon). Proposed building foundations should be underlain by a minimum of 4 feet of newly placed engineered fill. The excavation should extend laterally a minimum distance of 3 feet beyond the building footprint areas, including building appurtenances, or a distance equal to the depth of fill below the foundation, whichever is greater. The limits of existing fill and/or soft soil removal will be verified by the Geocon representative during site grading activities. Recommendations for earthwork are provided in the *Grading* section of this report (see Section 7.4).

7.1.7 It should be noted that implementation of the recommendations presented herein is not intended to completely prevent damage to the structure during the occurrence of strong ground shaking as a result of nearby earthquakes. It is intended that the structure be designed in such a way that the amount of damage incurred as a result of strong ground shaking be minimized.

7.1.8 It is recommended that flexible utility connections be utilized for all rigid utilities to minimize or prevent damage to utilities from minor differential movements.

7.1.9 All excavations must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon). Prior to placing any fill, the upper 12 inches of the excavation bottom must be scarified, moistened, and proof-rolled with heavy equipment in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.).

7.1.10 It is anticipated that stable excavations for the recommended grading associated with the proposed structure can be achieved with sloping measures. However, if excavations in close proximity to an adjacent property line and/or structure are required, special excavation measures may be necessary in order to maintain lateral support of offsite improvements. Excavation recommendations are provided in the *Temporary Excavations* section of this report (Section 7.17).

7.1.11 Foundations for small outlying structures, such as block walls up to 6 feet in height, planter walls or trash enclosures, which will not be tied to the proposed structure, may be supported on conventional foundations deriving support on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and compaction cannot be performed or is undesirable, foundations may derive support directly in the competent undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials. If the soils exposed in the excavation bottom are soft or loose, compaction of the soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative.

7.1.12 Where new paving is to be placed, it is recommended that all existing fill and soft alluvial soils be excavated and properly compacted for paving support. The client should be aware that excavation and compaction of all existing fill and soft alluvial soils in the area of new paving is not required; however, paving constructed over existing uncertified fill or unsuitable alluvial soil may experience increased settlement and/or cracking, and may therefore have a shorter design life and increased maintenance costs. As a minimum, the upper 12 inches of subgrade soil should be scarified and properly compacted for paving support. Paving recommendations are provided in *Preliminary Pavement Recommendations* section of this report (see Section 7.12).

7.1.13 Based on the potential for liquefaction of the site soils and the potential for hydro-consolidation in the upper alluvial soils, stormwater infiltration is not recommended for this project. It is suggested that stormwater be retained, filtered and discharged in accordance with the requirements of the local governing agency.

7.1.14 Once the design and foundation loading configuration for the proposed structure proceeds to a more finalized plan, the recommendations within this report should be reviewed and revised, if necessary. Based on the final foundation loading configurations, the potential for settlement should be reevaluated by this office.

7.1.15 Any changes in the design, location or elevation, as outlined in this report, should be reviewed by this office. Geocon should be contacted to determine the necessity for review and possible revision of this report.

7.2 Soil and Excavation Characteristics

7.2.1 The in-situ soils can be excavated with moderate effort using conventional excavation equipment. Some caving should be anticipated in unshored excavations, especially where granular soils are present.

7.2.2 It is the responsibility of the contractor to ensure that all excavations and trenches are properly sloped, shored and maintained in accordance with applicable OSHA rules and regulations to maintain safety and maintain the stability of adjacent existing improvements.

7.2.3 All onsite excavations must be conducted in such a manner that potential surcharges from existing structures, construction equipment, and vehicle loads are resisted. The surcharge area may be defined by a 1:1 projection down and away from the bottom of an existing foundation or vehicle load. Penetrations below this 1:1 projection will require special excavation measures such as sloping and shoring. Excavation recommendations are provided in the *Temporary Excavations* section of this report (see Section 7.17).

7.2.4 The upper 5 feet of existing site soils encountered during this investigation are considered to have a "low" expansive potential (EI = 30 & 33); and are classified as "expansive" based on the 2019 California Building Code (CBC) Section 1803.5.3. The recommendations presented herein assume that proposed foundations and slabs will derive support in these materials.

7.3 Minimum Resistivity, pH and Water-Soluble Sulfate

7.3.1 Potential of Hydrogen (pH) and resistivity testing, as well as chloride content testing, were performed on representative samples of on-site soil to generally evaluate the corrosion potential to surface utilities. The tests were performed in accordance with California Test Method Nos. 643 and 422 and indicate that the soils are considered "corrosive" with respect to corrosion of buried ferrous metals on site. The results are presented in Appendix B (Figure B25) and should be considered for design of underground structures. Due to the corrosive potential of the soils, it is recommended that corrosion-resistant ABS pipes (or equivalent) be utilized in lieu of cast-iron for subdrains and retaining wall drains beneath the structure.

7.3.2 Laboratory tests were performed on representative samples of the site materials to measure the percentage of water-soluble sulfate content. Results from the laboratory water-soluble sulfate tests are presented in Appendix B (Figure B25) and indicate that the on-site materials possess a sulfate exposure class of "S0" to concrete structures as defined by 2019 CBC Section 1904 and ACI 318-14 Table 19.3.1.1.

7.3.3 Geocon West, Inc. does not practice in the field of corrosion engineering and mitigation. If corrosion sensitive improvements are planned, it is recommended that a corrosion engineer be retained to evaluate corrosion test results and incorporate the necessary precautions to prevent premature corrosion of buried metal pipes and concrete structures in direct contact with the soils.

7.4 Grading

7.4.1 Earthwork should be observed, and compacted fill tested by representatives of Geocon West, Inc. The existing fill and alluvial soil encountered during exploration is suitable for reuse as engineered fill, provided any encountered oversize material (greater than 6 inches) and any encountered deleterious debris are removed.

7.4.2 A preconstruction conference should be held at the site prior to the beginning of grading operations with the owner, contractor, civil engineer, geotechnical engineer, and building official in attendance. Special soil handling requirements can be discussed at that time.

7.4.3 Grading should commence with the removal of all existing vegetation and existing improvements from the area to be graded. Deleterious debris such as wood and root structures should be exported from the site and should not be mixed with the fill soils. Asphalt and concrete should not be mixed with the fill soils unless approved by the Geotechnical Engineer. All existing underground improvements planned for removal should be completely excavated and the resulting depressions properly backfilled in accordance with the procedures described herein. Once a clean excavation bottom has been established it must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.) and the City of Los Angeles Inspector.

7.4.4 As a minimum, it is recommended that the upper 6 feet of existing earth materials within the proposed building footprint area be excavated and properly compacted for foundation and slab support. Deeper excavations should be conducted as necessary to remove deeper artificial fill or soft alluvial soil at the direction of the Geotechnical Engineer (a representative of Geocon). All foundations must be underlain by a minimum of 4 feet of newly placed engineered fill. The excavation should extend laterally a minimum distance of 3 feet beyond the building footprint area, including building appurtenances, or a distance equal to the depth of fill below the foundation, whichever is greater. The limits of existing fill and/or soft alluvial soils removal will be verified by the Geocon representative during site grading activities.

7.4.5 All excavations must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon). Prior to placing any fill, the upper 12 inches of the excavation bottom must be scarified, moistened, and proof-rolled with heavy equipment in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.). If determined to be excessively soft, stabilization of the bottom of the excavation may be required in order to provide a firm working surface upon which engineered fill can be placed and heavy equipment can operate.

7.4.6 If subgrade stabilization is required at the excavation bottom, tire equipment should not be allowed in the excavation bottom until it is stabilized or extensive soil disturbance could result. It is suggested that excavation and grading be performed during the summer season to promote moisture control of the soils. In addition, the use of track equipment should be considered to minimize disturbance to the soils if they become wet at the excavation bottom. Bottom stabilization, if necessary, may be achieved placing a thin lift of 3- to 6-inch-diameter crushed angular rock into the soft excavation bottom. The use of crushed concrete will also be acceptable. The crushed rock should be spread thinly across the excavation bottom and pressed into the soils by track rolling or wheel rolling with heavy equipment. It is very important that voids between the rock fragments are not created so the rock must be thoroughly pressed or blended into the soils. All subgrade soils must be properly compacted and proof-rolled in the presence of the Geotechnical Engineer (a representative of Geocon West, Inc.).

7.4.7 The City of Los Angeles Department of Building and Safety requires a minimum compactive effort of 95 percent of the laboratory maximum dry density in accordance with ASTM D 1557 (latest edition) where the soils to be utilized in the fill have less than 15 percent finer than 0.005 millimeters. Soils with more than 15 percent finer than 0.005 millimeters may be compacted to 90 percent of the laboratory maximum dry density in accordance with ASTM D 1557 (latest edition). Based on the soils encountered during this investigation, it is anticipated that 95 percent relative compaction will be required. All fill and backfill soils should be placed in horizontal loose layers approximately 6 to 8 inches thick, moisture conditioned to optimum moisture content, and properly compacted to the required degree of compaction in accordance with ASTM D 1557 (latest edition).

7.4.8. Where new paving is to be placed, it is recommended that all existing fill and soft alluvium be excavated and properly compacted for paving support. As a minimum, the upper 12 inches of soil should be scarified, moisture conditioned to optimum moisture content, and compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition). Paving recommendations are provided in *Preliminary Pavement Recommendations* section of this report (see Section 7.12).

7.4.9 It is anticipated that stable excavations for the recommended grading can be achieved with sloping measures. However, if excavations in close proximity to an adjacent property line and/or structure are required, special excavation measures may be necessary in order to maintain lateral support of the existing offsite improvements. Excavation recommendations are provided in the *Temporary Excavations* section of this report (Section 7.17).

7.4.10 Foundations for small outlying structures, such as block walls up to 6 feet high, planter walls or trash enclosures, which will not be tied to the proposed building, may be supported on conventional foundations deriving support on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and proper compaction cannot be performed or is undesirable, foundations may derive support directly in the undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials. If the soils exposed in the excavation bottom are soft or loose, compaction of the soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative.

7.4.11 Utility trenches should be properly backfilled in accordance with the requirements of the Green Book (latest edition). The pipe should be bedded with clean sands (Sand Equivalent greater than 30) to a depth of at least 1 foot over the pipe, and the bedding material must be inspected and approved in writing by the Geotechnical Engineer (a representative of Geocon). The use of gravel is not acceptable unless used in conjunction with filter fabric to prevent the gravel from having direct contact with soil. The remainder of the trench backfill may be derived from onsite soil or approved import soil, compacted as necessary, until the required compaction is obtained. The use of minimum 2-sack slurry as backfill is also acceptable (see Section 7.5). Prior to placing any bedding materials or pipes, the excavation bottom must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon).

7.4.12 All imported fill shall be observed, tested, and approved by Geocon West, Inc. prior to bringing soil to the site. Rocks larger than 6 inches in diameter shall not be used in the fill. If necessary, import soils used as structural fill should have an expansion index less than 30 and corrosivity properties that are equally or less detrimental to that of the existing onsite soils (see Figure B25). Import soils placed in the building area should be placed uniformly across the building pad or in a manner that is approved by the Geotechnical Engineer (a representative of Geocon).

7.4.13 All trench and foundation excavation bottoms must be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon), prior to placing bedding materials, fill, steel, gravel, or concrete.

7.5 Controlled Low Strength Material (CLSM)

7.5.1 Controlled Low Strength Material (CLSM) may be utilized in lieu of compacted soil as engineered fill where approved in writing by the Geotechnical Engineer. Where utilized within the City of Los Angeles use of CLSM is subject to the following requirements:

Standard Requirements

1. CLSM shall be ready-mixed by a City of Los Angeles approved batch plant;
2. CLSM shall not be placed on uncertified fill, on incompetent natural soil, nor below water;
3. CLSM shall not be placed on a sloping surface with a gradient steeper than 5:1 (horizontal to vertical);
4. Placement of the CLSM shall be under the continuous inspection of a concrete deputy inspector;
5. The excavation bottom shall be accepted by the soil engineer and the City Inspector prior to placing CLSM.

Requirements for CLSM that will be used for support of footings

1. The cement content of the CLSM shall not be less than 188 pounds per cubic yard (min. 2 sacks);
2. The excavation bottom must be level, cleaned of loose soils and approved in writing by Geocon prior to placement of the CLSM;
3. The ultimate compressive strength of the CLSM shall be no less than 100 pounds per square inch (psi) when tested on the 28th-day per ASTM D4832 (latest edition), Standard Test Method for Preparation and Testing of Controlled Low Strength Material Test Cylinders. Compression testing will be performed in accordance with ASTM C39 and City of Los Angeles requirements;
4. Samples of the CLSM will be collected during placement, a minimum of one test (two cylinders) for each 50 cubic yards or fraction thereof;
5. Overexcavation for CLSM placement shall extend laterally beyond the footprint of any proposed footings as required for placement of compacted fill, unless justified otherwise by the soil engineer that footings will have adequate vertical and horizontal bearing capacity.

7.6 Shrinkage

7.6.1 Shrinkage results when a volume of material removed at one density is compacted to a higher density. A shrinkage factor between 15 and 22 percent should be anticipated when excavating and compacting the upper 5 feet of existing earth materials on the site to an average relative compaction of 95 percent.

7.4.2 If import soils will be utilized in the building pad, the soils must be placed uniformly and at equal thickness at the direction of the Geotechnical Engineer (a representative of Geocon West, Inc.). Soils can be borrowed from non-building pad areas and later replaced with imported soils.

7.7 Mat Foundation Design

7.7.1 Subsequent to the recommended grading, it is recommended that a reinforced concrete mat foundation be utilized for support of the proposed structure. The reinforced concrete mat foundation should derive support in the newly placed engineered fill and be underlain by at least 4 feet of newly placed engineered fill.

7.7.2 The recommended maximum allowable bearing value for the design of a reinforced concrete mat foundation is 3,000 pounds per square foot (psf). The allowable bearing pressure may be increased by up to one-third for transient loads due to wind or seismic forces.

7.7.3 It is recommended that a modulus of subgrade reaction of 150 pounds per cubic inch (pci) be utilized for the design of the mat foundation bearing in newly placed engineered fill. This value is a unit value for use with a one-foot square footing. The modulus should be reduced in accordance with the following equation when used with larger foundations:

$$K_R = K\left[\frac{B+1}{2B}\right]^2$$

where: K_R = reduced subgrade modulus
K = unit subgrade modulus
B = foundation width (in feet)

7.7.4 The thickness of and reinforcement for the mat foundation should be designed by the project structural engineer.

7.7.5 For seismic design purposes, a coefficient of friction of 0.35 may be utilized between concrete slab and subgrade soils without a moisture barrier, and 0.15 for slabs underlain by a moisture barrier.

7.7.6 Foundation excavations should be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to the placement of reinforcing steel and concrete to verify that the exposed soil conditions are consistent with those anticipated. If unanticipated soil conditions are encountered, foundation modifications may be required.

7.7.7 This office should be provided a copy of the final construction plans so that the recommendations presented herein could be properly reviewed and revised if necessary.

7.8 Foundation Settlement

7.8.1 The enclosed seismically-induced settlement analyses indicate that the site soils could be susceptible to approximately 2.1 inches of total settlement as a result of the Design Earthquake peak ground acceleration (⅔PGA_M). The differential settlement at the foundation level is anticipated to be less than 1.1 inches over a distance of 30 feet. These settlements are in addition to the static settlements indicated below and must be considered in the structural design.

7.8.2 The maximum expected static settlement for a structure supported on a reinforced concrete mat foundation with a maximum allowable bearing pressure of 3,000 psf and deriving support in the recommended bearing material is estimated to be less than 1¼ inches and occur below the heaviest loaded structural element. Settlement of the foundation system is expected to occur on initial application of loading. Differential settlement is expected to be less than ⅔ inch between the center and corner of the mat foundation. Based on seismic considerations, the proposed structure should be designed for a combined static and seismically-induced differential settlement of 1¾ inches over a distance of 30 feet.

7.8.3 Once the design and foundation loading configurations for the proposed structures proceeds to a more finalized plan, the estimated settlements presented in this report should be reviewed and revised, if necessary. If the final foundation loading configurations are greater than the assumed loading conditions, the potential for settlement should be reevaluated by this office.

7.9 Miscellaneous Foundations

7.9.1 Foundations for small outlying structures, such as block walls up to 6 feet in height, planter walls or trash enclosures which will not be tied to the proposed structure may be supported on conventional foundations bearing on a minimum of 12 inches of newly placed engineered fill which extends laterally at least 12 inches beyond the foundation area. Where excavation and compaction cannot be performed or is undesirable, such as adjacent to property lines, foundations may derive support in the undisturbed alluvial soils at or below a depth of 24 inches, and should be deepened as necessary to maintain a minimum 12 inch embedment into the recommended bearing materials.

7.9.2 If the soils exposed in the excavation bottom are soft, compaction of the soft soils will be required prior to placing steel or concrete. Compaction of the foundation excavation bottom is typically accomplished with a compaction wheel or mechanical whacker and must be observed and approved by a Geocon representative. Miscellaneous foundations may be designed for a bearing value of 1,500 psf, and should be a minimum of 12 inches in width, 24 inches in depth below the lowest adjacent grade and 12 inches into the recommended bearing material. The allowable bearing pressure may be increased by up to one-third for transient loads due to wind or seismic forces.

7.9.3 Foundations supported in the undisturbed alluvial soils are subject potential settlement due to excessive hydro-consolidation of the soils upon saturation. It is critical that proper drainage be maintained at all times to prevent saturation of the soils.

7.9.4 Foundation excavations should be observed and approved in writing by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to the placement of reinforcing steel and concrete to verify that the excavations and exposed soil conditions are consistent with those anticipated.

7.10 Lateral Design

7.10.1 Resistance to lateral loading may be provided by friction acting at the base of foundations, slabs and by passive earth pressure. An allowable coefficient of friction of 0.35 may be used with the dead load forces in the competent alluvial soils or in properly compacted engineered fill.

7.10.2 Passive earth pressure for the sides of foundations and slabs poured against properly compacted engineered fill or competent alluvial soils may be computed as an equivalent fluid having a density of 240 pcf with a maximum earth pressure of 2,400 psf. When combining passive and friction for lateral resistance, the passive component should be reduced by one-third.

7.11 Exterior Concrete Slabs-on-Grade

7.11.1 Concrete slabs-on-grade subject to vehicle loading should be designed in accordance with the recommendations in the *Preliminary Pavement Recommendations* section of this report (Section 7.12).

7.11.2 Slabs-on-grade at the ground surface that may receive moisture-sensitive floor coverings or may be used to store moisture-sensitive materials should be underlain by a vapor retarder placed directly beneath the slab. The vapor retarder and acceptable permeance should be specified by the project architect or developer based on the type of floor covering that will be installed. The vapor retarder design should be consistent with the guidelines presented in Section 9.3 of the American Concrete Institute's (ACI) Guide for Concrete Slabs that Receive Moisture-Sensitive Flooring Materials (ACI 302.2R-06) and should be installed in general conformance with ASTM E 1643 (latest edition) and the manufacturer's recommendations. A minimum thickness of 15 mils extruded polyolefin plastic is recommended; vapor retarders which contain recycled content or woven materials are not recommended. The vapor retarder should have a permeance of less than 0.01 perms demonstrated by testing before and after mandatory conditioning. The vapor retarder should be installed in direct contact with the concrete slab with proper perimeter seal. If the California Green Building Code requirements apply to this project, the vapor retarder should be underlain by 4 inches of clean aggregate. It is important that the vapor retarder be puncture resistant since it will be in direct contact with angular gravel. As an alternative to the clean aggregate suggested in the Green Building Code, it is our opinion that the concrete slab-on-grade may be underlain by a vapor retarder over 4 inches of clean sand (sand equivalent greater than 30), since the sand will serve a capillary break and will minimize the potential for punctures and damage to the vapor barrier.

7.11.3 Exterior slabs, not subject to traffic loads, should be at least 4 inches thick and reinforced with No. 3 steel reinforcing bars placed 18 inches on center in both horizontal directions, positioned near the slab midpoint. Prior to construction of slabs, the upper 12 inches of subgrade should be moistened to optimum moisture content and properly compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition). Crack control joints should be spaced at intervals not greater than 10 feet and should be constructed using saw-cuts or other methods as soon as practical following concrete placement. Crack control joints should extend a minimum depth of one-fourth the slab thickness. The project structural engineer should design construction joints as necessary.

7.11.4 The moisture content of the slab subgrade should be maintained and sprinkled as necessary to maintain a moist condition as would be expected in any concrete placement.

7.11.5 The recommendations of this report are intended to reduce the potential for cracking of slabs due to settlement. However, even with the incorporation of the recommendations presented herein, foundations, stucco walls, and slabs-on-grade may exhibit some cracking due to minor soil movement and/or concrete shrinkage. The occurrence of concrete shrinkage cracks is independent of the supporting soil characteristics. Their occurrence may be reduced and/or controlled by limiting the slump of the concrete, proper concrete placement and curing, and by the placement of crack control joints at periodic intervals, in particular, where re-entrant slab corners occur.

7.12 Preliminary Pavement Recommendations

7.12.1 Where new paving is to be placed, it is recommended that all existing fill and soft or unsuitable alluvial materials be excavated and properly recompacted for paving support. The client should be aware that excavation and compaction of all existing artificial fill and soft alluvium in the area of new paving is not required; however, paving constructed over existing unsuitable material may experience increased settlement and/or cracking, and may therefore have a shorter design life and increased maintenance costs. As a minimum, the upper twelve inches of paving subgrade should be scarified, moisture conditioned to optimum moisture content, and properly compacted to at least 95 percent relative compaction, as determined by ASTM Test Method D 1557 (latest edition).

7.12.2 The following pavement sections are based on an assumed R-Value of 20. Once site grading activities are complete an R-Value should be obtained by laboratory testing to confirm the properties of the soils serving as paving subgrade, prior to placing pavement.

7.12.3 The Traffic Indices listed below are estimates. Geocon does not practice in the field of traffic engineering. The actual Traffic Index for each area should be determined by the project civil engineer. If pavement sections for Traffic Indices other than those listed below are required, Geocon should be contacted to provide additional recommendations. Pavement thicknesses were determined following procedures outlined in the *California Highway Design Manual* (Caltrans). It is anticipated that the majority of traffic will consist of automobile and large truck traffic.

PRELIMINARY PAVEMENT DESIGN SECTIONS

Location	Estimated Traffic Index (TI)	Asphalt Concrete (inches)	Class 2 Aggregate Base (inches)
Automobile Parking And Driveways	4.0	3.0	4.0
Trash Truck & Fire Lanes	7.0	4.0	12.0

7.12.4 Asphalt concrete should conform to Section 203-6 of the "*Standard Specifications for Public Works Construction"* (Green Book). Class 2 aggregate base materials should conform to Section 26-1.02A of the "*Standard Specifications of the State of California, Department of Transportation"* (Caltrans). The use of Crushed Miscellaneous Base in lieu of Class 2 aggregate base is acceptable. Crushed Miscellaneous Base should conform to Section 200-2.4 of the "*Standard Specifications for Public Works Construction"* (Green Book).

7.12.5 Unless specifically designed and evaluated by the project structural engineer, where exterior concrete paving will be utilized for support of vehicles, it is recommended that the concrete be a minimum of 5 inches of concrete reinforced with No. 3 steel reinforcing bars placed 18 inches on center in both horizontal directions. Concrete paving supporting vehicular traffic should be underlain by a minimum of 4 inches of aggregate base and a properly compacted subgrade. The subgrade and base material should be compacted to 95 percent relative compactions determined by ASTM Test Method D 1557 (latest edition).

7.12.6 The performance of pavements is highly dependent upon providing positive surface drainage away from the edge of pavements. Ponding of water on or adjacent to the pavement will likely result in saturation of the subgrade materials and subsequent cracking, subsidence and pavement distress. If planters are planned adjacent to paving, it is recommended that the perimeter curb be extended at least 12 inches below the bottom of the aggregate base to minimize the introduction of water beneath the paving.

7.13 Retaining Wall Design

7.13.1 The recommendations presented below are generally applicable to the design of rigid concrete or masonry retaining walls having a maximum height of 5 feet. In the event that walls significantly higher than 5 feet are planned, Geocon should be contacted for additional recommendations.

7.13.2 Retaining wall foundations may be designed in accordance with the recommendations provided in the *Mat Foundation Design* section of this report (see Section 7.7).

7.13.3 Retaining walls with a level backfill surface that are not restrained at the top should be designed utilizing a triangular distribution of pressure (active pressure) of 30 pcf.

7.13.4 Restrained walls are those that are not allowed to rotate more than 0.001H (where H equals the height of the retaining portion of the wall in feet) at the top of the wall. Where walls are restrained from movement at the top, walls may be designed utilizing a triangular distribution of pressure (at-rest pressure) of 64 pcf.

7.13.5 The wall pressures provided above assume that the proposed retaining walls will support relatively undisturbed alluvial soils or engineered fill derived from onsite soils. If import soil will be used to backfill proposed retaining walls, revised earth pressures may be required to account for the geotechnical properties of the import soil used as engineered fill. This should be evaluated once the use of import soil is established. All imported fill shall be observed, tested, and approved by Geocon West, Inc. prior to bringing soil to the site.

7.13.6 The wall pressures provided above assume that the retaining wall will be properly drained preventing the buildup of hydrostatic pressure. If retaining wall drainage is not implemented, the equivalent fluid pressure to be used in design of undrained walls is 90 pcf. The value includes hydrostatic pressures plus buoyant lateral earth pressures.

7.13.7 Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent structures and should be designed for each condition as the project progresses. Once the design becomes more finalized, an addendum letter can be prepared revising recommendations and addressing specific surcharge conditions throughout the project, if necessary.

7.14 Retaining Wall Drainage

7.14.1 Retaining walls should be provided with a drainage system extended at least two-thirds the height of the wall. At the base of the drain system, a subdrain covered with a minimum of 12 inches of gravel should be installed, and a compacted fill blanket or other seal placed at the surface (see Figure 17). The clean bottom and subdrain pipe, behind a retaining wall, should be observed by the Geotechnical Engineer (a representative of Geocon), prior to placement of gravel or compacting backfill.

7.14.2 As an alternative, a plastic drainage composite such as Miradrain or equivalent may be installed in continuous, 4-foot wide columns along the entire back face of the wall, at 8 feet on center. The top of these drainage composite columns should terminate approximately 18 inches below the ground surface, where either hardscape or a minimum of 18 inches of relatively cohesive material should be placed as a cap (see Figure 18). These vertical columns of drainage material would then be connected at the bottom of the wall to a collection panel or a 1-cubic-foot rock pocket drained by a 4-inch subdrain pipe.

7.14.3 Subdrainage pipes at the base of the retaining wall drainage system should outlet to an acceptable location via controlled drainage structures. Drainage should not be allowed to flow uncontrolled over descending slopes.

7.14.4 Moisture affecting below grade walls is one of the most common post-construction complaints. Poorly applied or omitted waterproofing can lead to efflorescence or standing water. Particular care should be taken in the design and installation of waterproofing to avoid moisture problems, or actual water seepage into the structure through any normal shrinkage cracks which may develop in the concrete walls, floor slab, foundations and/or construction joints. The design and inspection of the waterproofing is not the responsibility of the geotechnical engineer. A waterproofing consultant should be retained in order to recommend a product or method, which would provide protection to subterranean walls, floor slabs and foundations.

7.15 Elevator Pit Design

7.15.1 The elevator pit slab and retaining wall should be designed by the project structural engineer. Elevator pit walls may be designed in accordance with the recommendations in the *Foundation Design* and *Retaining Wall Design* sections of this report (see Sections 7.7 and 7.13).

7.15.2 Additional active pressure should be added for a surcharge condition due to sloping ground, vehicular traffic or adjacent foundations and should be designed for each condition as the project progresses.

7.15.3 If retaining wall drainage is to be provided, the drainage system should be designed in accordance with the *Retaining Wall Drainage* section of this report (see Section 7.14).

7.15.4 Subdrainage pipes at the base of the retaining wall drainage system should outlet to a location acceptable to the building official.

7.15.5 It is suggested that the exterior walls and slab be waterproofed to prevent excessive moisture inside of the elevator pit. Waterproofing design and installation is not the responsibility of the geotechnical engineer.

7.16 Elevator Piston

7.16.1 If a plunger-type elevator piston is installed for this project, a deep drilled excavation will be required. It is important to verify that the drilled excavation is not situated immediately adjacent to a foundation, or the drilled excavation could compromise the existing foundation support, especially if the drilling is performed subsequent to the foundation construction.

7.16.2 Caving may occur especially where granular soils are encountered. The contractor should be prepared to use casing and should have it readily available at the commencement of drilling activities. Continuous observation of the drilling and installation of the elevator piston by the Geotechnical Engineer (a representative of Geocon West, Inc.) is required.

7.16.3 The annular space between the piston casing and drilled excavation wall should be filled with a minimum of 1½-sack slurry pumped from the bottom up. As an alternative, pea gravel may be utilized. The use of soil to backfill the annular space is not acceptable.

7.17 Temporary Excavations

7.17.1 Excavations on the order of 6 feet in height will be required during grading operations. The excavations are expected to expose artificial fill and alluvial soils, which are suitable for vertical excavations up to 5 feet in height where loose soils or caving sands are not present, and where not surcharged by adjacent traffic or structures.

7.17.2 Vertical excavations greater than 5 feet or where surcharged by existing structures will require sloping or shoring measures in order to provide a stable excavation. Where sufficient space is available, temporary unsurcharged embankments could be sloped back at a uniform 1:1 slope gradient or flatter up to maximum height of 10 feet. A uniform slope does not have a vertical portion.

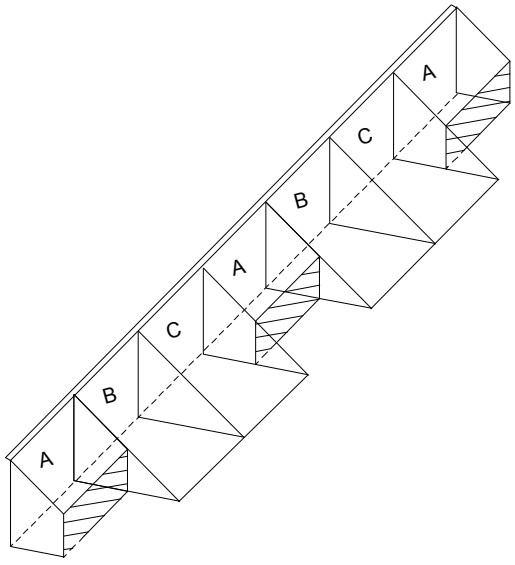
7.17.3 If excavations in close proximity to an adjacent property line and/or structure are required, special excavation measures such as slot-cutting or shoring may be necessary in order to maintain lateral support of offsite improvements. Recommendations for slot cutting are provided in Section 7.18 of this report.

7.17.4 Where sloped embankments are utilized, the top of the slope should be barricaded to prevent vehicles and storage loads at the top of the slope within a horizontal distance equal to the height of the slope. If the temporary construction embankments are to be maintained during the rainy season, berms are suggested along the tops of the slopes where necessary to prevent runoff water from entering the excavation and eroding the slope faces. Geocon personnel should inspect the soils exposed in the cut slopes during excavation so that modifications of the slopes can be made if variations in the soil conditions occur. All excavations should be stabilized within 30 days of initial excavation.

7.18 Slot Cutting

7.18.1 The slot-cutting method employs the earth as a buttress and allows the earth excavation to proceed in phases. Where slot-cutting is used for foundation construction, the proposed construction techniques should be discussed with the structural engineer so that appropriate modifications can be made to the foundation design; such as additional reinforcing or details for doweling.

7.18.2 It is recommended that the initial temporary excavation along the property line be sloped back at a uniform 1:1 (H:V) slope gradient or flatter for excavation of the existing soils to the necessary depth. The temporary excavation should not extend below the surcharge area of any adjacent foundations. The surcharge area may be defined by a 1:1 projection down and away from the bottom of an existing foundation. The temporary slope may then be excavated using the slot-cutting (see illustration below).



7.18.3 Alternate "A" slots of 6 feet in width may be worked. The remaining earth buttresses ("B" and "C" slots) should also be 6 feet in width. The wall, foundation, or backfill should be completed in the "A" slots to a point where support of the offsite property and/or any existing structures is restored before the "B" slots are excavated. After completing the wall, foundation, or backfill in the "B" slots, finally the "C" slots may be excavated. Slot-cutting is not recommended for vertical excavations greater than 6 feet in height. A surcharge load of 500 pounds per linear foot is included in the slot-cut calculation to account for miscellaneous minor surcharges. The slot-cut calculation should be revised as needed for each surcharge condition as the project progresses. A slot-cut calculation is provided on the following page.

Slot Cut Calculation

Input:

Height of Slots	(H)	6.0	feet
Unit Weight of Soils	(γ)	125.0	pcf
Friction Angle of Soils	(ϕ)	29.1	degrees
Cohesion of Soils	(c)	152.0	psf
Factor of Safety	(FS)	1.25	

Factor of Safety = Resistance Force/Driving Force

Design Equations

$b = H/(\tan \alpha)$

$A = 0.5*H*b$

$W = 0.5*H*b*\gamma$ *(per lineal foot of slot width)*

$F_1 = d*W*(\sin \alpha)$

$R_1 = d*[W*(\cos\alpha)*(\tan \phi)+(c*b)]$

$R_2 = 2*[(0.5*H*b)*c]$

FS = Resistance Force/Driving Force

FS = $(R_1+R_2)/(F_1)$

Surcharge Pressure:

Line Load	(q_L)	500.0	plf
Distance Away from Edge of Excavation	(X)	0.0	feet

Failure Angle (α) degrees	Width of Failure Wedge (b) feet	Area of Failure Wedge (A) feet^2	Weight of Failure Wedge (W) lbs/lineal foot	**Driving Force** Wedge + Surcharge per lineal foot of Slot Wdith	**Resisting Force** Failure Wedge per lineal foot of Slot Width	**Resisting Force** Side Resistance Force lbs	**Allowable Width of Slots*** (d) feet
50	5.0	15	1888.0	1829.3	2044.9	4591.6	8.0
51	4.9	15	1822.0	1804.5	1986.9	4431.1	8.0
52	4.7	14	1757.9	1779.2	1931.1	4275.2	8.0
53	4.5	14	1695.5	1753.4	1877.4	4123.4	8.0
54	4.4	13	1634.7	1727.0	1825.7	3975.6	8.0
55	4.2	13	1575.5	1700.1	1775.9	3831.5	8.0
56	4.0	12	1517.6	1672.7	1728.0	3690.9	8.0
57	3.9	12	1461.2	1644.8	1681.9	3553.6	8.0
58	3.7	11	1406.0	1616.3	1637.6	3419.3	8.0
59	3.6	11	1351.9	1587.4	1594.9	3287.9	8.0
60	3.5	10	1299.0	1558.0	1553.8	3159.3	8.0
61	3.3	10	1247.2	1528.1	1514.2	3033.2	7.7
62	3.2	10	1196.3	1497.8	1476.2	2909.5	7.3
63	3.1	9	1146.4	1467.0	1439.6	2788.1	7.1
64	2.9	9	1097.4	1435.7	1404.4	2668.9	6.8
65	2.8	8	1049.2	1404.0	1370.7	2551.6	6.6
66	2.7	8	1001.8	1371.9	1338.3	2436.3	6.5
67	2.5	8	955.1	1339.4	1307.2	2322.7	6.3
68	2.4	7	909.1	1306.5	1277.4	2210.8	6.2
69	2.3	7	863.7	1273.1	1248.9	2100.5	6.1
70	2.2	7	818.9	1239.4	1221.6	1991.6	6.1
71	2.1	6	774.7	1205.3	1195.5	1884.2	6.1
72	1.9	6	731.1	1170.8	1170.7	1778.0	6.1
73	1.8	6	687.9	1136.0	1147.0	1673.0	6.1
74	1.7	5	645.2	1100.8	1124.4	1569.1	6.2
75	1.6	5	602.9	1065.3	1103.1	1466.2	6.4

* Width of Slots to achieve a minimum of 1.25 Factor of Safety, with a Maximum Allowable Slot Width of 8-feet.

Critical Slot Width with Factor of Safety equal or exceeding 1.25:

d_{allow} = 6.1 feet

7.19 Surface Drainage

7.19.1 Proper surface drainage is critical to the future performance of the project. Uncontrolled infiltration of irrigation excess and storm runoff into the soils can adversely affect the performance of the planned improvements. Saturation of a soil can cause it to lose internal shear strength and increase its compressibility, resulting in a change in the original designed engineering properties. Proper drainage should be maintained at all times.

7.19.2 All site drainage should be collected and controlled in non-erosive drainage devices. Drainage should not be allowed to pond anywhere on the site, and especially not against any foundation or retaining wall. The site should be graded and maintained such that surface drainage is directed away from structures in accordance with 2019 CBC 1804.4 or other applicable standards. In addition, drainage should not be allowed to flow uncontrolled over any descending slope. Discharge from downspouts, roof drains and scuppers are not recommended onto unprotected soils within 5 feet of the building perimeter. Planters which are located adjacent to foundations should be sealed to prevent moisture intrusion into the soils providing foundation support. Landscape irrigation is not recommended within 5 feet of the building perimeter footings except when enclosed in protected planters.

7.19.3 Positive site drainage should be provided away from structures, pavement, and the tops of slopes to swales or other controlled drainage structures. The building pad and pavement areas should be fine graded such that water is not allowed to pond.

7.19.4 Landscaping planters immediately adjacent to paved areas are not recommended due to the potential for surface or irrigation water to infiltrate the pavement's subgrade and base course. Either a subdrain, which collects excess irrigation water and transmits it to drainage structures, or an impervious above-grade planter boxes should be used. In addition, where landscaping is planned adjacent to the pavement, it is recommended that consideration be given to providing a cutoff wall along the edge of the pavement that extends at least 12 inches below the base material.

7.20 Plan Review

7.20.1 Grading, foundation, and, if applicable, shoring plans should be reviewed by the Geotechnical Engineer (a representative of Geocon West, Inc.), prior to finalization to verify that the plans have been prepared in substantial conformance with the recommendations of this report and to provide additional analyses or recommendations.

LIMITATIONS AND UNIFORMITY OF CONDITIONS

1. The recommendations of this report pertain only to the site investigated and are based upon the assumption that the soil conditions do not deviate from those disclosed in the investigation. If any variations or undesirable conditions are encountered during construction, or if the proposed construction will differ from that anticipated herein, Geocon West, Inc. should be notified so that supplemental recommendations can be given. The evaluation or identification of the potential presence of hazardous or corrosive materials was not part of the scope of services provided by Geocon West, Inc.

2. This report is issued with the understanding that it is the responsibility of the owner, or of his representative, to ensure that the information and recommendations contained herein are brought to the attention of the architect and engineer for the project and incorporated into the plans, and the necessary steps are taken to see that the contractor and subcontractors carry out such recommendations in the field.

3. The findings of this report are valid as of the date of this report. However, changes in the conditions of a property can occur with the passage of time, whether they are due to natural processes or the works of man on this or adjacent properties. In addition, changes in applicable or appropriate standards may occur, whether they result from legislation or the broadening of knowledge. Accordingly, the findings of this report may be invalidated wholly or partially by changes outside our control. Therefore, this report is subject to review and should not be relied upon after a period of three years.

4. The firm that performed the geotechnical investigation for the project should be retained to provide testing and observation services during construction to provide continuity of geotechnical interpretation and to check that the recommendations presented for geotechnical aspects of site development are incorporated during site grading, construction of improvements, and excavation of foundations. If another geotechnical firm is selected to perform the testing and observation services during construction operations, that firm should prepare a letter indicating their intent to assume the responsibilities of project geotechnical engineer of record. A copy of the letter should be provided to the regulatory agency for their records. In addition, that firm should provide revised recommendations concerning the geotechnical aspects of the proposed development, or a written acknowledgement of their concurrence with the recommendations presented in our report. They should also perform additional analyses deemed necessary to assume the role of Geotechnical Engineer of Record.

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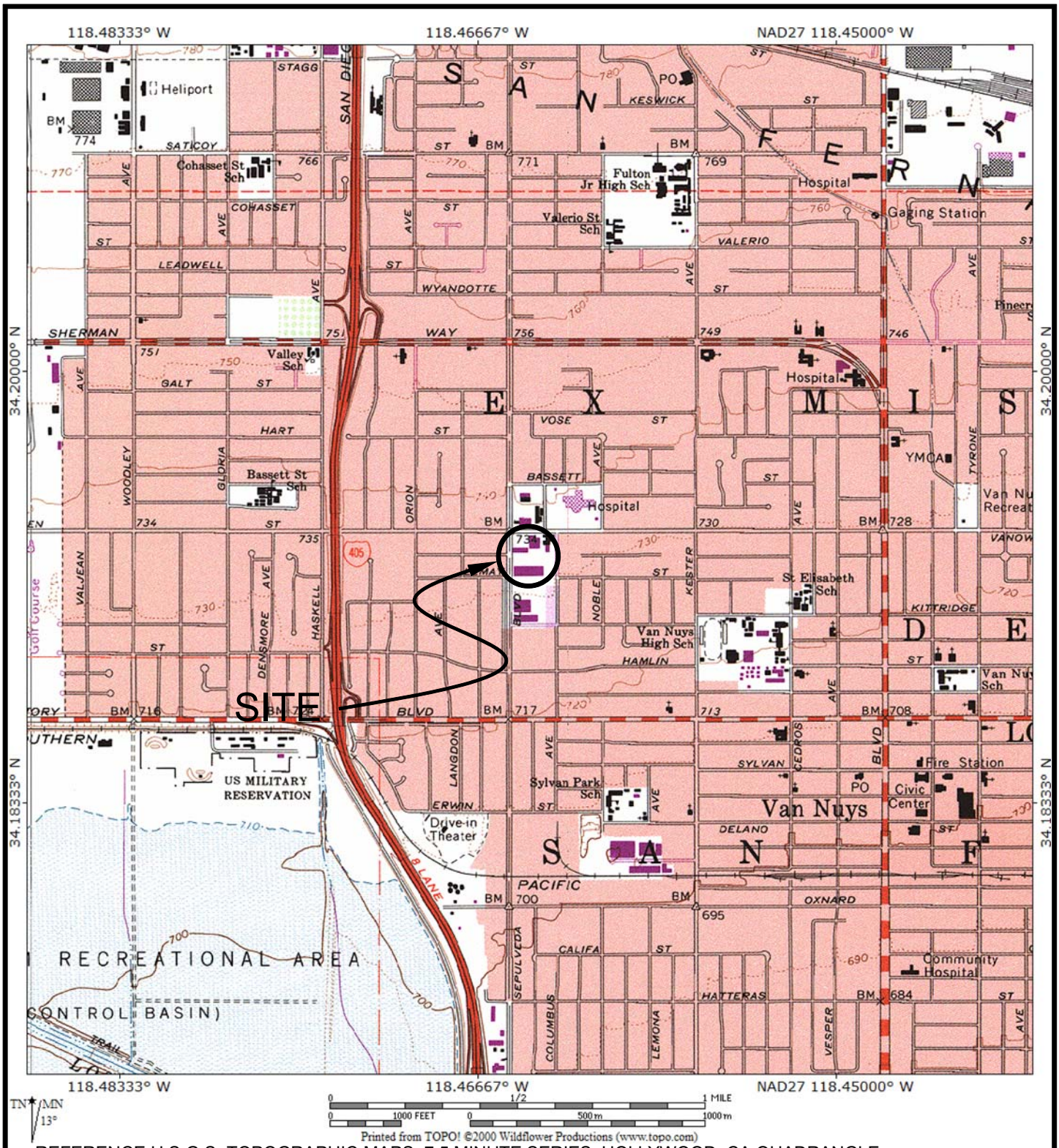

REFERENCE:U.S.G.S. TOPOGRAPHIC MAPS, 7.5 MINUTE SERIES, HOLLYWOOD, CA QUADRANGLE

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PHONE (818) 841-8388 - FAX (818) 841-1704

DRAFTED BY: RA	CHECKED BY: SFK

VICINITY MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020	PROJECT NO. W1207-06-01	FIG. 1

LEGEND

B3 Approximate Location of Boring

Approximate Location of Property Line

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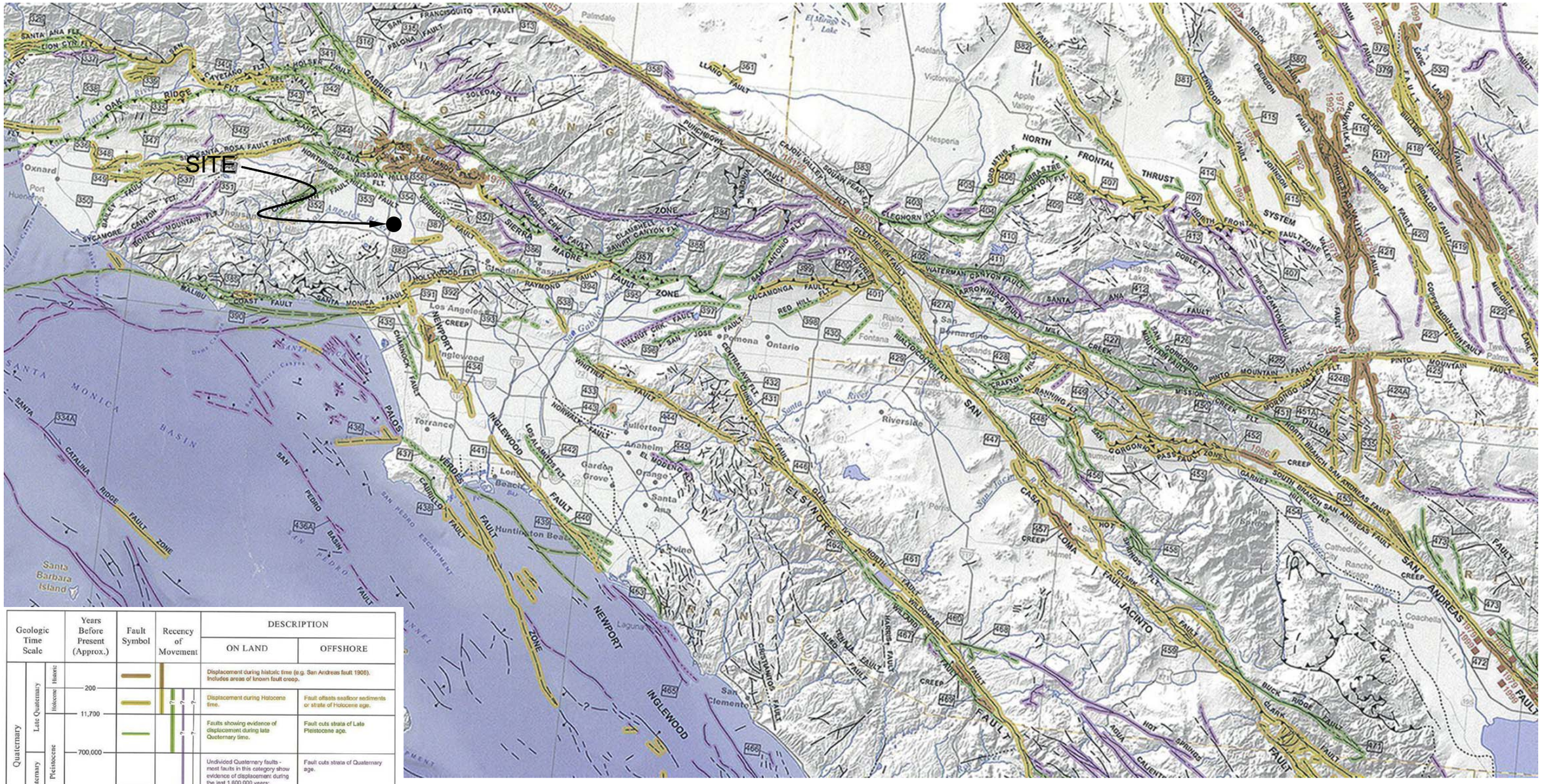
SITE PLAN

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020	PROJECT NO. W1207-06-01	FIG. 2

Reference: Jennings, C.W. and Bryant, W. A., 2010, Fault Activity Map of California, California Geological Survey Geologic Data Map No. 6.



Geologic Time Scale			Years Before Present (Approx.)	Fault Symbol	Recency of Movement	DESCRIPTION	
						ON LAND	OFFSHORE
Quaternary	Late Quaternary	Historic	200			Displacement during historic time (e.g. San Andreas fault 1906). Includes areas of known fault creep.	
		Holocene	11,700			Displacement during Holocene time.	Fault offsets seafloor sediments or strata of Holocene age.
	Early Quaternary	Pleistocene	700,000			Faults showing evidence of displacement during late Quaternary time.	Fault cuts strata of Late Pleistocene age.
			1,600,000*			Undivided Quaternary faults - most faults in this category show evidence of displacement during the last 1,600,000 years; possible exceptions are faults which displace rocks of undifferentiated Plio-Pleistocene age.	Fault cuts strata of Quaternary age.
Pre-Quaternary			4.5 billion (Age of Earth)			Faults without recognized Quaternary displacement or showing evidence of no displacement during Quaternary time. Not necessarily inactive.	Fault cuts strata of Pliocene or older age.

* Quaternary now recognized as extending to 2.6 Ma (Walker and Geissman, 2009). Quaternary faults in this map were established using the previous 1.6 Ma criterion.

0 12 24 Miles

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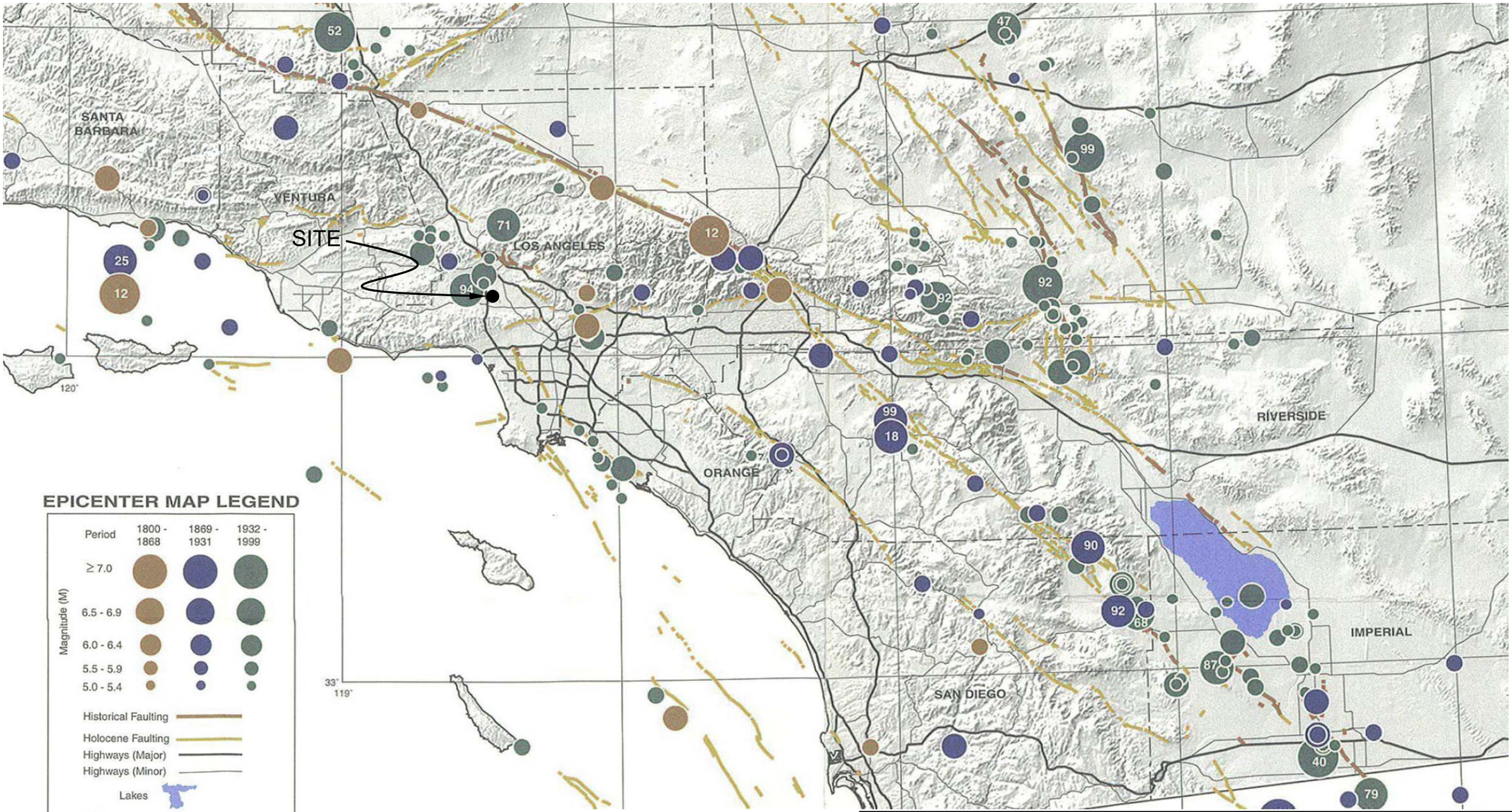
DRAFTED BY: RA | CHECKED BY: SFK

REGIONAL FAULT MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020 | PROJECT NO. W1207-06-01 | FIG. 3



EPICENTER MAP LEGEND

Period	1800 - 1868	1869 - 1931	1932 - 1999
≥ 7.0			
6.5 - 6.9			
6.0 - 6.4			
5.5 - 5.9			
5.0 - 5.4			

Magnitude (M)

Historical Faulting

Holocene Faulting

Highways (Major)

Highways (Minor)

Lakes

65 Last two digits of M ≥ 6.5 earthquake year

Reference: Toppozada, T., Branum, D., Petersen, M., Hallstrom, C., Cramer, C., and Reichle, M., 2000, Epicenters and Areas Damaged by M≥5 California Earthquakes, 1800 - 1999, California Geological Survey, Map Sheet 49.

0 20 40 Miles

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DRAFTED BY: RA | CHECKED BY: SFK

REGIONAL SEISMICITY MAP

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020 | PROJECT NO. W1207-06-01 | FIG. 4

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
DESIGN EARTHQUAKE

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration PGA_M (g):	0.940
2/3 PGA_M (g):	0.627
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	65.0

By Thomas F. Blake (1994-1996)
ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.15
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.998	0.300	--
2.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.993	0.299	--
3.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.989	0.298	--
4.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.984	0.296	--
5.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.979	0.295	--
6.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.975	0.293	--
7.0	113.4	0	4.0	10.0	0	81		1.683	15.7	113.4	~	0.970	0.292	~
8.0	113.4	0	4.0	10.0	0	81		1.567	15.1	113.4	~	0.966	0.291	~
9.0	113.4	0	4.0	10.0	0	81		1.472	14.6	113.4	~	0.961	0.289	~
10.0	113.4	0	4.0	10.0	0	81		1.392	14.2	113.4	~	0.957	0.288	~
11.0	113.4	0	4.0	10.0	0	81		1.324	13.9	113.4	~	0.952	0.287	~
12.0	101.0	0	4.0	10.0	0	81		1.269	13.6	101.0	~	0.947	0.285	~
13.0	101.0	0	4.0	10.0	0	81		1.222	13.3	101.0	~	0.943	0.284	~
14.0	101.0	0	4.0	10.0	0	81		1.180	13.1	101.0	~	0.938	0.282	~
15.0	101.0	0	6.0	15.0	1	74	45	1.142	16.5	101.0	0.180	0.934	0.281	--
16.5	101.0	0	6.0	15.0	1	74	45	1.100	16.2	101.0	0.176	0.928	0.279	--
17.0	106.8	0	7.0	20.0	1	55	45	1.083	18.7	106.8	0.202	0.923	0.278	--
18.0	106.8	0	7.0	20.0	1	55	45	1.045	18.3	106.8	0.198	0.920	0.277	--
19.0	106.8	0	7.0	20.0	1	55	45	1.017	18.0	106.8	0.195	0.915	0.276	--
20.5	106.8	0	7.0	20.0	1	55	45	0.985	17.6	106.8	0.191	0.910	0.274	--
21.0	105.0	0	10.0	25.0	1	14	51	0.973	18.2	105.0	0.191	0.905	0.272	--
22.0	105.0	0	10.0	25.0	1	14	51	0.945	17.7	105.0	0.187	0.902	0.271	--
23.0	105.0	0	10.0	25.0	1	14	51	0.925	17.4	105.0	0.183	0.897	0.270	--
24.0	105.0	0	10.0	25.0	1	14	51	0.906	17.1	105.0	0.180	0.893	0.269	--
25.0	105.0	0	10.0	25.0	1	14	51	0.887	16.8	105.0	0.177	0.888	0.267	--
26.0	105.0	0	10.0	25.0	1	14	51	0.870	16.5	105.0	0.174	0.883	0.266	--
27.0	103.5	0	10.0	25.0	1	14	51	0.854	16.2	103.5	0.171	0.879	0.265	--
28.0	103.5	0	10.0	25.0	1	14	51	0.839	16.0	103.5	0.169	0.874	0.263	--
29.5	103.5	0	10.0	25.0	1	14	51	0.822	15.7	103.5	0.165	0.869	0.261	--
30.0	128.3	0	3.0	30.0	1	97	27	0.814	11.2	128.3	0.116	0.864	0.260	--
31.0	128.3	0	3.0	30.0	1	97	27	0.794	11.1	128.3	0.114	0.861	0.259	--
32.0	128.3	0	9.0	35.0	1	97	43	0.779	19.1	128.3	0.189	0.856	0.258	--
33.0	128.3	0	9.0	35.0	1	97	43	0.765	18.9	128.3	0.187	0.851	0.256	--
34.0	128.3	0	9.0	35.0	1	97	43	0.752	18.7	128.3	0.185	0.847	0.255	--
35.0	128.3	0	9.0	35.0	1	62	43	0.739	18.5	128.3	0.183	0.842	0.254	--
36.5	128.3	0	9.0	35.0	1	62	43	0.724	18.2	128.3	0.180	0.837	0.252	--
37.0	137.3	0	8.0	40.0	1	44	39	0.718	16.9	137.3	0.162	0.832	0.250	--
38.0	137.3	0	8.0	40.0	1	44	39	0.703	16.7	137.3	0.160	0.829	0.249	--
39.0	137.3	0	8.0	40.0	1	44	39	0.692	16.5	137.3	0.158	0.824	0.248	--
40.0	137.3	1	8.0	40.0	1	44	39	0.681	16.4	74.9	0.157	0.819	0.248	0.63
41.0	137.3	1	8.0	40.0	1	44	39	0.671	16.3	74.9	0.156	0.815	0.250	0.62
42.0	138.7	1	8.0	40.0	1	44	39	0.661	16.1	76.3	0.154	0.810	0.252	0.61
43.0	138.7	1	8.0	40.0	1	44	39	0.652	16.0	76.3	0.153	0.806	0.254	0.60
44.0	138.7	1	8.0	40.0	1	44	39	0.643	15.9	76.3	0.152	0.801	0.255	0.60
45.0	138.7	1	7.0	45.0	1	48	35	0.634	14.7	76.3	0.138	0.797	0.257	0.54
46.0	138.7	1	7.0	45.0	1	48	35	0.626	14.6	76.3	0.137	0.792	0.258	0.53
47.0	138.7	1	7.0	45.0	1	48	35	0.618	14.5	76.3	0.136	0.787	0.259	0.53
48.0	137.8	1	22.0	47.5	1	48	61	0.610	30.2	75.4	Infin.	0.783	0.260	Non-Liq.
49.0	137.8	1	22.0	47.5	1	48	61	0.603	29.9	75.4	0.399	0.778	0.261	1.53
50.0	121.3	1	45.0	50.0	1	7	87	0.596	46.8	58.9	Infin.	0.774	0.262	Non-Liq.

Figure 5

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

LIQUEFACTION SETTLEMENT ANALYSIS
DESIGN EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
PGAM (g):	0.940
2/3 PGAM (g):	0.63
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater @ Exploration:	65.0

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'_o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain $[e_{15}]$ (%)	EQ. SETTLE. Pe (in.)
1.0	8	113.3664	0.028	0.028	62	25	0.408	--	0.00	0.00
2.0	8	113.3664	0.085	0.085	62	25	0.408	--	0.00	0.00
3.0	8	113.3664	0.142	0.142	62	25	0.408	--	0.00	0.00
4.0	8	113.3664	0.198	0.198	62	25	0.408	--	0.00	0.00
5.0	8	113.3664	0.255	0.255	62	25	0.408	--	0.00	0.00
6.0	8	113.3664	0.312	0.312	62	25	0.408	--	0.00	0.00
7.0	4	113.3664	0.368	0.368		16	0.408	~	0.00	0.00
8.0	4	113.3664	0.425	0.425		15	0.408	~	0.00	0.00
9.0	4	113.3664	0.482	0.482		15	0.408	~	0.00	0.00
10.0	4	113.3664	0.538	0.538		14	0.408	~	0.00	0.00
11.0	4	113.3664	0.595	0.595		14	0.408	~	0.00	0.00
12.0	4	100.9983	0.649	0.649		14	0.408	~	0.00	0.00
13.0	4	100.9983	0.699	0.699		13	0.408	~	0.00	0.00
14.0	4	100.9983	0.750	0.750		13	0.408	~	0.00	0.00
15.0	6	100.9983	0.800	0.800	45	17	0.408	--	0.00	0.00
16.5	6	100.9983	0.863	0.863	45	16	0.408	--	0.00	0.00
17.0	7	106.774	0.889	0.889	45	19	0.408	--	0.00	0.00
18.0	7	106.774	0.956	0.956	45	18	0.408	--	0.00	0.00
19.0	7	106.774	1.009	1.009	45	18	0.408	--	0.00	0.00
20.5	7	106.774	1.076	1.076	45	18	0.408	--	0.00	0.00
21.0	10	104.9784	1.103	1.103	51	18	0.408	--	0.00	0.00
22.0	10	104.9784	1.168	1.168	51	18	0.408	--	0.00	0.00
23.0	10	104.9784	1.221	1.221	51	17	0.408	--	0.00	0.00
24.0	10	104.9784	1.273	1.273	51	17	0.408	--	0.00	0.00
25.0	10	104.9784	1.326	1.326	51	17	0.408	--	0.00	0.00
26.0	10	104.9784	1.378	1.378	51	16	0.408	--	0.00	0.00
27.0	10	103.4896	1.430	1.430	51	16	0.408	--	0.00	0.00
28.0	10	103.4896	1.482	1.482	51	16	0.408	--	0.00	0.00
29.5	10	103.4896	1.547	1.547	51	16	0.408	--	0.00	0.00
30.0	3	128.2556	1.576	1.576	27	11	0.408	--	0.00	0.00
31.0	3	128.2556	1.656	1.656	27	11	0.408	--	0.00	0.00
32.0	9	128.2556	1.720	1.720	43	19	0.408	--	0.00	0.00
33.0	9	128.2556	1.784	1.784	43	19	0.408	--	0.00	0.00
34.0	9	128.2556	1.848	1.848	43	19	0.408	--	0.00	0.00
35.0	9	128.2556	1.912	1.912	43	18	0.408	--	0.00	0.00
36.5	9	128.2556	1.993	1.993	43	18	0.408	--	0.00	0.00
37.0	8	137.3196	2.026	2.026	39	17	0.408	--	0.00	0.00
38.0	8	137.3196	2.112	2.112	39	17	0.408	--	0.00	0.00
39.0	8	137.3196	2.180	2.180	39	17	0.408	--	0.00	0.00
40.0	8	137.3196	2.249	2.233	39	16	0.410	0.63	1.70	0.20
41.0	8	137.3196	2.318	2.271	39	16	0.416	0.62	1.70	0.20
42.0	8	138.7155	2.387	2.309	39	16	0.421	0.61	1.70	0.20
43.0	8	138.7155	2.456	2.347	39	16	0.427	0.60	1.70	0.20
44.0	8	138.7155	2.525	2.385	39	16	0.432	0.60	1.70	0.20
45.0	7	138.7155	2.595	2.423	35	15	0.436	0.54	1.80	0.22
46.0	7	138.7155	2.664	2.461	35	15	0.441	0.53	1.80	0.22
47.0	7	138.7155	2.733	2.499	35	14	0.446	0.53	1.80	0.22
48.0	22	137.7915	2.803	2.537	61	30	0.450	Non-Liq.	0.00	0.00
49.0	22	137.7915	2.871	2.575	61	30	0.454	1.53	0.00	0.00
50.0	45	121.3473	2.936	2.609	87	47	0.459	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 1.7 INCHES

Figure 6

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
DESIGN EARTHQUAKE

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration PGA_M (g):	0.940
2/3 PGA_M (g):	0.627
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	65.0

By Thomas F. Blake (1994-1996)
ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.15
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.998	0.300	--
2.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.993	0.299	--
3.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.989	0.298	--
4.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.984	0.296	--
5.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.979	0.295	--
6.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.975	0.293	--
7.0	102.9	0	7.0	10.0	1	50	53	1.700	22.4	102.9	0.247	0.970	0.292	--
8.0	102.9	0	7.0	10.0	1	50	53	1.645	21.9	102.9	0.241	0.966	0.291	--
9.0	102.9	0	7.0	10.0	1	50	53	1.545	21.0	102.9	0.230	0.961	0.289	--
10.0	102.9	0	7.0	10.0	1	50	53	1.462	20.2	102.9	0.221	0.957	0.288	--
11.0	102.9	0	7.0	10.0	1	50	53	1.390	19.6	102.9	0.213	0.952	0.287	--
12.0	104.0	0	7.0	10.0	1	50	53	1.328	19.0	104.0	0.207	0.947	0.285	--
13.0	104.0	0	7.0	10.0	1	50	53	1.273	18.5	104.0	0.201	0.943	0.284	--
14.0	104.0	0	7.0	10.0	1	50	53	1.225	18.1	104.0	0.197	0.938	0.282	--
15.0	104.0	0	6.0	15.0	1	76	46	1.182	16.9	104.0	0.183	0.934	0.281	--
16.5	104.0	0	6.0	15.0	1	76	46	1.133	16.5	104.0	0.179	0.928	0.279	--
17.0	110.2	0	10.0	17.5	1		56	1.115	16.5	110.2	0.179	0.923	0.278	--
18.0	110.2	0	10.0	17.5	1		56	1.072	15.8	110.2	0.172	0.920	0.277	--
19.0	110.2	0	10.0	17.5	1		56	1.041	15.4	110.2	0.167	0.915	0.276	--
20.0	110.2	0	10.0	20.0	1	60	55	1.012	22.6	110.2	0.251	0.911	0.274	--
21.5	110.2	0	10.0	20.0	1	60	55	0.980	22.1	110.2	0.244	0.905	0.272	--
22.0	107.5	0	14.0	25.0	1	20	61	0.968	25.9	107.5	0.293	0.901	0.271	--
23.0	107.5	0	14.0	25.0	1	20	61	0.940	25.3	107.5	0.282	0.897	0.270	--
24.0	107.5	0	14.0	25.0	1	20	61	0.919	24.8	107.5	0.274	0.893	0.269	--
25.0	107.5	0	14.0	25.0	1	20	61	0.900	24.3	107.5	0.267	0.888	0.267	--
26.0	107.5	0	14.0	25.0	1	20	61	0.882	23.9	107.5	0.261	0.883	0.266	--
27.0	101.4	0	14.0	25.0	1	20	61	0.865	23.5	101.4	0.255	0.879	0.265	--
28.0	101.4	0	14.0	25.0	1	20	61	0.850	23.2	101.4	0.251	0.874	0.263	--
29.0	101.4	0	14.0	25.0	1	20	61	0.835	22.8	101.4	0.246	0.870	0.262	--
30.0	101.4	0	7.0	30.0	1	71	41	0.821	16.9	101.4	0.174	0.865	0.260	--
31.5	101.4	0	7.0	30.0	1	71	41	0.805	16.7	101.4	0.172	0.859	0.259	--
32.0	104.6	0	13.0	32.5	1		54	0.799	17.9	104.6	0.181	0.855	0.257	--
33.0	104.6	0	13.0	32.5	1		54	0.783	17.6	104.6	0.178	0.851	0.256	--
34.0	104.6	0	13.0	32.5	1		54	0.771	17.3	104.6	0.175	0.847	0.255	--
35.0	104.6	0	6.0	35.0	1	68	36	0.760	14.9	104.6	0.149	0.842	0.254	--
36.5	104.6	0	6.0	35.0	1	68	36	0.747	14.7	104.6	0.148	0.837	0.252	--
37.0	138.4	0	14.0	37.5	1		53	0.741	17.9	138.4	0.175	0.832	0.250	--
38.0	138.4	0	14.0	37.5	1		53	0.725	17.5	138.4	0.172	0.829	0.249	--
39.0	138.4	0	14.0	37.5	1		53	0.712	17.2	138.4	0.169	0.824	0.248	--
40.0	138.4	1	10.0	40.0	1	44	44	0.701	19.1	76.0	0.185	0.819	0.248	0.74
41.0	138.4	1	10.0	40.0	1	44	44	0.689	18.9	76.0	0.183	0.815	0.251	0.73
42.0	138.4	1	10.0	40.0	1	44	44	0.679	18.7	76.0	0.181	0.810	0.253	0.72
43.0	136.8	1	15.0	45.0	1	64	52	0.669	24.3	74.4	0.240	0.806	0.254	0.94
44.0	136.8	1	15.0	45.0	1	64	52	0.659	24.1	74.4	0.236	0.801	0.256	0.92
45.0	136.8	1	15.0	45.0	1	64	52	0.650	23.8	74.4	0.233	0.797	0.258	0.91
46.0	136.8	1	15.0	45.0	1	64	52	0.641	23.6	74.4	0.230	0.792	0.259	0.89
47.0	138.1	1	15.0	45.0	1	64	52	0.633	23.4	75.7	0.228	0.787	0.260	0.87
48.0	138.1	1	15.0	45.0	1	64	52	0.624	23.2	75.7	0.225	0.783	0.262	0.86
49.0	138.1	1	15.0	45.0	1	64	52	0.617	23.0	75.7	0.223	0.778	0.263	0.85
50.0	138.1	1	13.0	50.0	1	60	47	0.609	20.7	75.7	0.193	0.774	0.264	0.73

Figure 7

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

LIQUEFACTION SETTLEMENT ANALYSIS
DESIGN EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
PGAM (g):	0.940
2/3 PGAM (g):	0.63
Calculated Mag.Wtg.Factor:	0.739
Historic High Groundwater:	40.0
Groundwater @ Exploration:	65.0

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'_o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain $[e_{15}]$ (%)	EQ. SETTLE. Pe (in.)
1.0	3	102.872	0.026	0.026	38	14	0.408	--	0.00	0.00
2.0	3	102.872	0.077	0.077	38	14	0.408	--	0.00	0.00
3.0	3	102.872	0.129	0.129	38	14	0.408	--	0.00	0.00
4.0	3	102.872	0.180	0.180	38	14	0.408	--	0.00	0.00
5.0	3	102.872	0.231	0.231	38	14	0.408	--	0.00	0.00
6.0	3	102.872	0.283	0.283	38	14	0.408	--	0.00	0.00
7.0	7	102.872	0.334	0.334	53	22	0.408	--	0.00	0.00
8.0	7	102.872	0.386	0.386	53	22	0.408	--	0.00	0.00
9.0	7	102.872	0.437	0.437	53	21	0.408	--	0.00	0.00
10.0	7	102.872	0.489	0.489	53	20	0.408	--	0.00	0.00
11.0	7	102.872	0.540	0.540	53	20	0.408	--	0.00	0.00
12.0	7	104.0129	0.592	0.592	53	19	0.408	--	0.00	0.00
13.0	7	104.0129	0.644	0.644	53	19	0.408	--	0.00	0.00
14.0	7	104.0129	0.696	0.696	53	18	0.408	--	0.00	0.00
15.0	6	104.0129	0.748	0.748	46	17	0.408	--	0.00	0.00
16.5	6	104.0129	0.813	0.813	46	16	0.408	--	0.00	0.00
17.0	10	110.1659	0.840	0.840	56	16	0.408	--	0.00	0.00
18.0	10	110.1659	0.908	0.908	56	16	0.408	--	0.00	0.00
19.0	10	110.1659	0.964	0.964	56	15	0.408	--	0.00	0.00
20.0	10	110.1659	1.019	1.019	55	23	0.408	--	0.00	0.00
21.5	10	110.1659	1.087	1.087	55	22	0.408	--	0.00	0.00
22.0	14	107.52	1.115	1.115	61	26	0.408	--	0.00	0.00
23.0	14	107.52	1.182	1.182	61	25	0.408	--	0.00	0.00
24.0	14	107.52	1.236	1.236	61	25	0.408	--	0.00	0.00
25.0	14	107.52	1.289	1.289	61	24	0.408	--	0.00	0.00
26.0	14	107.52	1.343	1.343	61	24	0.408	--	0.00	0.00
27.0	14	101.3663	1.395	1.395	61	24	0.408	--	0.00	0.00
28.0	14	101.3663	1.446	1.446	61	23	0.408	--	0.00	0.00
29.0	14	101.3663	1.497	1.497	61	23	0.408	--	0.00	0.00
30.0	7	101.3663	1.547	1.547	41	17	0.408	--	0.00	0.00
31.5	7	101.3663	1.611	1.611	41	17	0.408	--	0.00	0.00
32.0	13	104.566	1.637	1.637	54	18	0.408	--	0.00	0.00
33.0	13	104.566	1.702	1.702	54	18	0.408	--	0.00	0.00
34.0	13	104.566	1.754	1.754	54	17	0.408	--	0.00	0.00
35.0	6	104.566	1.806	1.806	36	15	0.408	--	0.00	0.00
36.5	6	104.566	1.872	1.872	36	15	0.408	--	0.00	0.00
37.0	14	138.3588	1.902	1.902	53	18	0.408	--	0.00	0.00
38.0	14	138.3588	1.989	1.989	53	17	0.408	--	0.00	0.00
39.0	14	138.3588	2.058	2.058	53	17	0.408	--	0.00	0.00
40.0	10	138.3588	2.127	2.111	44	19	0.411	0.74	1.60	0.19
41.0	10	138.3588	2.196	2.149	44	19	0.416	0.73	1.60	0.19
42.0	10	138.3588	2.265	2.187	44	19	0.422	0.72	1.60	0.19
43.0	15	136.8252	2.334	2.225	52	24	0.428	0.94	1.30	0.16
44.0	15	136.8252	2.403	2.262	52	24	0.433	0.92	1.30	0.16
45.0	15	136.8252	2.471	2.299	52	24	0.438	0.91	1.30	0.16
46.0	15	136.8252	2.539	2.337	52	24	0.443	0.89	1.30	0.16
47.0	15	138.0806	2.608	2.374	52	23	0.448	0.87	1.30	0.16
48.0	15	138.0806	2.677	2.412	52	23	0.452	0.86	1.30	0.16
49.0	15	138.0806	2.746	2.450	52	23	0.457	0.85	1.30	0.16
50.0	13	138.0806	2.815	2.488	47	21	0.461	0.73	1.40	0.17

TOTAL SETTLEMENT = 1.8 INCHES

Figure 8

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
MAXIMUM CONSIDERED EARTHQUAKE

NCEER (1996) METHOD

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration PGA_M (g):	0.940
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	65.0

By Thomas F. Blake (1994-1996)

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.15
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.998	0.475	--
2.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.993	0.473	--
3.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.989	0.471	--
4.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.984	0.468	--
5.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.979	0.466	--
6.0	113.4	0	8.0	5.0	1	46	62	1.700	24.6	113.4	0.279	0.975	0.464	--
7.0	113.4	0	4.0	10.0	0	81		1.683	15.7	113.4	~	0.970	0.462	~
8.0	113.4	0	4.0	10.0	0	81		1.567	15.1	113.4	~	0.966	0.460	~
9.0	113.4	0	4.0	10.0	0	81		1.472	14.6	113.4	~	0.961	0.457	~
10.0	113.4	0	4.0	10.0	0	81		1.392	14.2	113.4	~	0.957	0.455	~
11.0	113.4	0	4.0	10.0	0	81		1.324	13.9	113.4	~	0.952	0.453	~
12.0	101.0	0	4.0	10.0	0	81		1.269	13.6	101.0	~	0.947	0.451	~
13.0	101.0	0	4.0	10.0	0	81		1.222	13.3	101.0	~	0.943	0.449	~
14.0	101.0	0	4.0	10.0	0	81		1.180	13.1	101.0	~	0.938	0.447	~
15.0	101.0	0	6.0	15.0	1	74	45	1.142	16.5	101.0	0.180	0.934	0.444	--
16.5	101.0	0	6.0	15.0	1	74	45	1.100	16.2	101.0	0.176	0.928	0.442	--
17.0	106.8	0	7.0	20.0	1	55	45	1.083	18.7	106.8	0.202	0.923	0.440	--
18.0	106.8	0	7.0	20.0	1	55	45	1.045	18.3	106.8	0.198	0.920	0.438	--
19.0	106.8	0	7.0	20.0	1	55	45	1.017	18.0	106.8	0.195	0.915	0.436	--
20.5	106.8	0	7.0	20.0	1	55	45	0.985	17.6	106.8	0.191	0.910	0.433	--
21.0	105.0	0	10.0	25.0	1	14	51	0.973	18.2	105.0	0.191	0.905	0.431	--
22.0	105.0	0	10.0	25.0	1	14	51	0.945	17.7	105.0	0.187	0.902	0.429	--
23.0	105.0	0	10.0	25.0	1	14	51	0.925	17.4	105.0	0.183	0.897	0.427	--
24.0	105.0	0	10.0	25.0	1	14	51	0.906	17.1	105.0	0.180	0.893	0.425	--
25.0	105.0	0	10.0	25.0	1	14	51	0.887	16.8	105.0	0.177	0.888	0.423	--
26.0	105.0	0	10.0	25.0	1	14	51	0.870	16.5	105.0	0.174	0.883	0.420	--
27.0	103.5	0	10.0	25.0	1	14	51	0.854	16.2	103.5	0.171	0.879	0.418	--
28.0	103.5	0	10.0	25.0	1	14	51	0.839	16.0	103.5	0.169	0.874	0.416	--
29.5	103.5	0	10.0	25.0	1	14	51	0.822	15.7	103.5	0.165	0.869	0.413	--
30.0	128.3	0	3.0	30.0	1	97	27	0.814	11.2	128.3	0.116	0.864	0.411	--
31.0	128.3	0	3.0	30.0	1	97	27	0.794	11.1	128.3	0.114	0.861	0.410	--
32.0	128.3	0	9.0	35.0	1	97	43	0.779	19.1	128.3	0.189	0.856	0.407	--
33.0	128.3	0	9.0	35.0	1	97	43	0.765	18.9	128.3	0.187	0.851	0.405	--
34.0	128.3	0	9.0	35.0	1	97	43	0.752	18.7	128.3	0.185	0.847	0.403	--
35.0	128.3	0	9.0	35.0	1	62	43	0.739	18.5	128.3	0.183	0.842	0.401	--
36.5	128.3	0	9.0	35.0	1	62	43	0.724	18.2	128.3	0.180	0.837	0.398	--
37.0	137.3	0	8.0	40.0	1	44	39	0.718	16.9	137.3	0.162	0.832	0.396	--
38.0	137.3	0	8.0	40.0	1	44	39	0.703	16.7	137.3	0.160	0.829	0.394	--
39.0	137.3	0	8.0	40.0	1	44	39	0.692	16.5	137.3	0.158	0.824	0.392	--
40.0	137.3	1	8.0	40.0	1	44	39	0.681	16.4	74.9	0.157	0.819	0.393	0.40
41.0	137.3	1	8.0	40.0	1	44	39	0.671	16.3	74.9	0.156	0.815	0.396	0.39
42.0	138.7	1	8.0	40.0	1	44	39	0.661	16.1	76.3	0.154	0.810	0.399	0.39
43.0	138.7	1	8.0	40.0	1	44	39	0.652	16.0	76.3	0.153	0.806	0.401	0.38
44.0	138.7	1	8.0	40.0	1	44	39	0.643	15.9	76.3	0.152	0.801	0.404	0.38
45.0	138.7	1	7.0	45.0	1	48	35	0.634	14.7	76.3	0.138	0.797	0.406	0.34
46.0	138.7	1	7.0	45.0	1	48	35	0.626	14.6	76.3	0.137	0.792	0.408	0.34
47.0	138.7	1	7.0	45.0	1	48	35	0.618	14.5	76.3	0.136	0.787	0.410	0.33
48.0	137.8	1	22.0	47.5	1	48	61	0.610	30.2	75.4	Infin.	0.783	0.412	Non-Liq.
49.0	137.8	1	22.0	47.5	1	48	61	0.603	29.9	75.4	0.399	0.778	0.413	0.97
50.0	121.3	1	45.0	50.0	1	7	87	0.596	46.8	58.9	Infin.	0.774	0.415	Non-Liq.

Figure 9

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

LIQUEFACTION SETTLEMENT ANALYSIS
MAXIMUM CONSIDERED EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
PGA_M (g):	0.940
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater @ Exploration:	65.0

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15} (%)	EQ. SETTLE. Pe (in.)
1.0	8	113.3664	0.028	0.028	62	25	0.611	--	0.00	0.00
2.0	8	113.3664	0.085	0.085	62	25	0.611	--	0.00	0.00
3.0	8	113.3664	0.142	0.142	62	25	0.611	--	0.00	0.00
4.0	8	113.3664	0.198	0.198	62	25	0.611	--	0.00	0.00
5.0	8	113.3664	0.255	0.255	62	25	0.611	--	0.00	0.00
6.0	8	113.3664	0.312	0.312	62	25	0.611	--	0.00	0.00
7.0	4	113.3664	0.368	0.368		16	0.611	~	0.00	0.00
8.0	4	113.3664	0.425	0.425		15	0.611	~	0.00	0.00
9.0	4	113.3664	0.482	0.482		15	0.611	~	0.00	0.00
10.0	4	113.3664	0.538	0.538		14	0.611	~	0.00	0.00
11.0	4	113.3664	0.595	0.595		14	0.611	~	0.00	0.00
12.0	4	100.9983	0.649	0.649		14	0.611	~	0.00	0.00
13.0	4	100.9983	0.699	0.699		13	0.611	~	0.00	0.00
14.0	4	100.9983	0.750	0.750		13	0.611	~	0.00	0.00
15.0	6	100.9983	0.800	0.800	45	17	0.611	--	0.00	0.00
16.5	6	100.9983	0.863	0.863	45	16	0.611	--	0.00	0.00
17.0	7	106.774	0.889	0.889	45	19	0.611	--	0.00	0.00
18.0	7	106.774	0.956	0.956	45	18	0.611	--	0.00	0.00
19.0	7	106.774	1.009	1.009	45	18	0.611	--	0.00	0.00
20.5	7	106.774	1.076	1.076	45	18	0.611	--	0.00	0.00
21.0	10	104.9784	1.103	1.103	51	18	0.611	--	0.00	0.00
22.0	10	104.9784	1.168	1.168	51	18	0.611	--	0.00	0.00
23.0	10	104.9784	1.221	1.221	51	17	0.611	--	0.00	0.00
24.0	10	104.9784	1.273	1.273	51	17	0.611	--	0.00	0.00
25.0	10	104.9784	1.326	1.326	51	17	0.611	--	0.00	0.00
26.0	10	104.9784	1.378	1.378	51	16	0.611	--	0.00	0.00
27.0	10	103.4896	1.430	1.430	51	16	0.611	--	0.00	0.00
28.0	10	103.4896	1.482	1.482	51	16	0.611	--	0.00	0.00
29.5	10	103.4896	1.547	1.547	51	16	0.611	--	0.00	0.00
30.0	3	128.2556	1.576	1.576	27	11	0.611	--	0.00	0.00
31.0	3	128.2556	1.656	1.656	27	11	0.611	--	0.00	0.00
32.0	9	128.2556	1.720	1.720	43	19	0.611	--	0.00	0.00
33.0	9	128.2556	1.784	1.784	43	19	0.611	--	0.00	0.00
34.0	9	128.2556	1.848	1.848	43	19	0.611	--	0.00	0.00
35.0	9	128.2556	1.912	1.912	43	18	0.611	--	0.00	0.00
36.5	9	128.2556	1.993	1.993	43	18	0.611	--	0.00	0.00
37.0	8	137.3196	2.026	2.026	39	17	0.611	--	0.00	0.00
38.0	8	137.3196	2.112	2.112	39	17	0.611	--	0.00	0.00
39.0	8	137.3196	2.180	2.180	39	17	0.611	--	0.00	0.00
40.0	8	137.3196	2.249	2.233	39	16	0.615	0.40	1.70	0.20
41.0	8	137.3196	2.318	2.271	39	16	0.624	0.39	1.70	0.20
42.0	8	138.7155	2.387	2.309	39	16	0.632	0.39	1.70	0.20
43.0	8	138.7155	2.456	2.347	39	16	0.639	0.38	1.70	0.20
44.0	8	138.7155	2.525	2.385	39	16	0.647	0.38	1.70	0.20
45.0	7	138.7155	2.595	2.423	35	15	0.654	0.34	1.80	0.22
46.0	7	138.7155	2.664	2.461	35	15	0.661	0.34	1.80	0.22
47.0	7	138.7155	2.733	2.499	35	14	0.668	0.33	1.80	0.22
48.0	22	137.7915	2.803	2.537	61	30	0.675	Non-Liq.	0.00	0.00
49.0	22	137.7915	2.871	2.575	61	30	0.681	0.97	0.75	0.09
50.0	45	121.3473	2.936	2.609	87	47	0.688	Non-Liq.	0.00	0.00

TOTAL SETTLEMENT = 1.8 INCHES

Figure 10

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

EMPIRICAL ESTIMATION OF LIQUEFACTION POTENTIAL
MAXIMUM CONSIDERED EARTHQUAKE

NCEER (1996) METHOD

EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration PGA_M (g):	0.940
Calculated Mag.Wtg.Factor:	0.779
Historic High Groundwater:	40.0
Groundwater Depth During Exploration:	65.0

By Thomas F. Blake (1994-1996)

ENERGY & ROD CORRECTIONS:

Energy Correction (CE) for N60:	1.25
Rod Len.Corr.(CR)(0-no or 1-yes):	1.0
Bore Dia. Corr. (CB):	1.15
Sampler Corr. (CS):	1.20
Use Ksigma (0 or 1):	1.0

LIQUEFACTION CALCULATIONS:

Unit Wt. Water (pcf): 62.4

Depth to Base (ft)	Total Unit Wt. (pcf)	Water (0 or 1)	FIELD SPT (N)	Depth of SPT (ft)	Liq.Sus. (0 or 1)	-200 (%)	Est. Dr (%)	CN Factor	Corrected (N1)60	Eff. Unit Wt. (psf)	Resist. CRR	rd Factor	Induced CSR	Liquefac. Safe.Fact.
1.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.998	0.475	--
2.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.993	0.473	--
3.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.989	0.471	--
4.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.984	0.468	--
5.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.979	0.466	--
6.0	102.9	0	3.0	5.0	1	63	38	1.700	13.6	102.9	0.148	0.975	0.464	--
7.0	102.9	0	7.0	10.0	1	50	53	1.700	22.4	102.9	0.247	0.970	0.462	--
8.0	102.9	0	7.0	10.0	1	50	53	1.645	21.9	102.9	0.241	0.966	0.460	--
9.0	102.9	0	7.0	10.0	1	50	53	1.545	21.0	102.9	0.230	0.961	0.457	--
10.0	102.9	0	7.0	10.0	1	50	53	1.462	20.2	102.9	0.221	0.957	0.455	--
11.0	102.9	0	7.0	10.0	1	50	53	1.390	19.6	102.9	0.213	0.952	0.453	--
12.0	104.0	0	7.0	10.0	1	50	53	1.328	19.0	104.0	0.207	0.947	0.451	--
13.0	104.0	0	7.0	10.0	1	50	53	1.273	18.5	104.0	0.201	0.943	0.449	--
14.0	104.0	0	7.0	10.0	1	50	53	1.225	18.1	104.0	0.197	0.938	0.447	--
15.0	104.0	0	6.0	15.0	1	76	46	1.182	16.9	104.0	0.183	0.934	0.444	--
16.5	104.0	0	6.0	15.0	1	76	46	1.133	16.5	104.0	0.179	0.928	0.442	--
17.0	110.2	0	10.0	17.5	1		56	1.115	16.5	110.2	0.179	0.923	0.440	--
18.0	110.2	0	10.0	17.5	1		56	1.072	15.8	110.2	0.172	0.920	0.438	--
19.0	110.2	0	10.0	17.5	1		56	1.041	15.4	110.2	0.167	0.915	0.436	--
20.0	110.2	0	10.0	20.0	1	60	55	1.012	22.6	110.2	0.251	0.911	0.434	--
21.5	110.2	0	10.0	20.0	1	60	55	0.980	22.1	110.2	0.244	0.905	0.431	--
22.0	107.5	0	14.0	25.0	1	20	61	0.968	25.9	107.5	0.293	0.901	0.429	--
23.0	107.5	0	14.0	25.0	1	20	61	0.940	25.3	107.5	0.282	0.897	0.427	--
24.0	107.5	0	14.0	25.0	1	20	61	0.919	24.8	107.5	0.274	0.893	0.425	--
25.0	107.5	0	14.0	25.0	1	20	61	0.900	24.3	107.5	0.267	0.888	0.423	--
26.0	107.5	0	14.0	25.0	1	20	61	0.882	23.9	107.5	0.261	0.883	0.420	--
27.0	101.4	0	14.0	25.0	1	20	61	0.865	23.5	101.4	0.255	0.879	0.418	--
28.0	101.4	0	14.0	25.0	1	20	61	0.850	23.2	101.4	0.251	0.874	0.416	--
29.0	101.4	0	14.0	25.0	1	20	61	0.835	22.8	101.4	0.246	0.870	0.414	--
30.0	101.4	0	7.0	30.0	1	71	41	0.821	16.9	101.4	0.174	0.865	0.412	--
31.5	101.4	0	7.0	30.0	1	71	41	0.805	16.7	101.4	0.172	0.859	0.409	--
32.0	104.6	0	13.0	32.5	1		54	0.799	17.9	104.6	0.181	0.855	0.407	--
33.0	104.6	0	13.0	32.5	1		54	0.783	17.6	104.6	0.178	0.851	0.405	--
34.0	104.6	0	13.0	32.5	1		54	0.771	17.3	104.6	0.175	0.847	0.403	--
35.0	104.6	0	6.0	35.0	1	68	36	0.760	14.9	104.6	0.149	0.842	0.401	--
36.5	104.6	0	6.0	35.0	1	68	36	0.747	14.7	104.6	0.148	0.837	0.398	--
37.0	138.4	0	14.0	37.5	1		53	0.741	17.9	138.4	0.175	0.832	0.396	--
38.0	138.4	0	14.0	37.5	1		53	0.725	17.5	138.4	0.172	0.829	0.394	--
39.0	138.4	0	14.0	37.5	1		53	0.712	17.2	138.4	0.169	0.824	0.392	--
40.0	138.4	1	10.0	40.0	1	44	44	0.701	19.1	76.0	0.185	0.819	0.393	0.47
41.0	138.4	1	10.0	40.0	1	44	44	0.689	18.9	76.0	0.183	0.815	0.396	0.46
42.0	138.4	1	10.0	40.0	1	44	44	0.679	18.7	76.0	0.181	0.810	0.399	0.45
43.0	136.8	1	15.0	45.0	1	64	52	0.669	24.3	74.4	0.240	0.806	0.402	0.60
44.0	136.8	1	15.0	45.0	1	64	52	0.659	24.1	74.4	0.236	0.801	0.405	0.58
45.0	136.8	1	15.0	45.0	1	64	52	0.650	23.8	74.4	0.233	0.797	0.407	0.57
46.0	136.8	1	15.0	45.0	1	64	52	0.641	23.6	74.4	0.230	0.792	0.410	0.56
47.0	138.1	1	15.0	45.0	1	64	52	0.633	23.4	75.7	0.228	0.787	0.412	0.55
48.0	138.1	1	15.0	45.0	1	64	52	0.624	23.2	75.7	0.225	0.783	0.414	0.54
49.0	138.1	1	15.0	45.0	1	64	52	0.617	23.0	75.7	0.223	0.778	0.415	0.54
50.0	138.1	1	13.0	50.0	1	60	47	0.609	20.7	75.7	0.193	0.774	0.417	0.46

Figure 11

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

LIQUEFACTION SETTLEMENT ANALYSIS
MAXIMUM CONSIDERED EARTHQUAKE

(SATURATED SAND AT INITIAL LIQUEFACTION CONDITION)

NCEER (1996) METHOD
EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
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Historic High Groundwater:	40.0
Groundwater @ Exploration:	65.0

DEPTH TO BASE	BLOW COUNT N	WET DENSITY (PCF)	TOTAL STRESS O (TSF)	EFFECT STRESS O' (TSF)	REL. DEN. Dr (%)	ADJUST BLOWS (N1)60	Tav/σ'o	LIQUEFACTION SAFETY FACTOR	Volumetric Strain [e15} (%)	EQ. SETTLE. Pe (in.)
1.0	3	102.872	0.026	0.026	38	14	0.611	--	0.00	0.00
2.0	3	102.872	0.077	0.077	38	14	0.611	--	0.00	0.00
3.0	3	102.872	0.129	0.129	38	14	0.611	--	0.00	0.00
4.0	3	102.872	0.180	0.180	38	14	0.611	--	0.00	0.00
5.0	3	102.872	0.231	0.231	38	14	0.611	--	0.00	0.00
6.0	3	102.872	0.283	0.283	38	14	0.611	--	0.00	0.00
7.0	7	102.872	0.334	0.334	53	22	0.611	--	0.00	0.00
8.0	7	102.872	0.386	0.386	53	22	0.611	--	0.00	0.00
9.0	7	102.872	0.437	0.437	53	21	0.611	--	0.00	0.00
10.0	7	102.872	0.489	0.489	53	20	0.611	--	0.00	0.00
11.0	7	102.872	0.540	0.540	53	20	0.611	--	0.00	0.00
12.0	7	104.0129	0.592	0.592	53	19	0.611	--	0.00	0.00
13.0	7	104.0129	0.644	0.644	53	19	0.611	--	0.00	0.00
14.0	7	104.0129	0.696	0.696	53	18	0.611	--	0.00	0.00
15.0	6	104.0129	0.748	0.748	46	17	0.611	--	0.00	0.00
16.5	6	104.0129	0.813	0.813	46	16	0.611	--	0.00	0.00
17.0	10	110.1659	0.840	0.840	56	16	0.611	--	0.00	0.00
18.0	10	110.1659	0.908	0.908	56	16	0.611	--	0.00	0.00
19.0	10	110.1659	0.964	0.964	56	15	0.611	--	0.00	0.00
20.0	10	110.1659	1.019	1.019	55	23	0.611	--	0.00	0.00
21.5	10	110.1659	1.087	1.087	55	22	0.611	--	0.00	0.00
22.0	14	107.52	1.115	1.115	61	26	0.611	--	0.00	0.00
23.0	14	107.52	1.182	1.182	61	25	0.611	--	0.00	0.00
24.0	14	107.52	1.236	1.236	61	25	0.611	--	0.00	0.00
25.0	14	107.52	1.289	1.289	61	24	0.611	--	0.00	0.00
26.0	14	107.52	1.343	1.343	61	24	0.611	--	0.00	0.00
27.0	14	101.3663	1.395	1.395	61	24	0.611	--	0.00	0.00
28.0	14	101.3663	1.446	1.446	61	23	0.611	--	0.00	0.00
29.0	14	101.3663	1.497	1.497	61	23	0.611	--	0.00	0.00
30.0	7	101.3663	1.547	1.547	41	17	0.611	--	0.00	0.00
31.5	7	101.3663	1.611	1.611	41	17	0.611	--	0.00	0.00
32.0	13	104.566	1.637	1.637	54	18	0.611	--	0.00	0.00
33.0	13	104.566	1.702	1.702	54	18	0.611	--	0.00	0.00
34.0	13	104.566	1.754	1.754	54	17	0.611	--	0.00	0.00
35.0	6	104.566	1.806	1.806	36	15	0.611	--	0.00	0.00
36.5	6	104.566	1.872	1.872	36	15	0.611	--	0.00	0.00
37.0	14	138.3588	1.902	1.902	53	18	0.611	--	0.00	0.00
38.0	14	138.3588	1.989	1.989	53	17	0.611	--	0.00	0.00
39.0	14	138.3588	2.058	2.058	53	17	0.611	--	0.00	0.00
40.0	10	138.3588	2.127	2.111	44	19	0.616	0.47	1.60	0.19
41.0	10	138.3588	2.196	2.149	44	19	0.624	0.46	1.60	0.19
42.0	10	138.3588	2.265	2.187	44	19	0.633	0.45	1.60	0.19
43.0	15	136.8252	2.334	2.225	52	24	0.641	0.60	1.30	0.16
44.0	15	136.8252	2.403	2.262	52	24	0.649	0.58	1.30	0.16
45.0	15	136.8252	2.471	2.299	52	24	0.657	0.57	1.30	0.16
46.0	15	136.8252	2.539	2.337	52	24	0.664	0.56	1.30	0.16
47.0	15	138.0806	2.608	2.374	52	23	0.671	0.55	1.30	0.16
48.0	15	138.0806	2.677	2.412	52	23	0.678	0.54	1.30	0.16
49.0	15	138.0806	2.746	2.450	52	23	0.685	0.54	1.30	0.16
50.0	13	138.0806	2.815	2.488	47	21	0.691	0.46	1.40	0.17

TOTAL SETTLEMENT = 1.8 INCHES

Figure 12

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
DESIGN EARTHQUAKE

DE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration (g):	0.627

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	113.4	0.03	0.02	0.012	8	1.25	62.1	1.7	24.6	1.0	179.132	6.38E-05	1.00E-04	0.010	7.80E-03	8.2879	5.97E-03	0.00
2.0	1.0	1.5	113.4	0.09	0.06	0.035	8	1.25	62.1	1.7	24.6	1.0	310.265	1.08E-04	2.30E-04	0.023	1.79E-02	8.2879	1.37E-02	0.00
3.0	1.0	2.5	113.4	0.14	0.09	0.058	8	1.25	62.1	1.7	24.6	1.0	400.551	1.37E-04	2.30E-04	0.023	1.79E-02	8.2879	1.37E-02	0.00
4.0	1.0	3.5	113.4	0.20	0.13	0.081	8	1.25	62.1	1.7	24.6	1.0	473.938	1.59E-04	1.70E-04	0.017	1.33E-02	8.2879	1.02E-02	0.00
5.0	1.0	4.5	113.4	0.26	0.17	0.104	8	1.25	62.1	1.7	24.6	1.0	537.395	1.77E-04	1.70E-04	0.017	1.33E-02	8.2879	1.02E-02	0.00
6.0	1.0	5.5	113.4	0.31	0.21	0.127	8	1.25	62.1	1.7	24.6	1.0	594.113	1.92E-04	1.50E-04	0.015	1.17E-02	8.2879	8.96E-03	0.00
7.0	1.0	6.5	113.4	0.37	0.25	0.150	4	1.25	39.6	1.7	15.7	1.0	556.244	2.38E-04	4.50E-04	0.045	6.01E-02	8.2879	4.60E-02	0.00
8.0	1.0	7.5	113.4	0.43	0.28	0.172	4	1.25	39.6	1.6	15.1	1.0	589.777	2.54E-04	4.50E-04	0.045	6.30E-02	8.2879	4.82E-02	0.00
9.0	1.0	8.5	113.4	0.48	0.32	0.195	4	1.25	39.6	1.5	14.6	1.0	620.976	2.69E-04	4.50E-04	0.045	6.56E-02	8.2879	5.02E-02	0.00
10.0	1.0	9.5	113.4	0.54	0.36	0.217	4	1.25	39.6	1.4	14.2	1.0	650.260	2.81E-04	4.50E-04	0.045	6.78E-02	8.2879	5.19E-02	0.00
11.0	1.0	10.5	113.4	0.60	0.40	0.240	4	1.25	39.6	1.3	13.9	1.0	677.939	2.93E-04	4.50E-04	0.045	6.99E-02	8.2879	5.35E-02	0.00
12.0	1.0	11.5	101.0	0.65	0.43	0.261	4	1.25	39.6	1.3	13.6	0.9	702.844	3.03E-04	1.00E-03	0.100	1.59E-01	8.2879	1.22E-01	0.00
13.0	1.0	12.5	101.0	0.70	0.47	0.281	4	1.25	39.6	1.2	13.3	0.9	725.330	3.10E-04	1.00E-03	0.100	1.63E-01	8.2879	1.25E-01	0.00
14.0	1.0	13.5	101.0	0.75	0.50	0.300	4	1.25	39.6	1.2	13.1	0.9	746.971	3.18E-04	7.10E-04	0.071	1.18E-01	8.2879	9.03E-02	0.00
15.0	1.0	14.5	101.0	0.80	0.54	0.319	6	1.25	44.9	1.1	16.5	0.9	833.857	2.98E-04	3.70E-04	0.037	4.65E-02	8.2879	3.56E-02	0.01
16.5	1.5	15.8	101.0	0.86	0.58	0.343	6	1.25	44.9	1.1	16.2	0.9	859.873	3.05E-04	7.10E-04	0.071	9.16E-02	8.2879	7.01E-02	0.03
17.0	0.5	16.8	106.8	0.91	0.61	0.363	7	1.25	45.1	1.1	18.7	0.9	928.915	2.94E-04	3.70E-04	0.037	4.01E-02	8.2879	3.07E-02	0.00
18.0	1.0	17.5	106.8	0.95	0.64	0.377	7	1.25	45.1	1.0	18.3	0.9	941.943	2.99E-04	3.70E-04	0.037	4.12E-02	8.2879	3.15E-02	0.01
19.0	1.0	18.5	106.8	1.01	0.68	0.397	7	1.25	45.1	1.0	18.0	0.9	962.555	3.04E-04	7.10E-04	0.071	8.06E-02	8.2879	6.17E-02	0.01
20.5	1.5	19.8	106.8	1.07	0.72	0.422	7	1.25	45.1	1.0	17.6	0.9	987.490	3.09E-04	7.10E-04	0.071	8.25E-02	8.2879	6.32E-02	0.02
21.0	0.5	20.8	105.0	1.13	0.76	0.441	10	1.25	51.0	1.0	18.2	0.9	1021.789	3.09E-04	7.10E-04	0.071	7.96E-02	8.2879	6.10E-02	0.01
22.0	1.0	21.5	105.0	1.17	0.78	0.455	10	1.25	51.0	0.9	17.7	0.9	1030.689	3.13E-04	7.10E-04	0.071	8.21E-02	8.2879	6.28E-02	0.02
23.0	1.0	22.5	105.0	1.22	0.82	0.473	10	1.25	51.0	0.9	17.4	0.9	1046.855	3.16E-04	7.10E-04	0.071	8.40E-02	8.2879	6.43E-02	0.02
24.0	1.0	23.5	105.0	1.27	0.85	0.491	10	1.25	51.0	0.9	17.1	0.9	1062.595	3.20E-04	7.10E-04	0.071	8.59E-02	8.2879	6.58E-02	0.02
25.0	1.0	24.5	105.0	1.32	0.89	0.509	10	1.25	51.0	0.9	16.8	0.9	1077.938	3.23E-04	7.10E-04	0.071	8.77E-02	8.2879	6.72E-02	0.02
26.0	1.0	25.5	105.0	1.38	0.92	0.527	10	1.25	51.0	0.9	16.5	0.9	1092.908	3.26E-04	7.10E-04	0.071	8.95E-02	8.2879	6.85E-02	0.02
27.0	1.0	26.5	103.5	1.43	0.96	0.544	10	1.25	51.0	0.9	16.2	0.9	1107.427	3.29E-04	7.10E-04	0.071	9.13E-02	8.2879	6.99E-02	0.02
28.0	1.0	27.5	103.5	1.48	0.99	0.561	10	1.25	51.0	0.8	16.0	0.9	1121.522	3.31E-04	7.10E-04	0.071	9.30E-02	8.2879	7.12E-02	0.02
29.5	1.5	28.8	103.5	1.55	1.04	0.582	10	1.25	51.0	0.8	15.7	0.9	1138.720	3.34E-04	5.20E-04	0.052	6.96E-02	8.2879	5.33E-02	0.02
30.0	0.5	29.8	128.3	1.60	1.07	0.599	3	1.25	26.5	0.8	11.2	0.9	1036.070	3.74E-04	5.20E-04	0.052	1.04E-01	8.2879	7.97E-02	0.01
31.0	1.0	30.5	128.3	1.65	1.10	0.615	3	1.25	26.5	0.8	11.1	0.9	1048.284	3.76E-04	5.20E-04	0.052	1.05E-01	8.2879	8.06E-02	0.02
32.0	1.0	31.5	128.3	1.71	1.15	0.635	9	1.25	43.2	0.8	19.1	0.9	1279.913	3.15E-04	5.20E-04	0.052	5.50E-02	8.2879	4.21E-02	0.01
33.0	1.0	32.5	128.3	1.78	1.19	0.655	9	1.25	43.2	0.8	18.9	0.9	1298.641	3.18E-04	5.20E-04	0.052	5.57E-02	8.2879	4.27E-02	0.01
34.0	1.0	33.5	128.3	1.84	1.23	0.675	9	1.25	43.2	0.8	18.7	0.8	1316.997	3.20E-04	5.20E-04	0.052	5.65E-02	8.2879	4.32E-02	0.01
35.0	1.0	34.5	128.3	1.91	1.28	0.694	9	1.25	43.2	0.7	18.5	0.8	1335.000	3.22E-04	5.20E-04	0.052	5.72E-02	8.2879	4.38E-02	0.01
36.5	1.5	35.8	128.3	1.99	1.33	0.717	9	1.25	43.2	0.7	18.2	0.8	1357.037	3.24E-04	5.20E-04	0.052	5.81E-02	8.2879	4.45E-02	0.02
37.0	0.5	36.8	137.3	2.05	1.37	0.736	8	1.25	38.7	0.7	16.9	0.8	1344.764	3.32E-04	5.20E-04	0.052	6.36E-02	8.2879	4.87E-02	0.01
38.0	1.0	37.5	137.3	2.10	1.41	0.751	8	1.25	38.7	0.7	16.7	0.8	1356.061	3.34E-04	5.20E-04	0.052	6.45E-02	8.2879	4.94E-02	0.01
39.0	1.0	38.5	137.3	2.17	1.45	0.770	8	1.25	38.7	0.7	16.5	0.8	1373.780	3.36E-04	5.20E-04	0.052	6.53E-02	8.2879	5.00E-02	0.01
40.0	1.0	39.5	137.3	2.24	1.50	0.789	8	1.25	38.7	0.7	16.4	0.8	1391.195	3.37E-04	5.20E-04	0.052	6.60E-02	8.2879	5.05E-02	0.01
41.0	1.0	40.5	137.3	2.31	1.55	0.808	8	1.25	38.7	0.7	16.3	0.8	1408.321	3.38E-04	5.20E-04	0.052	6.67E-02	8.2879	5.10E-02	0.00
42.0	1.0	41.5	138.7	2.38	1.59	0.826	8	1.25	38.7	0.7	16.1	0.8	1425.257	3.39E-04	5.20E-04	0.052	6.73E-02	8.2879	5.15E-02	0.00
43.0	1.0	42.5	138.7	2.45	1.64	0.845	8	1.25	38.7	0.7	16.0	0.8	1442.010	3.40E-04	5.20E-04	0.052	6.80E-02	8.2879	5.21E-02	0.00
44.0	1.0	43.5	138.7	2.52	1.69	0.862	8	1.25	38.7	0.6	15.9	0.8	1458.506	3.41E-04	5.20E-04	0.052	6.86E-02	8.2879	5.25E-02	0.00
45.0	1.0	44.5	138.7	2.59	1.73	0.879	7	1.25	35.1	0.6	14.7	0.8	1439.791	3.50E-04	5.20E-04	0.052	7.55E-02	8.2879	5.78E-02	0.00
46.0	1.0	45.5	138.7	2.65	1.78	0.896	7	1.25	35.1	0.6	14.6	0.8	1455.640	3.51E-04	5.20E-04	0.052	7.61E-02	8.2879	5.83E-02	0.00
47.0	1.0	46.5	138.7	2.72	1.83	0.913	7	1.25	35.1	0.6	14.5	0.8	1471.268	3.52E-04	5.20E-04	0.052	7.67E-02	8.2879	5.87E-02	0.00
48.0	1.0	47.5	137.8	2.79	1.87	0.929	22	1.25	61.3	0.6	30.2	0.8	1903.451	2.75E-04	3.00E-04	0.030	1.83E-02	8.2879	1.40E-02	0.00
49.0	1.0	48.5	137.8	2.86	1.92	0.944	22	1.25	61.3	0.6	29.9	0.8	1920.813	2.75E-04	3.00E-04	0.030	1.85E-02	8.2879	1.42E-02	0.00
50.0	1.0	49.5	121.3	2.93	1.96	0.958	45	1.25	86.8	0.6	46.8	0.8	2254.980	2.37E-04	3.00E-04	0.030	1.08E-02	8.2879	8.29E-03	0.00

TOTAL SETTLEMENT = **0.35**

Figure 13

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
DESIGN EARTHQUAKE

DE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.65
Peak Horiz. Acceleration (g):	0.627

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	102.9	0.03	0.02	0.010	3	1.25	38.4	1.7	13.6	1.0	140.052	7.41E-05	1.40E-04	0.014	2.22E-02	8.2879	1.70E-02	0.00
2.0	1.0	1.5	102.9	0.08	0.05	0.031	3	1.25	38.4	1.7	13.6	1.0	242.577	1.26E-04	2.30E-04	0.023	3.65E-02	8.2879	2.80E-02	0.00
3.0	1.0	2.5	102.9	0.13	0.09	0.052	3	1.25	38.4	1.7	13.6	1.0	313.166	1.59E-04	2.30E-04	0.023	3.65E-02	8.2879	2.80E-02	0.00
4.0	1.0	3.5	102.9	0.18	0.12	0.073	3	1.25	38.4	1.7	13.6	1.0	370.543	1.85E-04	1.70E-04	0.017	2.70E-02	8.2879	2.07E-02	0.00
5.0	1.0	4.5	102.9	0.23	0.16	0.094	3	1.25	38.4	1.7	13.6	1.0	420.157	2.06E-04	8.10E-04	0.081	1.29E-01	8.2879	9.85E-02	0.00
6.0	1.0	5.5	102.9	0.28	0.19	0.115	3	1.25	38.4	1.7	13.6	1.0	464.501	2.23E-04	8.10E-04	0.081	1.29E-01	8.2879	9.85E-02	0.00
7.0	1.0	6.5	102.9	0.33	0.22	0.136	7	1.25	53.3	1.7	22.4	1.0	596.334	2.01E-04	4.50E-04	0.045	3.93E-02	8.2879	3.01E-02	0.01
8.0	1.0	7.5	102.9	0.39	0.26	0.156	7	1.25	53.3	1.6	21.9	1.0	635.788	2.14E-04	4.50E-04	0.045	4.04E-02	8.2879	3.09E-02	0.01
9.0	1.0	8.5	102.9	0.44	0.29	0.177	7	1.25	53.3	1.5	21.0	1.0	667.405	2.27E-04	4.50E-04	0.045	4.25E-02	8.2879	3.25E-02	0.01
10.0	1.0	9.5	102.9	0.49	0.33	0.197	7	1.25	53.3	1.5	20.2	1.0	696.988	2.38E-04	4.50E-04	0.045	4.44E-02	8.2879	3.40E-02	0.01
11.0	1.0	10.5	102.9	0.54	0.36	0.218	7	1.25	53.3	1.4	19.6	1.0	724.871	2.49E-04	4.50E-04	0.045	4.61E-02	8.2879	3.53E-02	0.01
12.0	1.0	11.5	104.0	0.59	0.40	0.238	7	1.25	53.3	1.3	19.0	0.9	751.450	2.58E-04	4.50E-04	0.045	4.78E-02	8.2879	3.66E-02	0.01
13.0	1.0	12.5	104.0	0.64	0.43	0.258	7	1.25	53.3	1.3	18.5	0.9	776.903	2.67E-04	4.50E-04	0.045	4.93E-02	8.2879	3.78E-02	0.01
14.0	1.0	13.5	104.0	0.70	0.47	0.278	7	1.25	53.3	1.2	18.1	0.9	801.239	2.75E-04	4.50E-04	0.045	5.07E-02	8.2879	3.89E-02	0.01
15.0	1.0	14.5	104.0	0.75	0.50	0.298	6	1.25	45.5	1.2	16.9	0.9	811.377	2.87E-04	3.70E-04	0.037	4.54E-02	8.2879	3.48E-02	0.01
16.5	1.5	15.8	104.0	0.81	0.54	0.323	6	1.25	45.5	1.1	16.5	0.9	839.122	2.95E-04	3.70E-04	0.037	4.67E-02	8.2879	3.58E-02	0.01
17.0	0.5	16.8	110.2	0.87	0.58	0.343	10	1.25	56.3	1.1	16.5	0.9	865.854	2.99E-04	3.70E-04	0.037	4.68E-02	8.2879	3.58E-02	0.00
18.0	1.0	17.5	110.2	0.91	0.61	0.359	10	1.25	56.3	1.1	15.8	0.9	874.709	3.06E-04	7.10E-04	0.071	9.41E-02	8.2879	7.20E-02	0.02
19.0	1.0	18.5	110.2	0.96	0.64	0.379	10	1.25	56.3	1.0	15.4	0.9	892.086	3.13E-04	7.10E-04	0.071	9.75E-02	8.2879	7.46E-02	0.02
20.0	1.0	19.5	110.2	1.02	0.68	0.399	10	1.25	54.7	1.0	22.6	0.9	1043.709	2.78E-04	3.70E-04	0.037	3.19E-02	8.2879	2.44E-02	0.01
21.5	1.5	20.8	110.2	1.09	0.73	0.424	10	1.25	54.7	1.0	22.1	0.9	1070.410	2.84E-04	3.70E-04	0.037	3.28E-02	8.2879	2.51E-02	0.01
22.0	0.5	21.8	107.5	1.14	0.76	0.444	14	1.25	60.8	1.0	25.9	0.9	1156.147	2.71E-04	3.70E-04	0.037	2.71E-02	8.2879	2.08E-02	0.00
23.0	1.0	22.5	107.5	1.18	0.79	0.458	14	1.25	60.8	0.9	25.3	0.9	1166.569	2.75E-04	3.70E-04	0.037	2.80E-02	8.2879	2.14E-02	0.01
24.0	1.0	23.5	107.5	1.23	0.83	0.477	14	1.25	60.8	0.9	24.8	0.9	1185.267	2.78E-04	3.70E-04	0.037	2.86E-02	8.2879	2.19E-02	0.01
25.0	1.0	24.5	107.5	1.29	0.86	0.495	14	1.25	60.8	0.9	24.3	0.9	1203.473	2.82E-04	3.70E-04	0.037	2.92E-02	8.2879	2.24E-02	0.01
26.0	1.0	25.5	107.5	1.34	0.90	0.514	14	1.25	60.8	0.9	23.9	0.9	1221.218	2.84E-04	3.70E-04	0.037	2.99E-02	8.2879	2.29E-02	0.01
27.0	1.0	26.5	101.4	1.39	0.93	0.531	14	1.25	60.8	0.9	23.5	0.9	1238.043	2.87E-04	3.70E-04	0.037	3.05E-02	8.2879	2.33E-02	0.01
28.0	1.0	27.5	101.4	1.45	0.97	0.548	14	1.25	60.8	0.8	23.2	0.9	1254.008	2.89E-04	3.70E-04	0.037	3.10E-02	8.2879	2.37E-02	0.01
29.0	1.0	28.5	101.4	1.50	1.00	0.564	14	1.25	60.8	0.8	22.8	0.9	1269.634	2.91E-04	3.00E-04	0.030	2.56E-02	8.2879	1.96E-02	0.00
30.0	1.0	29.5	101.4	1.55	1.04	0.580	7	1.25	40.7	0.8	16.9	0.9	1168.097	3.22E-04	5.20E-04	0.052	6.36E-02	8.2879	4.87E-02	0.01
31.5	1.5	30.8	101.4	1.61	1.08	0.599	7	1.25	40.7	0.8	16.7	0.9	1187.138	3.23E-04	5.20E-04	0.052	6.45E-02	8.2879	4.94E-02	0.02
32.0	0.5	31.8	104.6	1.66	1.11	0.615	13	1.25	53.9	0.8	17.9	0.9	1233.775	3.16E-04	5.20E-04	0.052	5.94E-02	8.2879	4.55E-02	0.01
33.0	1.0	32.5	104.6	1.70	1.14	0.627	13	1.25	53.9	0.8	17.6	0.9	1240.133	3.18E-04	5.20E-04	0.052	6.08E-02	8.2879	4.65E-02	0.01
34.0	1.0	33.5	104.6	1.75	1.17	0.642	13	1.25	53.9	0.8	17.3	0.8	1252.723	3.20E-04	5.20E-04	0.052	6.19E-02	8.2879	4.74E-02	0.01
35.0	1.0	34.5	104.6	1.80	1.21	0.657	6	1.25	35.9	0.8	14.9	0.8	1208.675	3.36E-04	5.20E-04	0.052	7.42E-02	8.2879	5.68E-02	0.01
36.5	1.5	35.8	104.6	1.87	1.25	0.676	6	1.25	35.9	0.7	14.7	0.8	1226.529	3.37E-04	5.20E-04	0.052	7.51E-02	8.2879	5.75E-02	0.02
37.0	0.5	36.8	138.4	1.93	1.29	0.692	14	1.25	53.2	0.7	17.9	0.8	1328.288	3.16E-04	5.20E-04	0.052	5.94E-02	8.2879	4.55E-02	0.01
38.0	1.0	37.5	138.4	1.98	1.33	0.707	14	1.25	53.2	0.7	17.5	0.8	1336.117	3.19E-04	5.20E-04	0.052	6.10E-02	8.2879	4.67E-02	0.01
39.0	1.0	38.5	138.4	2.05	1.37	0.727	14	1.25	53.2	0.7	17.2	0.8	1351.551	3.22E-04	5.20E-04	0.052	6.23E-02	8.2879	4.77E-02	0.01
40.0	1.0	39.5	138.4	2.12	1.42	0.746	10	1.25	44.1	0.7	19.1	0.8	1422.630	3.12E-04	5.20E-04	0.052	5.50E-02	8.2879	4.21E-02	0.01
41.0	1.0	40.5	138.4	2.19	1.46	0.765	10	1.25	44.1	0.7	18.9	0.8	1440.828	3.13E-04	5.20E-04	0.052	5.57E-02	8.2879	4.26E-02	0.00
42.0	1.0	41.5	138.4	2.26	1.51	0.784	10	1.25	44.1	0.7	18.7	0.8	1458.708	3.15E-04	5.20E-04	0.052	5.63E-02	8.2879	4.31E-02	0.00
43.0	1.0	42.5	136.8	2.32	1.56	0.802	15	1.25	52.4	0.7	24.3	0.8	1615.709	2.89E-04	3.00E-04	0.030	2.37E-02	8.2879	1.82E-02	0.00
44.0	1.0	43.5	136.8	2.39	1.60	0.820	15	1.25	52.4	0.7	24.1	0.8	1633.719	2.90E-04	3.00E-04	0.030	2.40E-02	8.2879	1.84E-02	0.00
45.0	1.0	44.5	136.8	2.46	1.65	0.837	15	1.25	52.4	0.7	23.8	0.8	1651.435	2.91E-04	3.00E-04	0.030	2.43E-02	8.2879	1.86E-02	0.00
46.0	1.0	45.5	136.8	2.53	1.69	0.854	15	1.25	52.4	0.6	23.6	0.8	1668.872	2.92E-04	3.00E-04	0.030	2.46E-02	8.2879	1.88E-02	0.00
47.0	1.0	46.5	138.1	2.60	1.74	0.871	15	1.25	52.4	0.6	23.4	0.8	1686.118	2.93E-04	3.00E-04	0.030	2.49E-02	8.2879	1.91E-02	0.00
48.0	1.0	47.5	138.1	2.67	1.79	0.887	15	1.25	52.4	0.6	23.2	0.8	1703.182	2.93E-04	3.00E-04	0.030	2.52E-02	8.2879	1.93E-02	0.00
49.0	1.0	48.5	138.1	2.74	1.83	0.903	15	1.25	52.4	0.6	23.0	0.8	1719.995	2.94E-04	3.00E-04	0.030	2.54E-02	8.2879	1.95E-02	0.00
50.0	1.0	49.5	138.1	2.81	1.88	0.918	13	1.25	47.5	0.6	20.7	0.8	1681.394	3.04E-04	5.20E-04	0.052	5.00E-02	8.2879	3.83E-02	0.00

TOTAL SETTLEMENT = **0.31**

Figure 14

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 1

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
MAXIMUM CONSIDERED EARTHQUAKE

MCE EARTHQUAKE INFORMATION:

Earthquake Magnitude:	6.79
Peak Horiz. Acceleration (g):	0.940

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	113.4	0.03	0.02	0.017	8	1.25	62.1	1.7	24.6	1.0	179.132	9.57E-05	1.90E-04	0.019	1.48E-02	9.2675	1.19E-02	0.00
2.0	1.0	1.5	113.4	0.09	0.06	0.052	8	1.25	62.1	1.7	24.6	1.0	310.265	1.63E-04	2.30E-04	0.023	1.79E-02	9.2675	1.44E-02	0.00
3.0	1.0	2.5	113.4	0.14	0.09	0.087	8	1.25	62.1	1.7	24.6	1.0	400.551	2.06E-04	3.00E-03	0.300	2.34E-01	9.2675	1.88E-01	0.00
4.0	1.0	3.5	113.4	0.20	0.13	0.121	8	1.25	62.1	1.7	24.6	1.0	473.938	2.39E-04	8.10E-04	0.081	6.32E-02	9.2675	5.09E-02	0.00
5.0	1.0	4.5	113.4	0.26	0.17	0.156	8	1.25	62.1	1.7	24.6	1.0	537.395	2.66E-04	8.10E-04	0.081	6.32E-02	9.2675	5.09E-02	0.00
6.0	1.0	5.5	113.4	0.31	0.21	0.190	8	1.25	62.1	1.7	24.6	1.0	594.113	2.88E-04	4.50E-04	0.045	3.51E-02	9.2675	2.83E-02	0.00
7.0	1.0	6.5	113.4	0.37	0.25	0.224	4	1.25	39.6	1.7	15.7	1.0	556.244	3.57E-04	1.00E-03	0.100	1.34E-01	9.2675	1.08E-01	0.00
8.0	1.0	7.5	113.4	0.43	0.28	0.258	4	1.25	39.6	1.6	15.1	1.0	589.777	3.81E-04	1.00E-03	0.100	1.40E-01	9.2675	1.13E-01	0.00
9.0	1.0	8.5	113.4	0.48	0.32	0.292	4	1.25	39.6	1.5	14.6	1.0	620.976	4.03E-04	2.70E-03	0.270	3.93E-01	9.2675	3.17E-01	0.00
10.0	1.0	9.5	113.4	0.54	0.36	0.326	4	1.25	39.6	1.4	14.2	1.0	650.260	4.22E-04	2.70E-03	0.270	4.07E-01	9.2675	3.28E-01	0.00
11.0	1.0	10.5	113.4	0.60	0.40	0.360	4	1.25	39.6	1.3	13.9	1.0	677.939	4.39E-04	2.70E-03	0.270	4.19E-01	9.2675	3.38E-01	0.00
12.0	1.0	11.5	101.0	0.65	0.43	0.391	4	1.25	39.6	1.3	13.6	0.9	702.844	4.54E-04	2.70E-03	0.270	4.30E-01	9.2675	3.46E-01	0.00
13.0	1.0	12.5	101.0	0.70	0.47	0.421	4	1.25	39.6	1.2	13.3	0.9	725.330	4.65E-04	2.70E-03	0.270	4.40E-01	9.2675	3.54E-01	0.00
14.0	1.0	13.5	101.0	0.75	0.50	0.450	4	1.25	39.6	1.2	13.1	0.9	746.971	4.76E-04	1.20E-03	0.120	1.99E-01	9.2675	1.60E-01	0.00
15.0	1.0	14.5	101.0	0.80	0.54	0.479	6	1.25	44.9	1.1	16.5	0.9	833.857	4.47E-04	1.20E-03	0.120	1.51E-01	9.2675	1.21E-01	0.03
16.5	1.5	15.8	101.0	0.86	0.58	0.515	6	1.25	44.9	1.1	16.2	0.9	859.873	4.58E-04	1.20E-03	0.120	1.55E-01	9.2675	1.25E-01	0.04
17.0	0.5	16.8	106.8	0.91	0.61	0.544	7	1.25	45.1	1.1	18.7	0.9	928.915	4.41E-04	1.20E-03	0.120	1.30E-01	9.2675	1.05E-01	0.01
18.0	1.0	17.5	106.8	0.95	0.64	0.566	7	1.25	45.1	1.0	18.3	0.9	941.943	4.49E-04	1.20E-03	0.120	1.34E-01	9.2675	1.08E-01	0.03
19.0	1.0	18.5	106.8	1.01	0.68	0.596	7	1.25	45.1	1.0	18.0	0.9	962.555	4.56E-04	1.20E-03	0.120	1.36E-01	9.2675	1.10E-01	0.03
20.5	1.5	19.8	106.8	1.07	0.72	0.632	7	1.25	45.1	1.0	17.6	0.9	987.490	4.64E-04	1.20E-03	0.120	1.39E-01	9.2675	1.12E-01	0.04
21.0	0.5	20.8	105.0	1.13	0.76	0.661	10	1.25	51.0	1.0	18.2	0.9	1021.789	4.63E-04	1.20E-03	0.120	1.35E-01	9.2675	1.08E-01	0.01
22.0	1.0	21.5	105.0	1.17	0.78	0.682	10	1.25	51.0	0.9	17.7	0.9	1030.689	4.69E-04	1.20E-03	0.120	1.39E-01	9.2675	1.12E-01	0.03
23.0	1.0	22.5	105.0	1.22	0.82	0.709	10	1.25	51.0	0.9	17.4	0.9	1046.855	4.74E-04	1.20E-03	0.120	1.42E-01	9.2675	1.14E-01	0.03
24.0	1.0	23.5	105.0	1.27	0.85	0.737	10	1.25	51.0	0.9	17.1	0.9	1062.595	4.80E-04	1.20E-03	0.120	1.45E-01	9.2675	1.17E-01	0.03
25.0	1.0	24.5	105.0	1.32	0.89	0.764	10	1.25	51.0	0.9	16.8	0.9	1077.938	4.84E-04	1.20E-03	0.120	1.48E-01	9.2675	1.19E-01	0.03
26.0	1.0	25.5	105.0	1.38	0.92	0.790	10	1.25	51.0	0.9	16.5	0.9	1092.908	4.89E-04	1.20E-03	0.120	1.51E-01	9.2675	1.22E-01	0.03
27.0	1.0	26.5	103.5	1.43	0.96	0.816	10	1.25	51.0	0.9	16.2	0.9	1107.427	4.93E-04	1.20E-03	0.120	1.54E-01	9.2675	1.24E-01	0.03
28.0	1.0	27.5	103.5	1.48	0.99	0.841	10	1.25	51.0	0.8	16.0	0.9	1121.522	4.96E-04	1.20E-03	0.120	1.57E-01	9.2675	1.27E-01	0.03
29.5	1.5	28.8	103.5	1.55	1.04	0.872	10	1.25	51.0	0.8	15.7	0.9	1138.720	5.00E-04	1.30E-03	0.130	1.74E-01	9.2675	1.40E-01	0.05
30.0	0.5	29.8	128.3	1.60	1.07	0.898	3	1.25	26.5	0.8	11.2	0.9	1036.070	5.61E-04	1.30E-03	0.130	2.60E-01	9.2675	2.10E-01	0.03
31.0	1.0	30.5	128.3	1.65	1.10	0.922	3	1.25	26.5	0.8	11.1	0.9	1048.284	5.64E-04	1.30E-03	0.130	2.63E-01	9.2675	2.12E-01	0.05
32.0	1.0	31.5	128.3	1.71	1.15	0.952	9	1.25	43.2	0.8	19.1	0.9	1279.913	4.73E-04	8.10E-04	0.081	8.56E-02	9.2675	6.89E-02	0.02
33.0	1.0	32.5	128.3	1.78	1.19	0.982	9	1.25	43.2	0.8	18.9	0.9	1298.641	4.76E-04	8.10E-04	0.081	8.68E-02	9.2675	6.99E-02	0.02
34.0	1.0	33.5	128.3	1.84	1.23	1.011	9	1.25	43.2	0.8	18.7	0.8	1316.997	4.79E-04	8.10E-04	0.081	8.80E-02	9.2675	7.08E-02	0.02
35.0	1.0	34.5	128.3	1.91	1.28	1.040	9	1.25	43.2	0.7	18.5	0.8	1335.000	4.82E-04	8.10E-04	0.081	8.91E-02	9.2675	7.18E-02	0.02
36.5	1.5	35.8	128.3	1.99	1.33	1.076	9	1.25	43.2	0.7	18.2	0.8	1357.037	4.85E-04	8.10E-04	0.081	9.05E-02	9.2675	7.29E-02	0.03
37.0	0.5	36.8	137.3	2.05	1.37	1.104	8	1.25	38.7	0.7	16.9	0.8	1344.764	4.98E-04	8.10E-04	0.081	9.91E-02	9.2675	7.98E-02	0.01
38.0	1.0	37.5	137.3	2.10	1.41	1.126	8	1.25	38.7	0.7	16.7	0.8	1356.061	5.01E-04	1.30E-03	0.130	1.61E-01	9.2675	1.30E-01	0.03
39.0	1.0	38.5	137.3	2.17	1.45	1.155	8	1.25	38.7	0.7	16.5	0.8	1373.780	5.03E-04	1.30E-03	0.130	1.63E-01	9.2675	1.31E-01	0.03
40.0	1.0	39.5	137.3	2.24	1.50	1.184	8	1.25	38.7	0.7	16.4	0.8	1391.195	5.05E-04	1.30E-03	0.130	1.65E-01	9.2675	1.33E-01	0.03
41.0	1.0	40.5	137.3	2.31	1.55	1.212	8	1.25	38.7	0.7	16.3	0.8	1408.321	5.07E-04	1.30E-03	0.130	1.67E-01	9.2675	1.34E-01	0.00
42.0	1.0	41.5	138.7	2.38	1.59	1.239	8	1.25	38.7	0.7	16.1	0.8	1425.257	5.09E-04	1.30E-03	0.130	1.68E-01	9.2675	1.36E-01	0.00
43.0	1.0	42.5	138.7	2.45	1.64	1.266	8	1.25	38.7	0.7	16.0	0.8	1442.010	5.10E-04	1.30E-03	0.130	1.70E-01	9.2675	1.37E-01	0.00
44.0	1.0	43.5	138.7	2.52	1.69	1.293	8	1.25	38.7	0.6	15.9	0.8	1458.506	5.12E-04	1.30E-03	0.130	1.72E-01	9.2675	1.38E-01	0.00
45.0	1.0	44.5	138.7	2.59	1.73	1.318	7	1.25	35.1	0.6	14.7	0.8	1439.791	5.25E-04	1.30E-03	0.130	1.89E-01	9.2675	1.52E-01	0.00
46.0	1.0	45.5	138.7	2.65	1.78	1.344	7	1.25	35.1	0.6	14.6	0.8	1455.640	5.26E-04	1.30E-03	0.130	1.90E-01	9.2675	1.53E-01	0.00
47.0	1.0	46.5	138.7	2.72	1.83	1.368	7	1.25	35.1	0.6	14.5	0.8	1471.268	5.27E-04	1.30E-03	0.130	1.92E-01	9.2675	1.54E-01	0.00
48.0	1.0	47.5	137.8	2.79	1.87	1.392	22	1.25	61.3	0.6	30.2	0.8	1903.451	4.12E-04	8.10E-04	0.081	4.95E-02	9.2675	3.98E-02	0.00
49.0	1.0	48.5	137.8	2.86	1.92	1.416	22	1.25	61.3	0.6	29.9	0.8	1920.813	4.13E-04	8.10E-04	0.081	5.00E-02	9.2675	4.03E-02	0.00
50.0	1.0	49.5	121.3	2.93	1.96	1.436	45	1.25	86.8	0.6	46.8	0.8	2254.980	3.55E-04	5.20E-04	0.052	1.88E-02	9.2675	1.51E-02	0.00

TOTAL SETTLEMENT = **0.72**

Figure 15

GEOCON

Client : 6728 N Sepulveda Blvd
File No. : W1207-06-01
Boring : 2

TECHNICAL ENGINEERING AND DESIGN GUIDES AS ADAPTED FROM THE US ARMY CORPS OF ENGINEERS, NO. 9
EVALUATION OF EARTHQUAKE-INDUCED SETTLEMENTS IN DRY SANDY SOILS
MAXIMUM CONSIDERED EARTHQUAKE

MCE EARTHQUAKE INFORMATION:

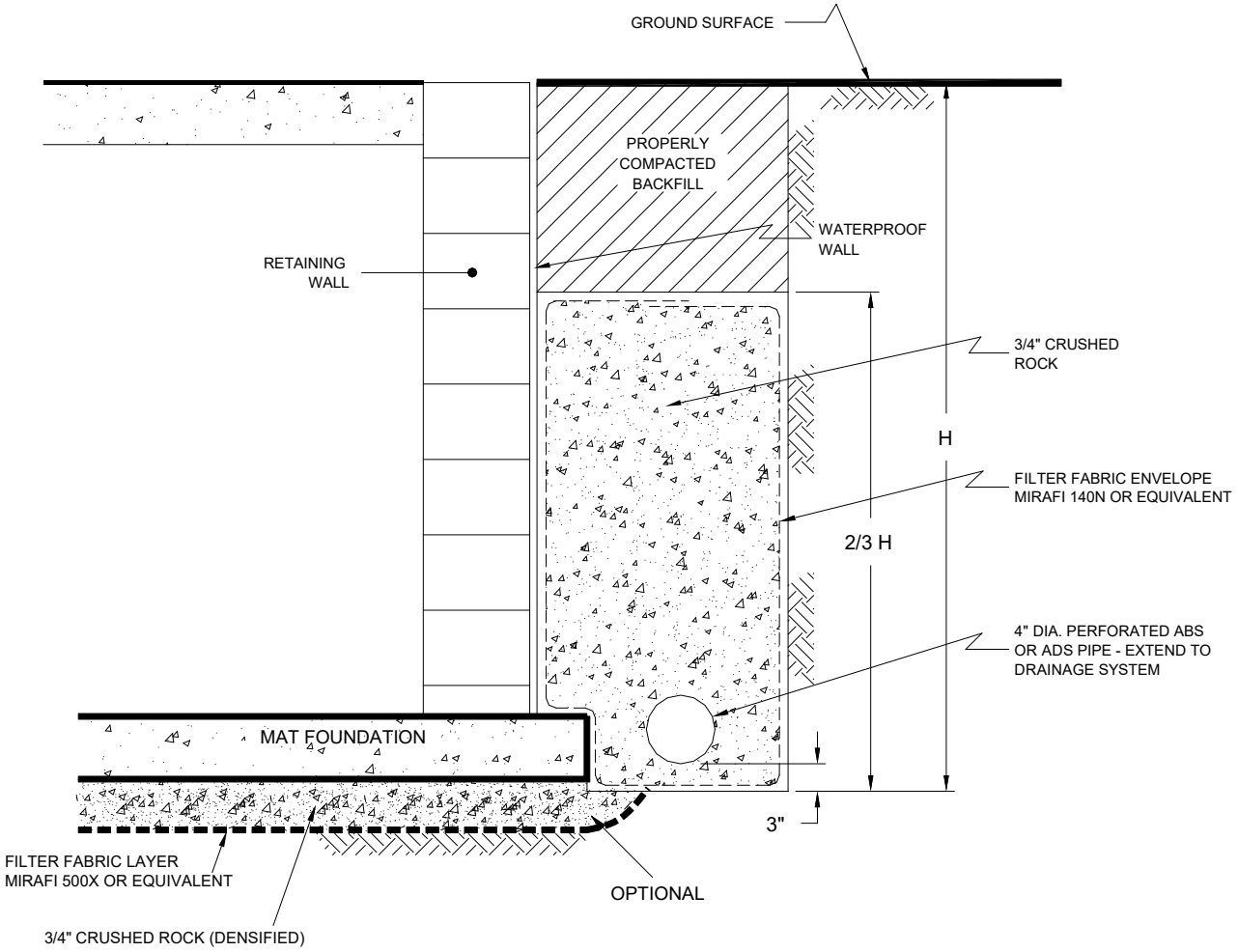
Earthquake Magnitude:	6.79
Peak Horiz. Acceleration (g):	0.940

Fig 4.1 Fig 4.2 Fig 4.4

Depth of Base of Strata (ft)	Thickness of Layer (ft)	Depth of Mid-point of Layer (ft)	Soil Unit Weight (pcf)	Overburden Pressure at Mid-point (tsf)	Mean Effective Pressure at Mid-point (tsf)	Average Cyclic Shear Stress [Tav]	Field SPT [N]	Correction Factor [Cer]	Relative Density [Dr] (%)	Correction Factor [Cn]	Corrected [N1]60	rd Factor	Maximum Shear Mod. [Gmax] (tsf)	[yeff]*[Geff] [Gmax]	yeff Shear Strain	[yeff]*100%	Volumetric Strain M7.5 [E15} (%)	Number of Strain Cycles [Nc]	Corrected Vol. Strains [Ec]	Estimated Settlement [S] (inches)
1.0	1.0	0.5	102.9	0.03	0.02	0.016	3	1.25	38.4	1.7	13.6	1.0	140.052	1.11E-04	2.30E-04	0.023	3.65E-02	9.2675	2.94E-02	0.00
2.0	1.0	1.5	102.9	0.08	0.05	0.047	3	1.25	38.4	1.7	13.6	1.0	242.577	1.89E-04	2.30E-04	0.023	3.65E-02	9.2675	2.94E-02	0.00
3.0	1.0	2.5	102.9	0.13	0.09	0.079	3	1.25	38.4	1.7	13.6	1.0	313.166	2.39E-04	3.00E-03	0.300	4.77E-01	9.2675	3.84E-01	0.00
4.0	1.0	3.5	102.9	0.18	0.12	0.110	3	1.25	38.4	1.7	13.6	1.0	370.543	2.77E-04	8.10E-04	0.081	1.29E-01	9.2675	1.04E-01	0.00
5.0	1.0	4.5	102.9	0.23	0.16	0.141	3	1.25	38.4	1.7	13.6	1.0	420.157	3.08E-04	5.00E-03	0.500	7.94E-01	9.2675	6.40E-01	0.00
6.0	1.0	5.5	102.9	0.28	0.19	0.172	3	1.25	38.4	1.7	13.6	1.0	464.501	3.34E-04	5.00E-03	0.500	7.94E-01	9.2675	6.40E-01	0.00
7.0	1.0	6.5	102.9	0.33	0.22	0.203	7	1.25	53.3	1.7	22.4	1.0	596.334	3.02E-04	1.00E-03	0.100	8.73E-02	9.2675	7.03E-02	0.02
8.0	1.0	7.5	102.9	0.39	0.26	0.234	7	1.25	53.3	1.6	21.9	1.0	635.788	3.21E-04	1.00E-03	0.100	8.97E-02	9.2675	7.22E-02	0.02
9.0	1.0	8.5	102.9	0.44	0.29	0.265	7	1.25	53.3	1.5	21.0	1.0	667.405	3.40E-04	1.00E-03	0.100	9.43E-02	9.2675	7.60E-02	0.02
10.0	1.0	9.5	102.9	0.49	0.33	0.296	7	1.25	53.3	1.5	20.2	1.0	696.988	3.57E-04	1.00E-03	0.100	9.86E-02	9.2675	7.94E-02	0.02
11.0	1.0	10.5	102.9	0.54	0.36	0.326	7	1.25	53.3	1.4	19.6	1.0	724.871	3.73E-04	1.00E-03	0.100	1.03E-01	9.2675	8.25E-02	0.02
12.0	1.0	11.5	104.0	0.59	0.40	0.357	7	1.25	53.3	1.3	19.0	0.9	751.450	3.87E-04	1.00E-03	0.100	1.06E-01	9.2675	8.55E-02	0.02
13.0	1.0	12.5	104.0	0.64	0.43	0.387	7	1.25	53.3	1.3	18.5	0.9	776.903	4.00E-04	2.70E-03	0.270	2.96E-01	9.2675	2.38E-01	0.06
14.0	1.0	13.5	104.0	0.70	0.47	0.418	7	1.25	53.3	1.2	18.1	0.9	801.239	4.12E-04	2.70E-03	0.270	3.04E-01	9.2675	2.45E-01	0.06
15.0	1.0	14.5	104.0	0.75	0.50	0.448	6	1.25	45.5	1.2	16.9	0.9	811.377	4.30E-04	1.20E-03	0.120	1.47E-01	9.2675	1.19E-01	0.03
16.5	1.5	15.8	104.0	0.81	0.54	0.485	6	1.25	45.5	1.1	16.5	0.9	839.122	4.42E-04	1.20E-03	0.120	1.52E-01	9.2675	1.22E-01	0.04
17.0	0.5	16.8	110.2	0.87	0.58	0.514	10	1.25	56.3	1.1	16.5	0.9	865.854	4.48E-04	1.20E-03	0.120	1.52E-01	9.2675	1.22E-01	0.01
18.0	1.0	17.5	110.2	0.91	0.61	0.538	10	1.25	56.3	1.1	15.8	0.9	874.709	4.59E-04	1.20E-03	0.120	1.59E-01	9.2675	1.28E-01	0.03
19.0	1.0	18.5	110.2	0.96	0.64	0.568	10	1.25	56.3	1.0	15.4	0.9	892.086	4.69E-04	1.20E-03	0.120	1.65E-01	9.2675	1.33E-01	0.03
20.0	1.0	19.5	110.2	1.02	0.68	0.599	10	1.25	54.7	1.0	22.6	0.9	1043.709	4.17E-04	1.20E-03	0.120	1.03E-01	9.2675	8.33E-02	0.02
21.5	1.5	20.8	110.2	1.09	0.73	0.636	10	1.25	54.7	1.0	22.1	0.9	1070.410	4.25E-04	1.20E-03	0.120	1.06E-01	9.2675	8.56E-02	0.03
22.0	0.5	21.8	107.5	1.14	0.76	0.665	14	1.25	60.8	1.0	25.9	0.9	1156.147	4.07E-04	1.20E-03	0.120	8.80E-02	9.2675	7.09E-02	0.01
23.0	1.0	22.5	107.5	1.18	0.79	0.687	14	1.25	60.8	0.9	25.3	0.9	1166.569	4.12E-04	1.20E-03	0.120	9.07E-02	9.2675	7.30E-02	0.02
24.0	1.0	23.5	107.5	1.23	0.83	0.715	14	1.25	60.8	0.9	24.8	0.9	1185.267	4.17E-04	1.20E-03	0.120	9.28E-02	9.2675	7.47E-02	0.02
25.0	1.0	24.5	107.5	1.29	0.86	0.743	14	1.25	60.8	0.9	24.3	0.9	1203.473	4.22E-04	1.20E-03	0.120	9.49E-02	9.2675	7.64E-02	0.02
26.0	1.0	25.5	107.5	1.34	0.90	0.770	14	1.25	60.8	0.9	23.9	0.9	1221.218	4.26E-04	1.20E-03	0.120	9.69E-02	9.2675	7.80E-02	0.02
27.0	1.0	26.5	101.4	1.39	0.93	0.796	14	1.25	60.8	0.9	23.5	0.9	1238.043	4.30E-04	1.20E-03	0.120	9.88E-02	9.2675	7.95E-02	0.02
28.0	1.0	27.5	101.4	1.45	0.97	0.821	14	1.25	60.8	0.8	23.2	0.9	1254.008	4.33E-04	1.20E-03	0.120	1.01E-01	9.2675	8.10E-02	0.02
29.0	1.0	28.5	101.4	1.50	1.00	0.845	14	1.25	60.8	0.8	22.8	0.9	1269.634	4.36E-04	8.10E-04	0.081	6.91E-02	9.2675	5.56E-02	0.01
30.0	1.0	29.5	101.4	1.55	1.04	0.869	7	1.25	40.7	0.8	16.9	0.9	1168.097	4.82E-04	8.10E-04	0.081	9.90E-02	9.2675	7.97E-02	0.02
31.5	1.5	30.8	101.4	1.61	1.08	0.899	7	1.25	40.7	0.8	16.7	0.9	1187.138	4.85E-04	8.10E-04	0.081	1.00E-01	9.2675	8.09E-02	0.03
32.0	0.5	31.8	104.6	1.66	1.11	0.922	13	1.25	53.9	0.8	17.9	0.9	1233.775	4.74E-04	8.10E-04	0.081	9.25E-02	9.2675	7.45E-02	0.01
33.0	1.0	32.5	104.6	1.70	1.14	0.940	13	1.25	53.9	0.8	17.6	0.9	1240.133	4.77E-04	8.10E-04	0.081	9.47E-02	9.2675	7.62E-02	0.02
34.0	1.0	33.5	104.6	1.75	1.17	0.963	13	1.25	53.9	0.8	17.3	0.8	1252.723	4.80E-04	8.10E-04	0.081	9.64E-02	9.2675	7.76E-02	0.02
35.0	1.0	34.5	104.6	1.80	1.21	0.985	6	1.25	35.9	0.8	14.9	0.8	1208.675	5.04E-04	1.30E-03	0.130	1.86E-01	9.2675	1.49E-01	0.04
36.5	1.5	35.8	104.6	1.87	1.25	1.013	6	1.25	35.9	0.7	14.7	0.8	1226.529	5.06E-04	1.30E-03	0.130	1.88E-01	9.2675	1.51E-01	0.05
37.0	0.5	36.8	138.4	1.93	1.29	1.037	14	1.25	53.2	0.7	17.9	0.8	1328.288	4.74E-04	8.10E-04	0.081	9.26E-02	9.2675	7.45E-02	0.01
38.0	1.0	37.5	138.4	1.98	1.33	1.060	14	1.25	53.2	0.7	17.5	0.8	1336.117	4.79E-04	8.10E-04	0.081	9.51E-02	9.2675	7.66E-02	0.02
39.0	1.0	38.5	138.4	2.05	1.37	1.090	14	1.25	53.2	0.7	17.2	0.8	1351.551	4.83E-04	8.10E-04	0.081	9.71E-02	9.2675	7.82E-02	0.02
40.0	1.0	39.5	138.4	2.12	1.42	1.119	10	1.25	44.1	0.7	19.1	0.8	1422.630	4.67E-04	8.10E-04	0.081	8.57E-02	9.2675	6.90E-02	0.02
41.0	1.0	40.5	138.4	2.19	1.46	1.147	10	1.25	44.1	0.7	18.9	0.8	1440.828	4.70E-04	8.10E-04	0.081	8.67E-02	9.2675	6.98E-02	0.00
42.0	1.0	41.5	138.4	2.26	1.51	1.175	10	1.25	44.1	0.7	18.7	0.8	1458.708	4.72E-04	8.10E-04	0.081	8.77E-02	9.2675	7.07E-02	0.00
43.0	1.0	42.5	136.8	2.32	1.56	1.203	15	1.25	52.4	0.7	24.3	0.8	1615.709	4.33E-04	8.10E-04	0.081	6.41E-02	9.2675	5.16E-02	0.00
44.0	1.0	43.5	136.8	2.39	1.60	1.229	15	1.25	52.4	0.7	24.1	0.8	1633.719	4.35E-04	8.10E-04	0.081	6.49E-02	9.2675	5.23E-02	0.00
45.0	1.0	44.5	136.8	2.46	1.65	1.255	15	1.25	52.4	0.7	23.8	0.8	1651.435	4.36E-04	8.10E-04	0.081	6.57E-02	9.2675	5.29E-02	0.00
46.0	1.0	45.5	136.8	2.53	1.69	1.280	15	1.25	52.4	0.6	23.6	0.8	1668.872	4.37E-04	8.10E-04	0.081	6.64E-02	9.2675	5.35E-02	0.00
47.0	1.0	46.5	138.1	2.60	1.74	1.305	15	1.25	52.4	0.6	23.4	0.8	1686.118	4.39E-04	8.10E-04	0.081	6.72E-02	9.2675	5.41E-02	0.00
48.0	1.0	47.5	138.1	2.67	1.79	1.330	15	1.25	52.4	0.6	23.2	0.8	1703.182	4.40E-04	8.10E-04	0.081	6.79E-02	9.2675	5.47E-02	0.00
49.0	1.0	48.5	138.1	2.74	1.83	1.353	15	1.25	52.4	0.6	23.0	0.8	1719.995	4.41E-04	8.10E-04	0.081	6.87E-02	9.2675	5.53E-02	0.00
50.0	1.0	49.5	138.1	2.81	1.88	1.377	13	1.25	47.5	0.6	20.7	0.8	1681.394	4.56E-04	8.10E-04	0.081	7.79E-02	9.2675	6.27E-02	0.00

TOTAL SETTLEMENT = **0.81**

Figure 16



NO SCALE

GEOCON WEST, INC.

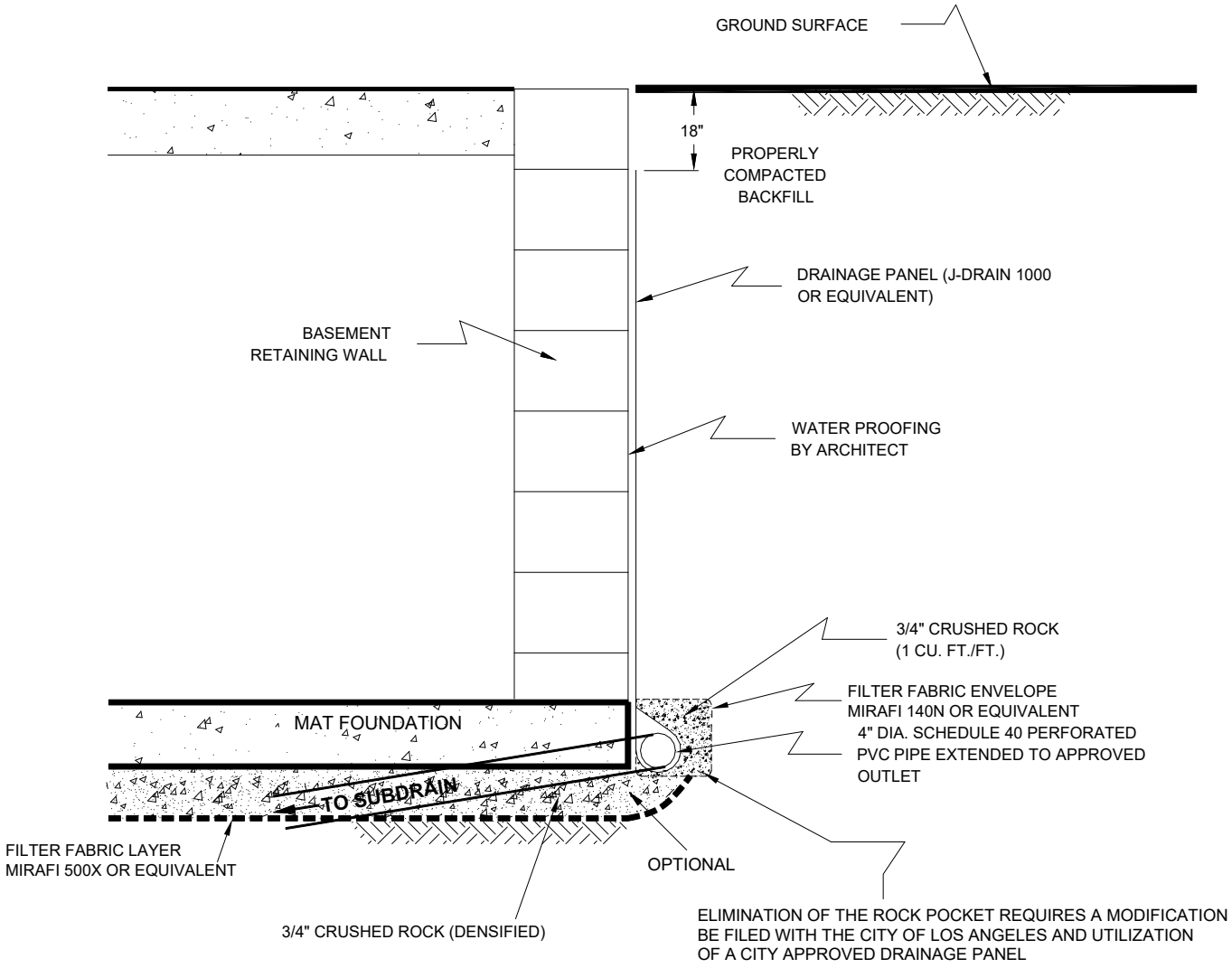
ENVIRONMENTAL GEOTECHNICAL MATERIALS
3303 N. SAN FERNANDO BLVD. - SUITE 100 - BURBANK, CA 91504
PHONE (818) 841-8388 - FAX (818) 841-1704

DRAFTED BY: PZ	CHECKED BY: HHD

RETAINING WALL DRAIN DETAIL

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020	PROJECT NO. W1207-06-01	FIG. 17



NOTE: TOP OF DRAINAGE PANEL NOT MORE THAN 18 INCHES FROM GROUND SURFACE

NO SCALE

GEOCON WEST, INC.

ENVIRONMENTAL GEOTECHNICAL MATERIALS
3303 N. SAN FERNANDO BLVD. - SUITE 100 - BURBANK, CA 91504
PHONE (818) 841-8388 - FAX (818) 841-1704

DRAFTED BY: PZ	CHECKED BY: HHD

RETAINING WALL DRAIN DETAIL

6728 NORTH SEPULVEDA BOULEVARD
6715 NORTH COLUMBUS STREET
LOS ANGELES, CALIFORNIA

SEPT. 2020	PROJECT NO. W1207-06-01	FIG. 18

APPENDIX A

APPENDIX A

FIELD INVESTIGATION

The site was explored on July 23, 2020 by excavating three 8-inch diameter borings to depths between 40½ and 65½ feet below the existing ground surface using a truck-mounted hollow-stem auger drilling machine. Representative and relatively undisturbed samples were obtained by driving a 3-inch, O. D., California Modified Sampler into the "undisturbed" soil mass with blows from a 140-pound auto-hammer falling 30 inches. The California Modified Sampler was equipped with 1-inch by 2$^{3}/_{8}$-inch diameter brass sampler rings to facilitate soil removal and testing. Standard Penetration Tests (SPTs) were also performed in borings B1 and B2. Bulk samples were obtained. The location of the borings are shown on Figure 2.

The soil conditions encountered in the borings were visually examined, classified and logged in general accordance with the Unified Soil Classification System (USCS). The logs of the borings are presented on Figures A1 through A3. The logs depict the soil and geologic conditions encountered and the depth at which samples were obtained. The logs also include our interpretation of the conditions between sampling intervals. Therefore, the logs contain both observed and interpreted data. We determined the lines designating the interface between soil materials on the logs using visual observations, penetration rates, excavation characteristics and other factors. The transition between materials may be abrupt or gradual. Where applicable, the logs were revised based on subsequent laboratory testing.

PROJECT NO. W1207-06-01

BORING 1

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0	BULK 0-5'				**ARTIFICIAL FILL** Sandy Silt, soft to firm, dry, olive brown, fine-grained, some coarse gravel.			
2								
4	B1@5'			SM	**ALLUVIUM** Silty Sand, loose, slightly moist, brown, fine-grained.	8		
6					Clay with Sand, firm, slightly moist, brown, fine-grained.			
8	B1@7.5'					13	96.4	17.6
10	B1@10'			CL	- soft	4		
12	B1@12.5'				- stiff, dry	24	89.3	13.1
14	B1@15'			ML	Silt with Sand, firm, soft, slightly moist, light brown, fine-grained.	6		
16								
18	B1@17.5'			ML	Sandy Silt, firm, dry, light brown, fine-grained, some roots.	21	98.5	8.4
20	B1@20'				- increase in sand content, soft, rootlets	7		
22					Silty Sand, medium dense, dry, light yellowish brown, fine-grained.			
24	B1@22.5'					26	99.6	5.4
26	B1@25'			SM	- loose	10		
28	B1@27.5'				- medium dense	20	91.1	13.6

W1207-06-01 BORING LOGS.GPJ

Figure A1,
Log of Boring 1, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 1

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B1@30'			CL	Clay, soft, moist, brown, some plasticity.	3		
32	B1@32.5'			CL	- firm, dark brown	21	113.2	13.3
34	B1@35'			CL	- slightly moist, some fine-grained sand, trace fine gravel	9		
36				SM	Silty Sand, medium dense, slightly moist, brown, fine-grained.			
38	B1@37.5'			SM		27	121.2	13.3
40	B1@40'			SM	- loose, slightly moist to moist, dark brown, trace coarse-grained	8		
42	B1@42.5'			SM	- medium dense, brown, trace fine gravel	22	120.1	15.5
44	B1@45'			SM	- loose, fine-grained	7		
46				ML	Sandy Silt, stiff, moist, dark brown, fine-grained.			
48	B1@47.5'			ML		40	119.3	15.5
50	B1@50'			SP-SM	Sand with Silt, poorly graded, dense, moist, brown, fine-grained, trace fine to coarse gravel.	45		
52	B1@52.5'			SP-SM	- very dense, yellowish brown and dark brown	50 (1")	115.9	4.7
54	B1@55'			SP-SM	- some fine to coarse gravel	60		
56								
58								

W1207-06-01 BORING LOGS.GPJ

Figure A1,
Log of Boring 1, Page 2 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	**BORING 1** ELEV. (MSL.) -- DATE COMPLETED **7/23/2020** EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
					MATERIAL DESCRIPTION			
60	B1@60'			SP-SM		74		
					Total depth of boring: 60.5 feet Fill to 3 feet. No groundwater encountered. Backfilled with soil cuttings and tamped. *Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.			

Figure A1,
Log of Boring 1, Page 3 of 3

W1207-06-01 BORING LOGS.GPJ

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 2

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0	BULK 0-5'				**AC: 3"** **ARTIFICIAL FILL** Sandy Silt, soft, slightly moist, brown, fine-grained.			
2					**ALLUVIUM** Sandy Silt, soft, slightly moist, light brown, fine-grained.			
4	B2@5'					3		
6								
8	B2@7.5'			ML	- stiff, dry	22	88.0	16.9
10	B2@10'				- increase in sand content, soft, dry to slightly moist	7		
12	B2@12.5'				- firm	16	94.3	10.3
14	B2@15'			CL	Clay with Sand, soft, slightly moist, light brown, fine-grained.	6		
16								
18	B2@17.5'			ML	Silt with Sand, firm, slightly moist, light brown, fine-grained, trace medium-grained.	19	102.1	7.9
20	B2@20'			ML	Sandy Silt, firm, slightly moist, light brown, fine-grained.	10		
22	B2@22.5'				Silty Sand, medium dense, dry to slightly moist, light yellowish brown, fine-grained.	27	102.4	5.0
24	B2@25'			SM	- trace medium- to coarse-grained	14		
26								
28	B2@27.5'					27	95.9	5.7
				ML	Sandy Silt, soft, slightly moist, light yellowish brown, fine-grained.			

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 1 of 3

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◥ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

BORING 2

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B2@30'			ML		7		
32	B2@32.5'			SM	Silty Sand, medium dense, slightly moist, light yellowish brown, fine-grained.	25	98.0	6.7
34	B2@35'			CL	Sandy Clay, soft, slightly moist to moist, brown, fine-grained.	6		
36								
38	B2@37.5'			ML	Silt with Sand, slightly moist, brown and reddish brown, fine-grained, trace coarse-grained.	26	124.2	11.4
40	B2@40'			SC-SM	Silty Clayey Sand, loose, slightly moist, brown, fine-grained, trace medium- to coarse-grained.	10		
42	B2@42.5'			CL-ML	Sandy Silty Clay, stiff, slightly moist, brown, fine-grained.	42	123.6	10.7
44	B2@45'				- firm, trace coarse-grained	15		
46								
48	B2@47.5'				- stiff	34	125.3	10.2
50	B2@50'			ML	Sandy Silt, firm, moist, brown, fine-grained.	13		
52								
54	B2@55'				- increase in sand content, stiff	20		
56								
58								

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 2 of 3

SAMPLE SYMBOLS

- ... SAMPLING UNSUCCESSFUL
- ... STANDARD PENETRATION TEST
- ... DRIVE SAMPLE (UNDISTURBED)
- ... DISTURBED OR BAG SAMPLE
- ... CHUNK SAMPLE
- ... WATER TABLE OR SEEPAGE

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GEOCON

PROJECT NO. W1207-06-01

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	**BORING 2** ELEV. (MSL.) -- DATE COMPLETED **7/23/2020** EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
					MATERIAL DESCRIPTION			
60	B2@60'			ML	- decrease in sand content	20		
62								
64	B2@65'			SM	Silty Sand, medium dense, moist, brown, fine-grained. - increase in sand content	21		
					Total depth of boring: 65.5 feet Fill to 2 feet. No groundwater encountered. Backfilled with soil cuttings and tamped. Patched with cold patch asphalt. *Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.			

W1207-06-01 BORING LOGS.GPJ

Figure A2,
Log of Boring 2, Page 3 of 3

SAMPLE SYMBOLS

☐ ... SAMPLING UNSUCCESSFUL
◧ ... STANDARD PENETRATION TEST
■ ... DRIVE SAMPLE (UNDISTURBED)
⊠ ... DISTURBED OR BAG SAMPLE
◪ ... CHUNK SAMPLE
▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 3

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
0					**ARTIFICIAL FILL** Sandy Silt, soft, dry, brown, fine-grained, coarse gravel, small cobble-sized pieces.			
2	B3@2.5'				- stiff, light brown with dark brown, fine gravel-sized pieces of sandstone	36	92.6	13.9
4	B3@5'				- firm, dark brown, roots	20	102.3	11.6
6					**ALLUVIUM** Sandy Silt, firm, dry to slightly moist, light brown, fine-grained.			
8	B3@7.5'			ML		14	920.6	17.5
10	B3@10'			ML	Silt, soft, slightly moist to moist, light brown, trace plasticity.	11	104.1	11.4
12								
14					Sandy Silt, firm, slightly moist, light brown, fine-grained.			
16	B3@15'			ML		20	91.1	26.6
18								
20	B3@20'					25	90.1	22.9
22					Silty Sand, medium dense, dry, light yellowish brown, fine-grained.			
24								
26	B3@25'			SM		26	96.3	7.3
28								

W1207-06-01 BORING LOGS.GPJ

Figure A3,
Log of Boring 3, Page 1 of 2

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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PROJECT NO. W1207-06-01

BORING 3

ELEV. (MSL.) -- DATE COMPLETED **7/23/2020**

EQUIPMENT **HOLLOW STEM AUGER** BY: **JJK**

DEPTH IN FEET	SAMPLE NO.	LITHOLOGY	GROUNDWATER	SOIL CLASS (USCS)	MATERIAL DESCRIPTION	PENETRATION RESISTANCE (BLOWS/FT*)	DRY DENSITY (P.C.F.)	MOISTURE CONTENT (%)
30	B3@30'			SM	- loose, coarse-grained, fine gravel, trace coarse gravel	14	100.3	5.5
					Silt, firm, moist, light brown.			
32								
34								
				ML				
	B3@35'				- stiff, dark brown, trace plasticity	22	105.2	23.0
36								
38								
40	B3@40'					33	126.0	11.9
					Total depth of boring: 40.5 feet Fill to 5.5 feet. No groundwater encountered. Backfilled with soil cuttings and tamped. *Penetration resistance for 140-pound hammer falling 30 inches by auto-hammer.			

W1207-06-01 BORING LOGS.GPJ

Figure A3,
Log of Boring 3, Page 2 of 2

SAMPLE SYMBOLS

- ☐ ... SAMPLING UNSUCCESSFUL
- ◧ ... STANDARD PENETRATION TEST
- ■ ... DRIVE SAMPLE (UNDISTURBED)
- ⊠ ... DISTURBED OR BAG SAMPLE
- ◪ ... CHUNK SAMPLE
- ▼ ... WATER TABLE OR SEEPAGE

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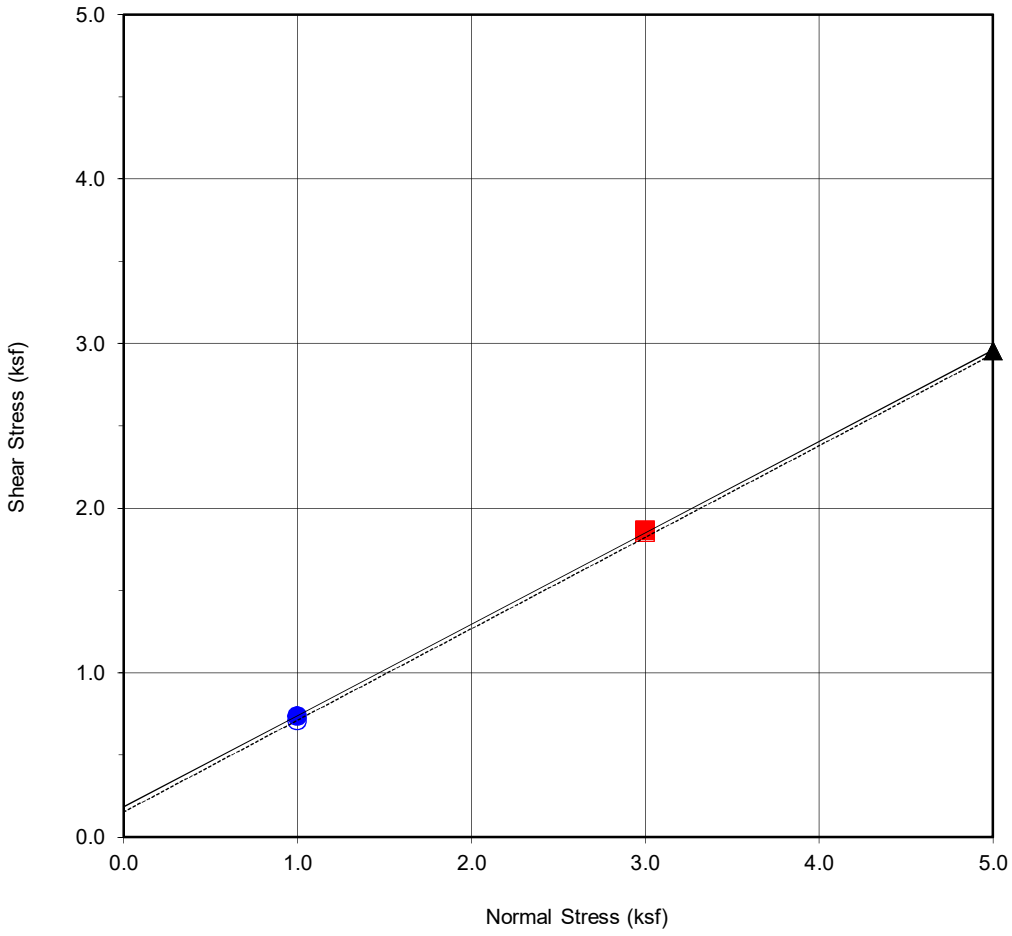
APPENDIX B

APPENDIX B

LABORATORY TESTING

Laboratory tests were performed in accordance with generally accepted test methods of the International ASTM, or other suggested procedures. Selected samples were tested for direct shear strength, consolidation characteristics, plasticity indices, grain-size, corrosivity, in-place dry density and moisture content. The results of the laboratory tests are summarized in Figures B1 through B25. The in-place dry density and moisture content of the samples tested are presented on the boring logs, Appendix A.



Boring No.	**B1**
Sample No.	**B1@0-5'**
Depth (ft)	**0-5'**
Sample Type:	Ring

Soil Identification:		
Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	184	29.1
Ultimate	152	29.1

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.73	■ 1.86	▲ 2.96
Shear Stress @ End of Test (ksf)	○ 0.71	□ 1.85	△ 2.96
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	10.0	10.0	10.0
Initial Dry Density (pcf)	111.0	111.0	111.0
Initial Degree of Saturation (%)	51.9	52.1	52.2
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	16.7	16.1	13.4

GEOCON

DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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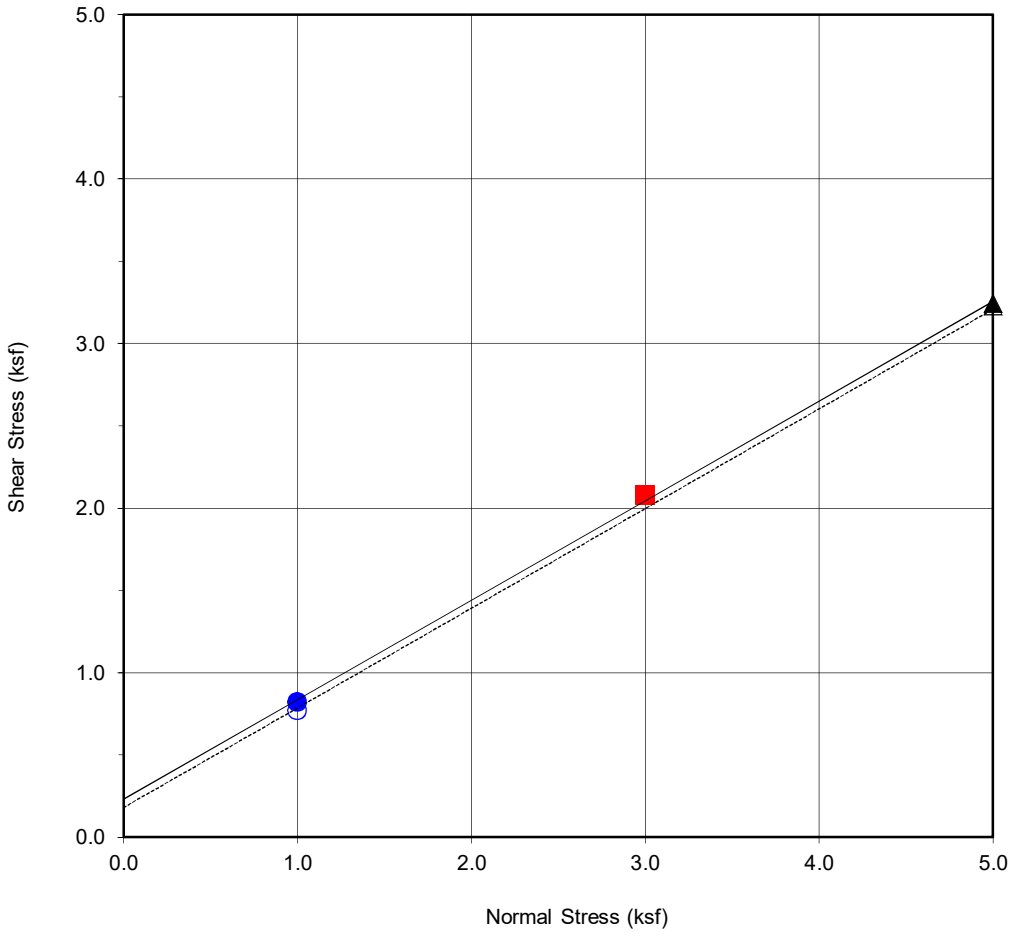
Los Angeles, California

Sept. 2020 Figure B1



Boring No.	**B2**
Sample No.	**B2@0-5'**
Depth (ft)	**0-5'**
Sample Type:	Ring

Soil Identification:		
Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	229	31.2
Ultimate	181	31.2

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.82	■ 2.07	▲ 3.24
Shear Stress @ End of Test (ksf)	○ 0.77	□ 2.07	△ 3.23
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	10.4	10.4	10.4
Initial Dry Density (pcf)	112.0	112.0	112.0
Initial Degree of Saturation (%)	55.4	55.7	55.6
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	17.2	16.0	13.6

GEOCON

DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

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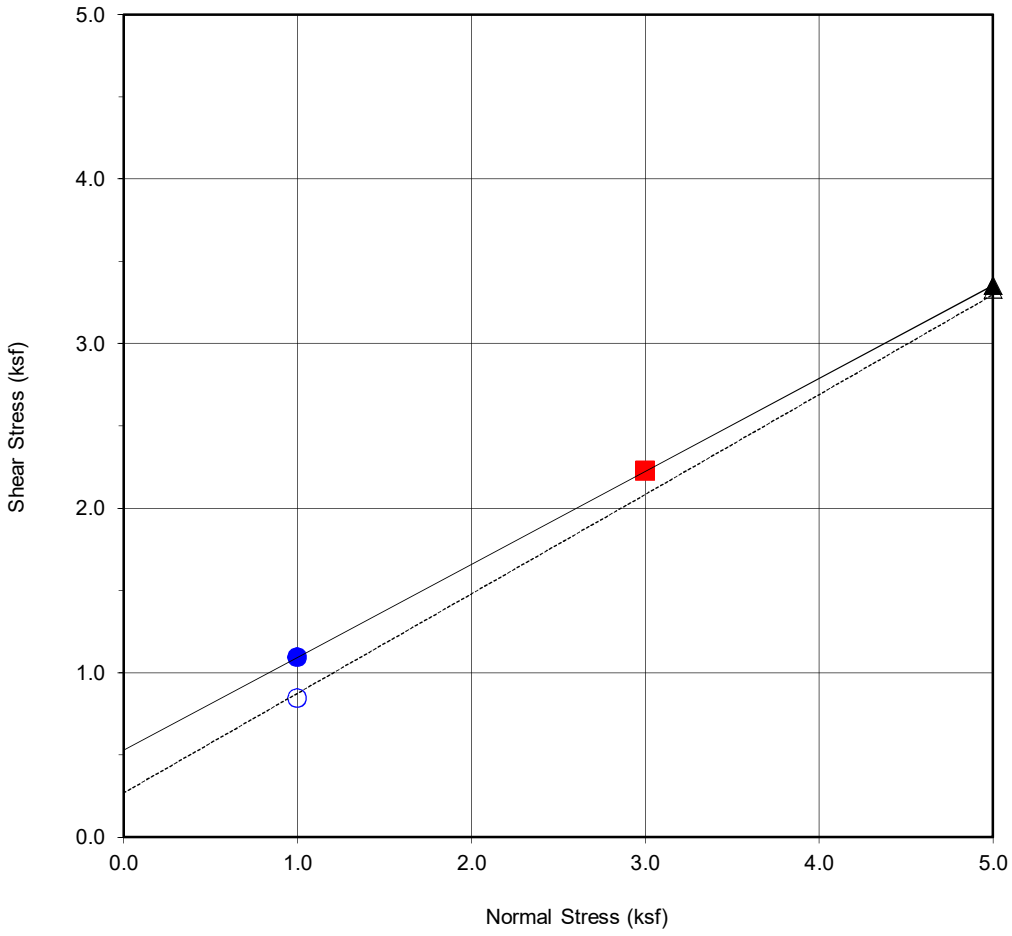
Sept. 2020 Figure B2



Boring No.	**B3**
Sample No.	**B3@5'**
Depth (ft)	**5**
Sample Type:	Ring

Soil Identification:

Dark Brown Sandy Silt (ML)

Strength Parameters

	C (psf)	ϕ (^{o})
Peak	528	29.5
Ultimate	269	31.2

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 1.09	■ 2.22	▲ 3.35
Shear Stress @ End of Test (ksf)	○ 0.84	□ 2.22	△ 3.33
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	11.6	11.0	10.1
Initial Dry Density (pcf)	102.5	100.9	103.3
Initial Degree of Saturation (%)	48.5	44.1	43.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	18.7	17.4	16.5

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DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

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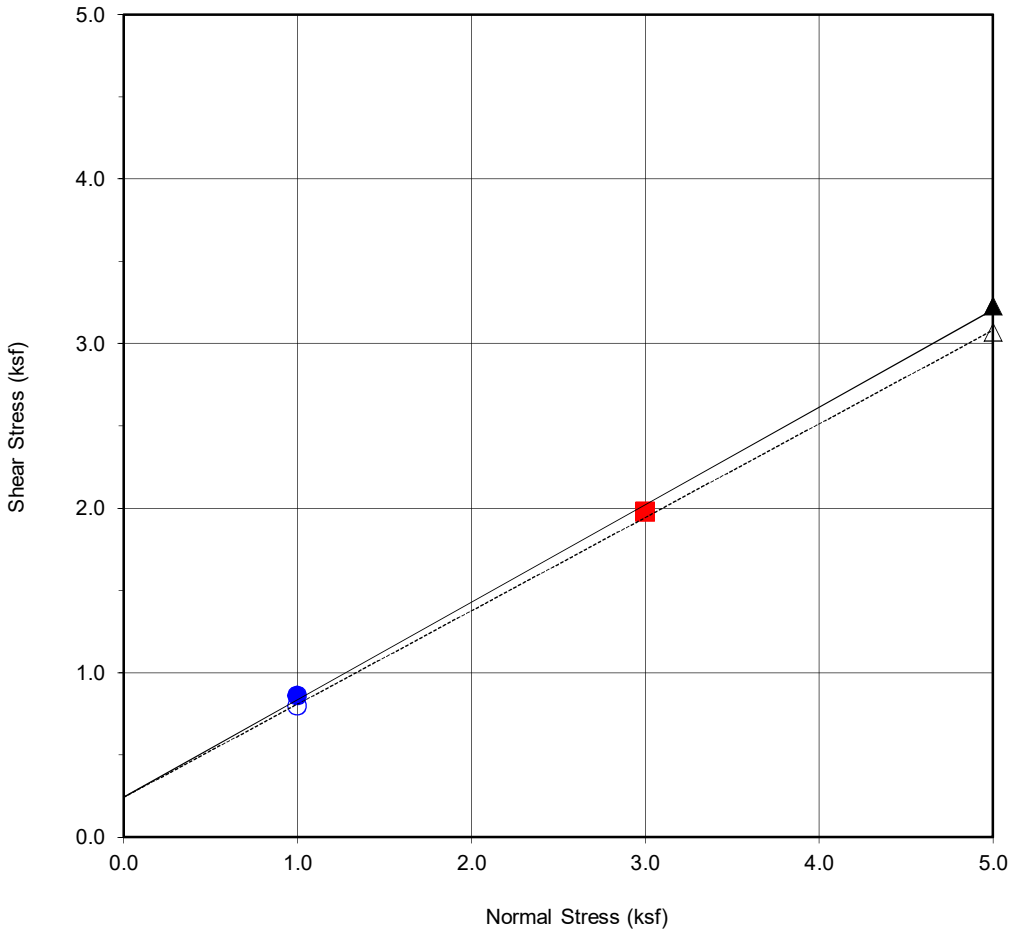
Sept. 2020 Figure B3



Boring No.	**B1**
Sample No.	**B1@7.5'**
Depth (ft)	**7.5**
Sample Type:	Ring

Soil Identification:		
Brown Clay with Sand (CL)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	241	30.7
Ultimate	241	29.6

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.86	■ 1.97	▲ 3.23
Shear Stress @ End of Test (ksf)	○ 0.80	□ 1.97	△ 3.07
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	16.4	-6.7	17.6
Initial Dry Density (pcf)	97.4	111.4	102.7
Initial Degree of Saturation (%)	60.5	-35.2	74.2
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	26.0	0.0	21.6

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DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

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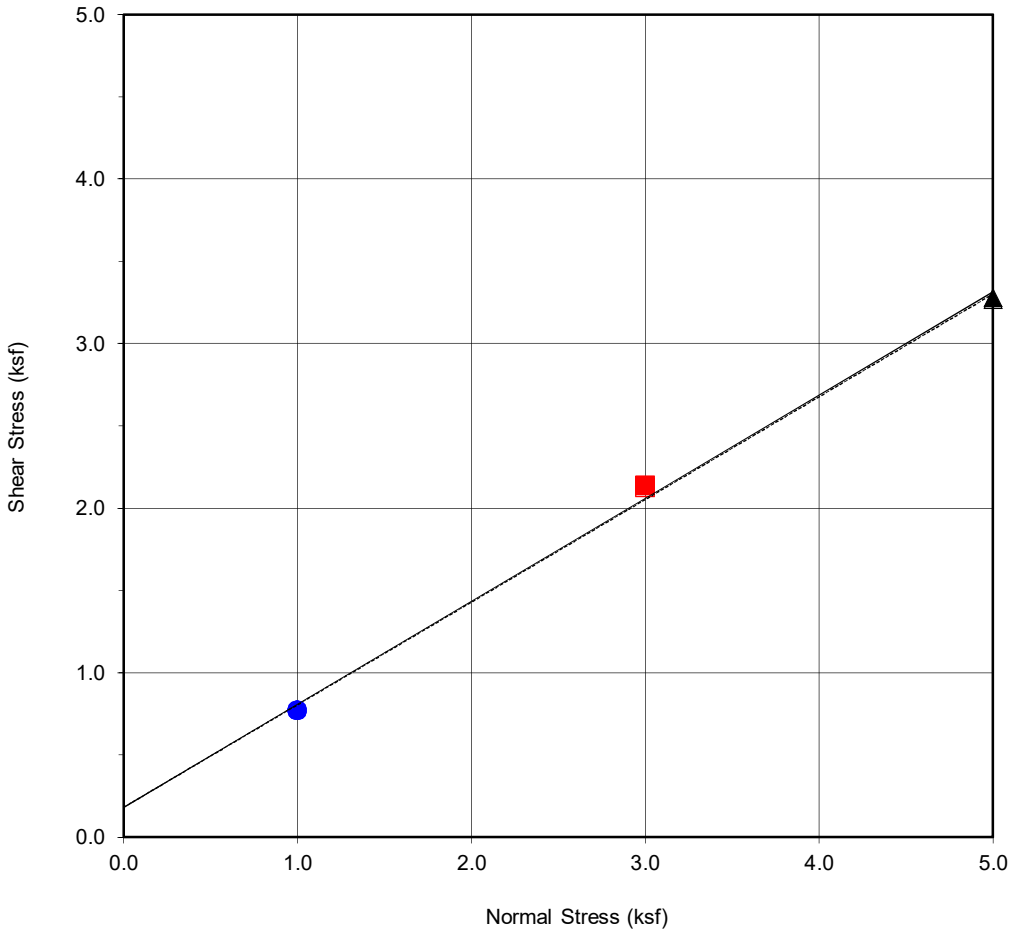
Sept. 2020 Figure B4



Boring No.	**B2**
Sample No.	**B2@7.5'**
Depth (ft)	**7.5**
Sample Type:	Ring

Soil Identification:		
Light Brown Sandy Silt (ML)		
Strength Parameters		
	C (psf)	ϕ (^{o})
Peak	180	32.1
Ultimate	181	32.0

Normal Strest (kip/ft2)	1	3	5
Peak Shear Stress (kip/ft²)	● 0.77	■ 2.14	▲ 3.28
Shear Stress @ End of Test (ksf)	○ 0.77	□ 2.12	△ 3.27
Deformation Rate (in./min.)	0.05	0.05	0.05
Initial Sample Height (in.)	1.0	1.0	1.0
Ring Inside Diameter (in.)	2.375	2.375	2.375
Initial Moisture Content (%)	14.3	13.2	16.9
Initial Dry Density (pcf)	86.3	89.5	88.5
Initial Degree of Saturation (%)	40.6	40.3	50.3
Soil Height Before Shearing (in.)	1.2	1.2	1.2
Final Moisture Content (%)	27.5	23.9	22.2

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DIRECT SHEAR TEST RESULTS

Consolidated Drained ASTM D-3080

Checked by: PZ

Project No.: W1207-06-01

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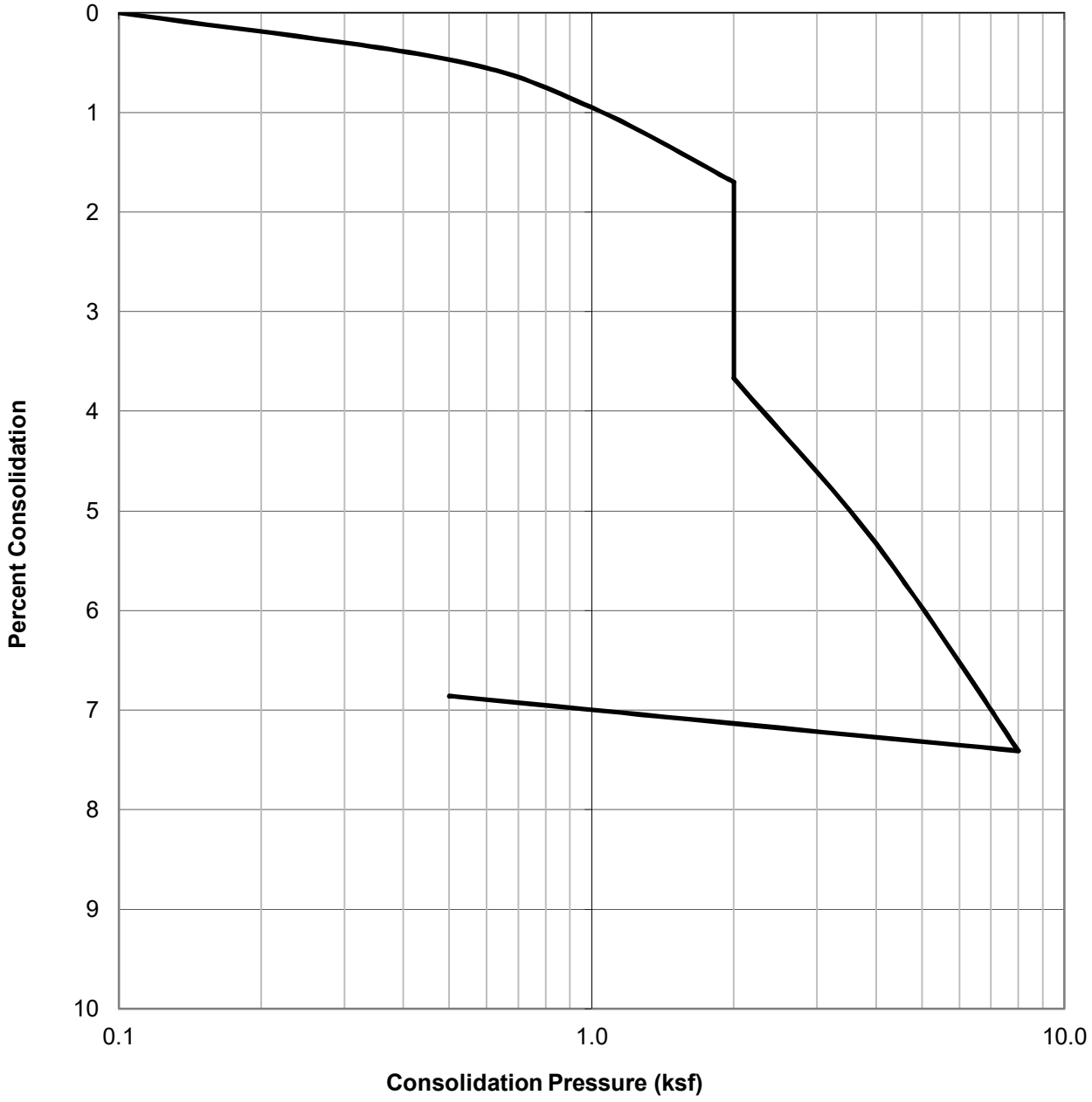
Sept. 2020 Figure B5

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@7.5	Brown Clay with Sand (CL)	84.3	14.9	24.2

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CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

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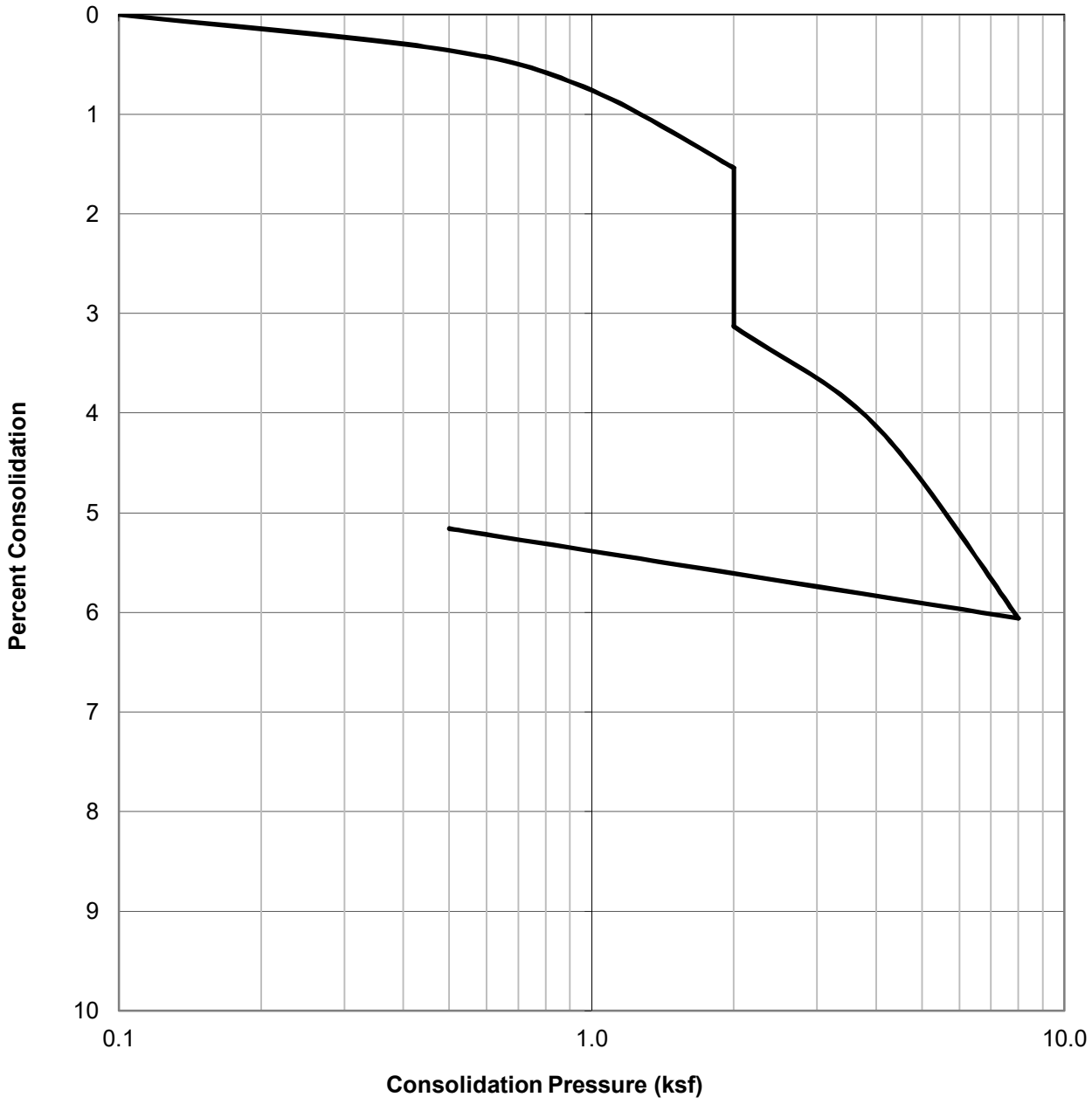
Sept. 2020 Figure B6

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@12.5	Brown Clay with Sand (CL)	79.0	13.1	26.9

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

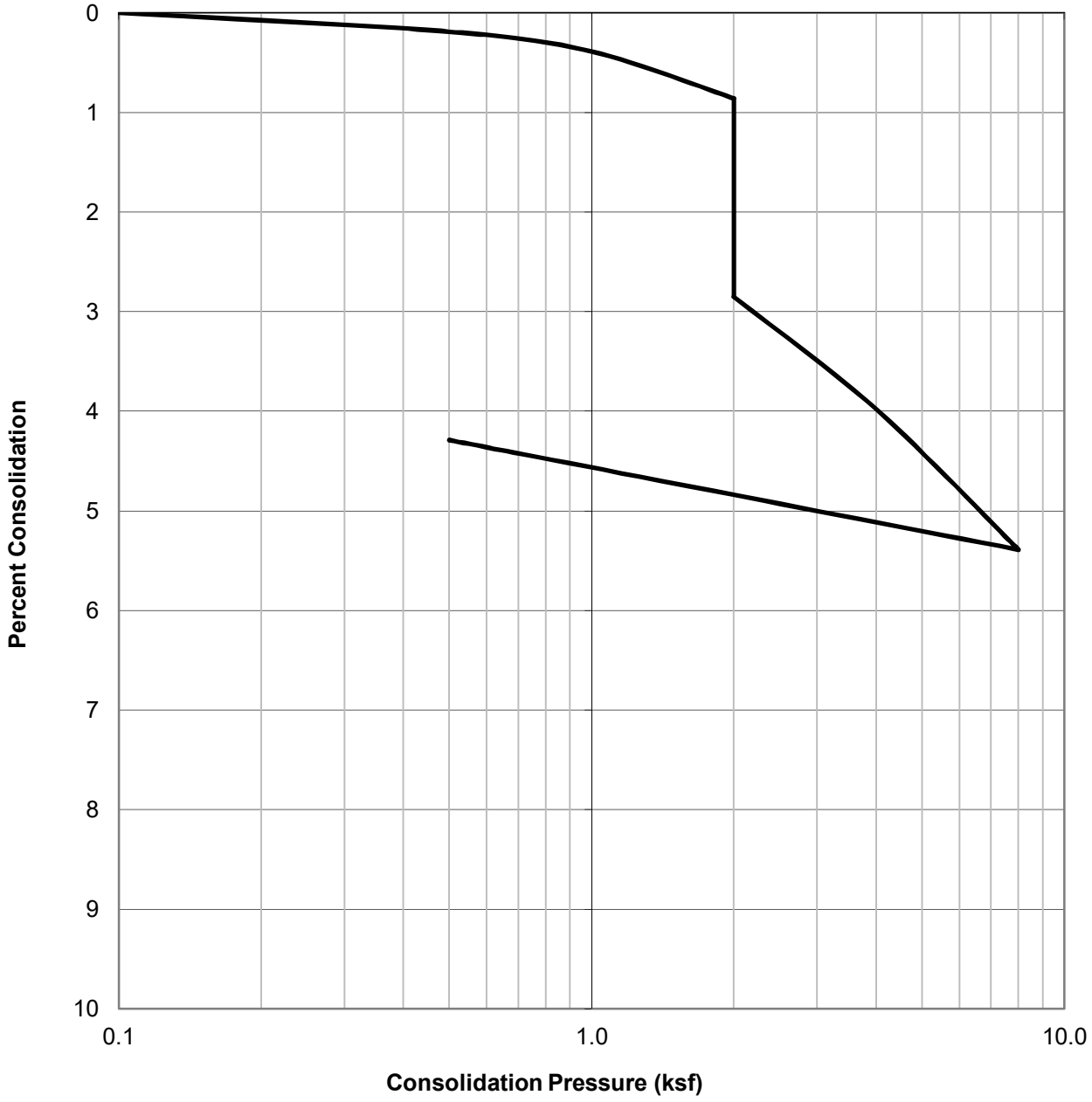
Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B7

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@17.5	Light Brown Sandy Silt (ML)	92.6	8.4	21.3

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

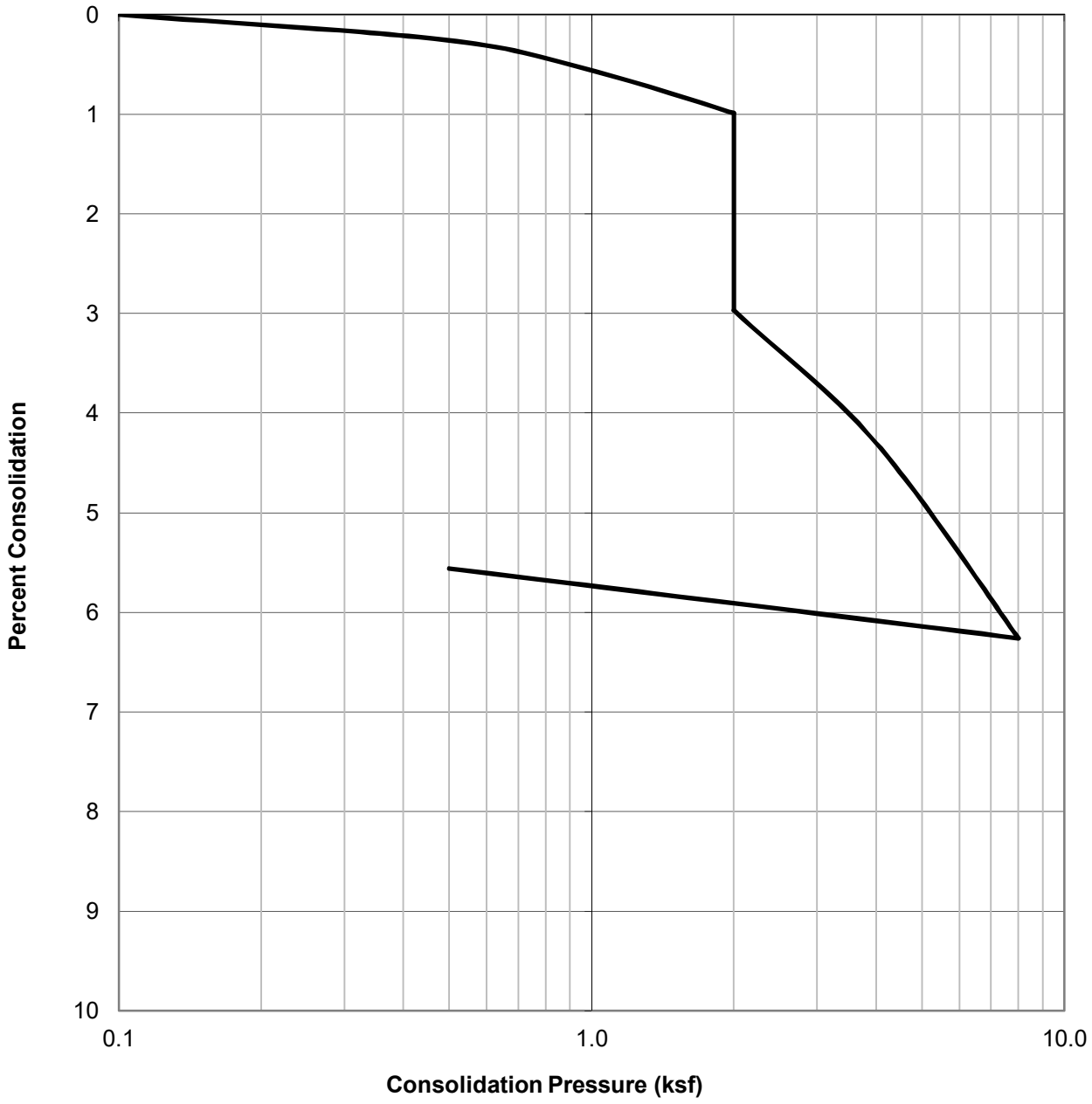
Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B8

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@17.5	Light Brown Silt with Sand (ML)	96.6	7.9	21.1

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

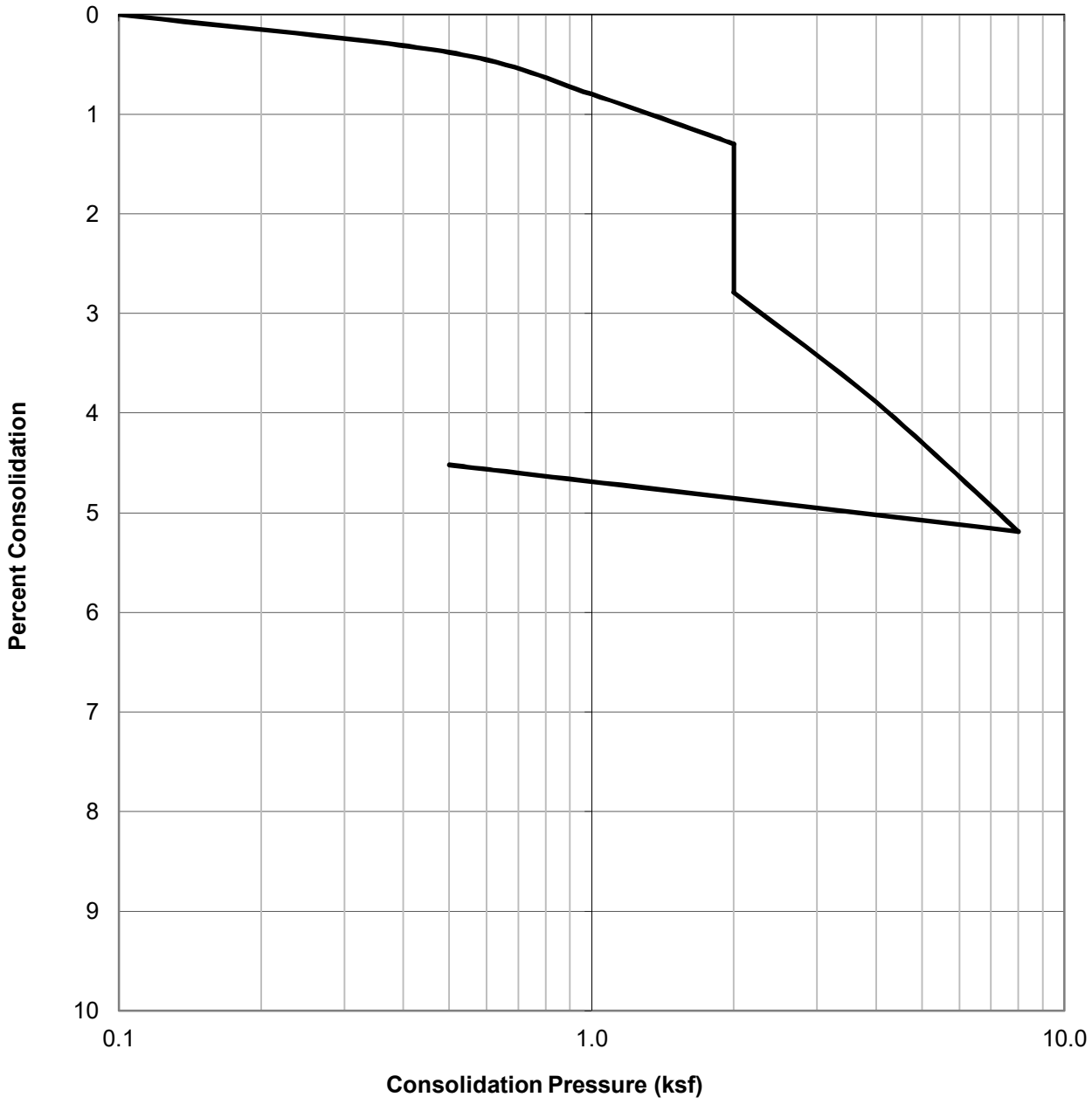
Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B9

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@22.5	Light Yellowish Brown Silty Sand (SM)	94.2	5.4	23.2

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

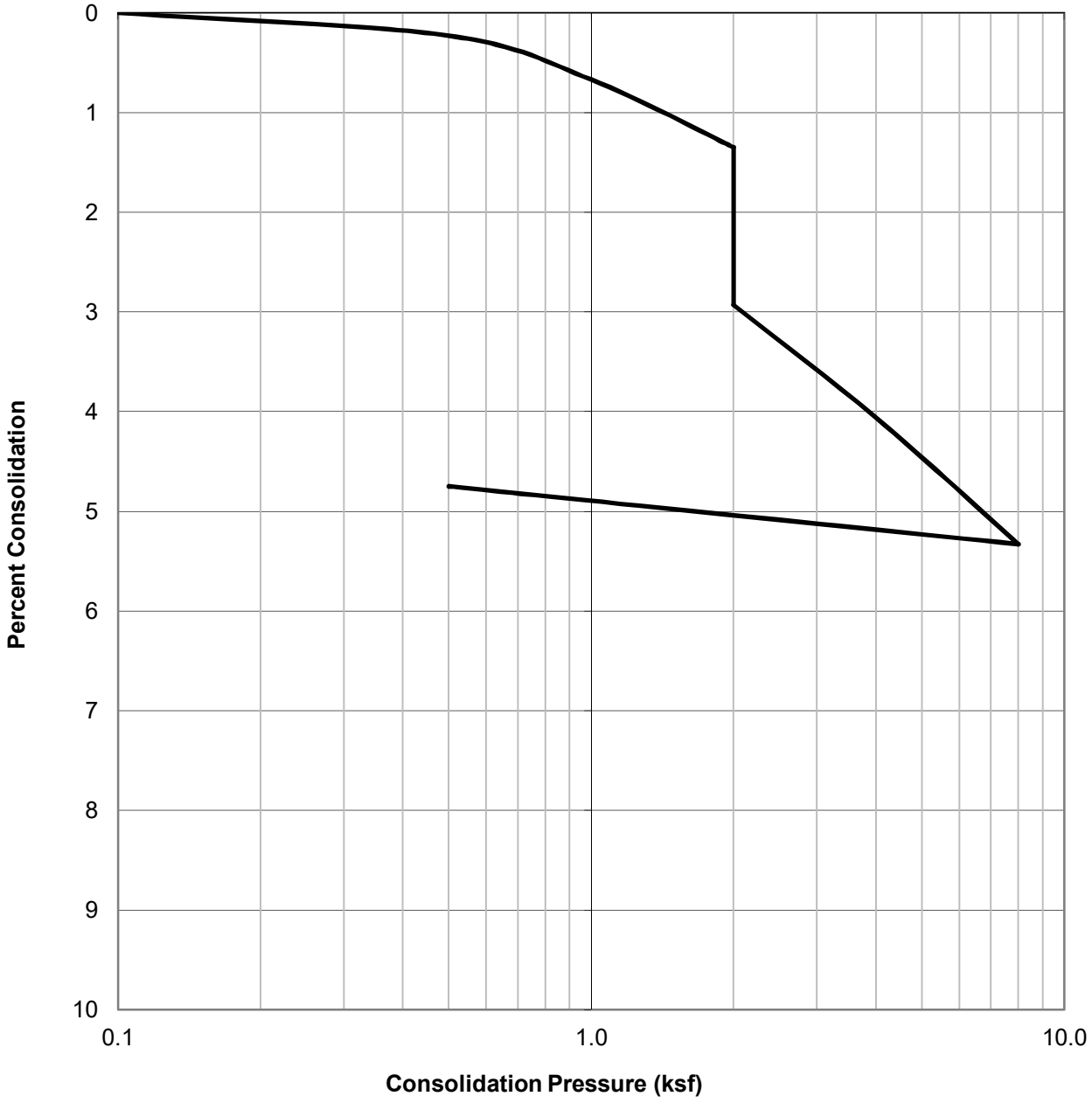
Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B10

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@22.5	Light Yellowish Brown Silty Sand (SM)	97.0	5.0	21.0

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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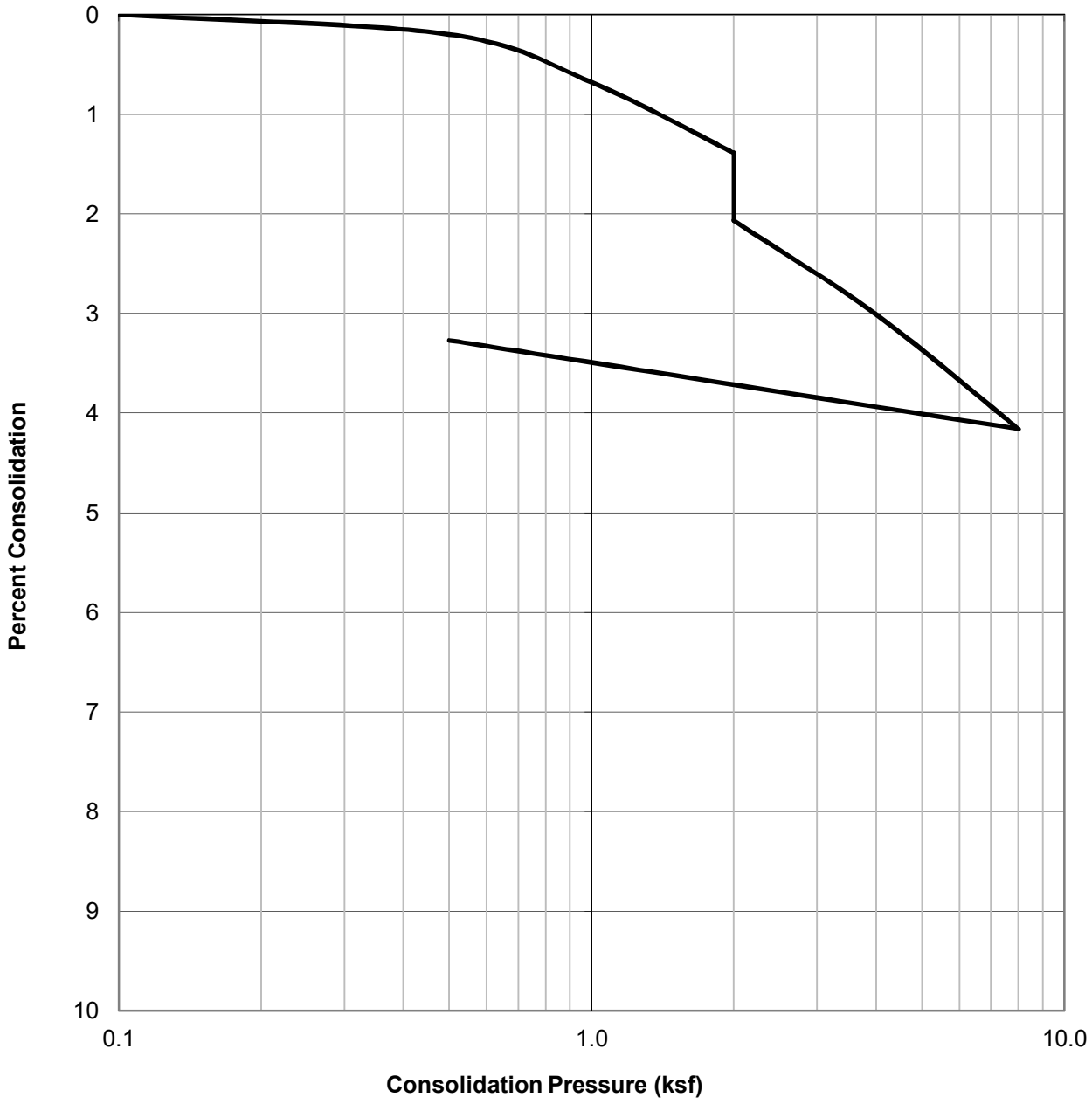
Sept. 2020 Figure B11

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B1@27.5	Light Yellowish Brown Silty Sand (SM)	91.2	13.6	27.4

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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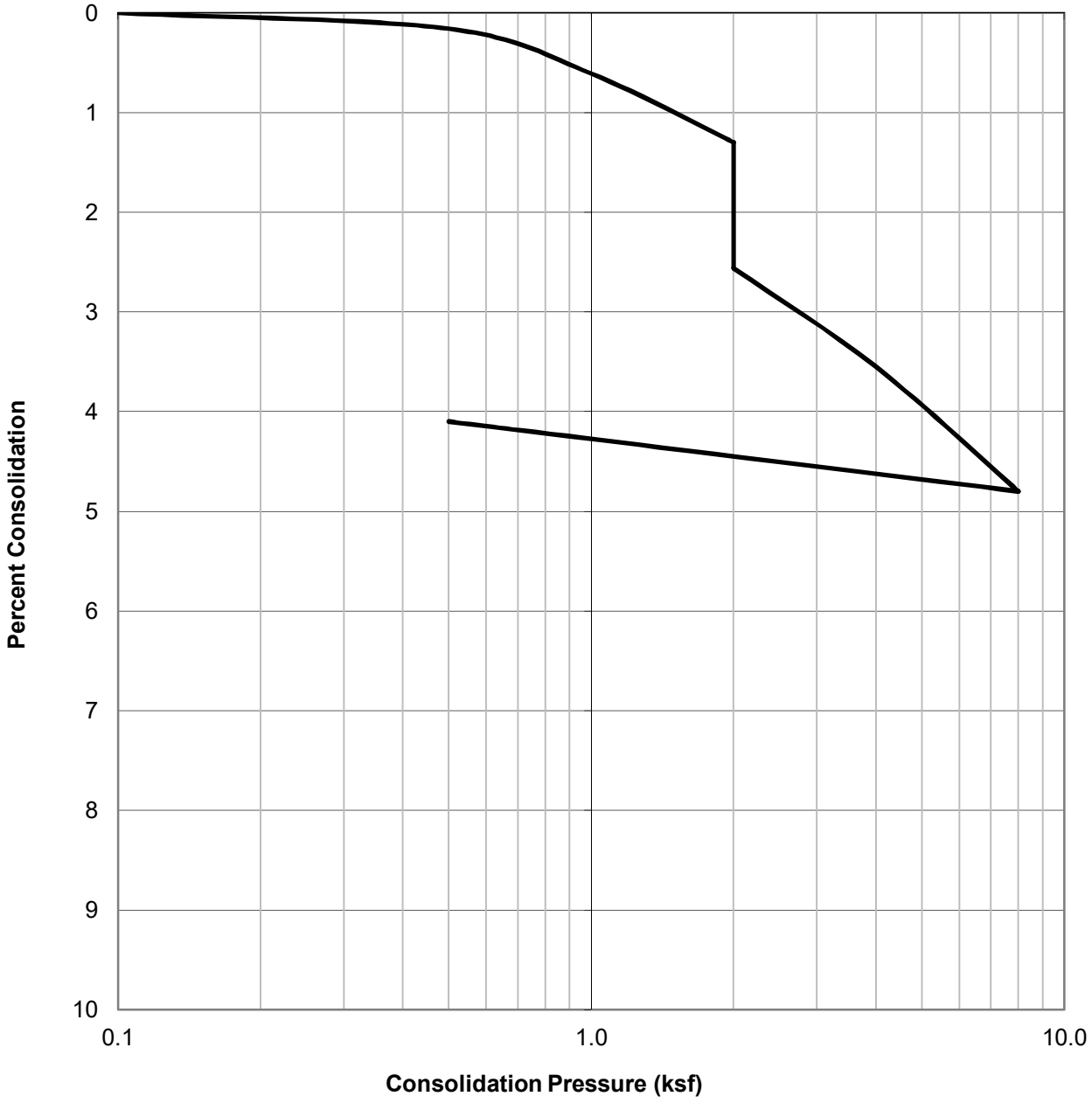
Los Angeles, California

Sept. 2020 Figure B12

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@27.5	Light Yellowish Brown Silty Sand (SM)	88.8	5.7	26.4

GEOCON

CONSOLIDATION TEST RESULTS

ASTM D-2435

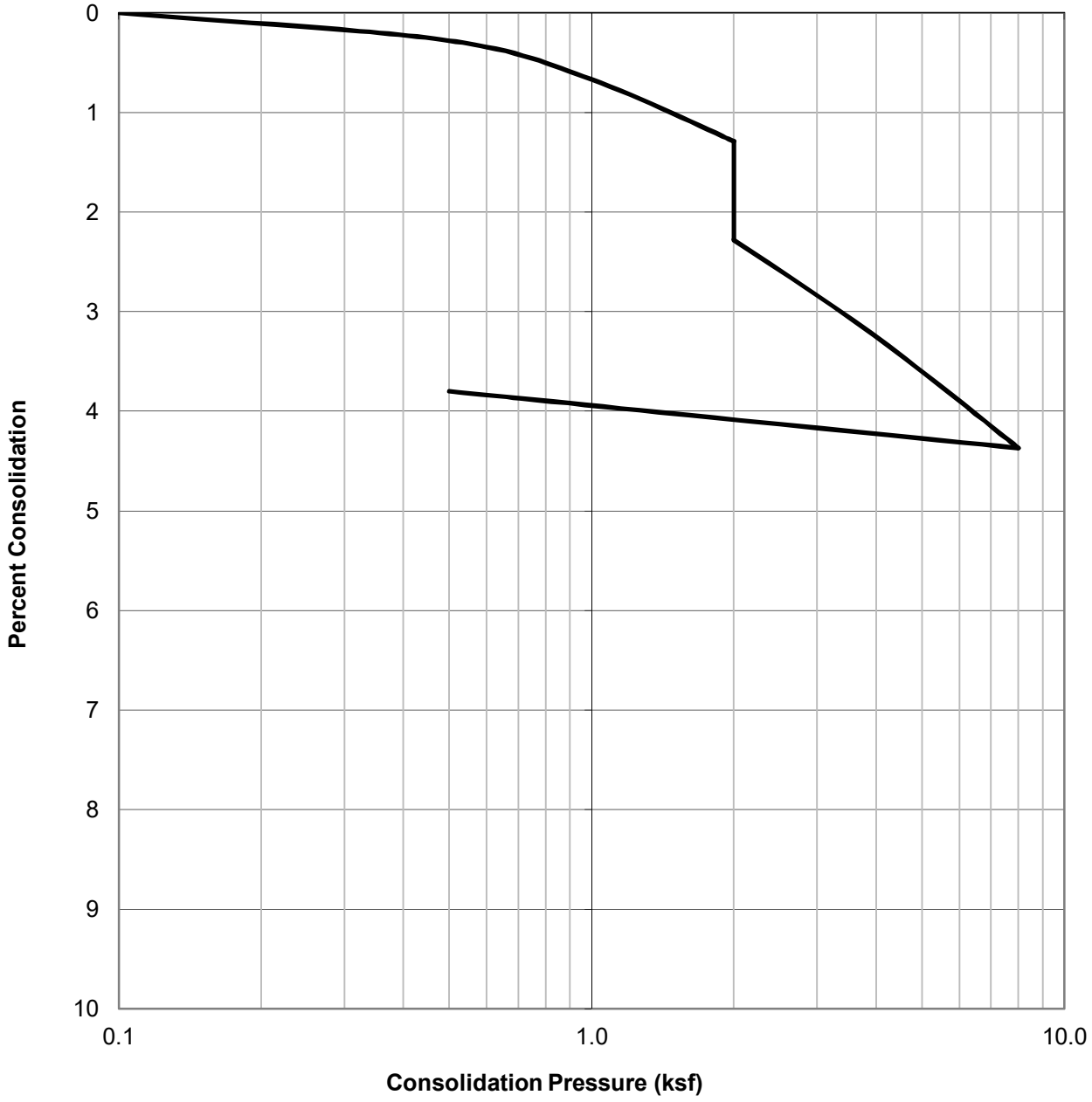
Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B13

WATER ADDED AT 2.0 KSF



SAMPLE ID.	SOIL TYPE	DRY DENSITY (PCF)	INITIAL MOISTURE (%)	FINAL MOISTURE (%)
B2@32.5	Light Yellowish Brown Silty Sand (SM)	89.8	6.7	26.0

GEOCON

CONSOLIDATION TEST RESULTS

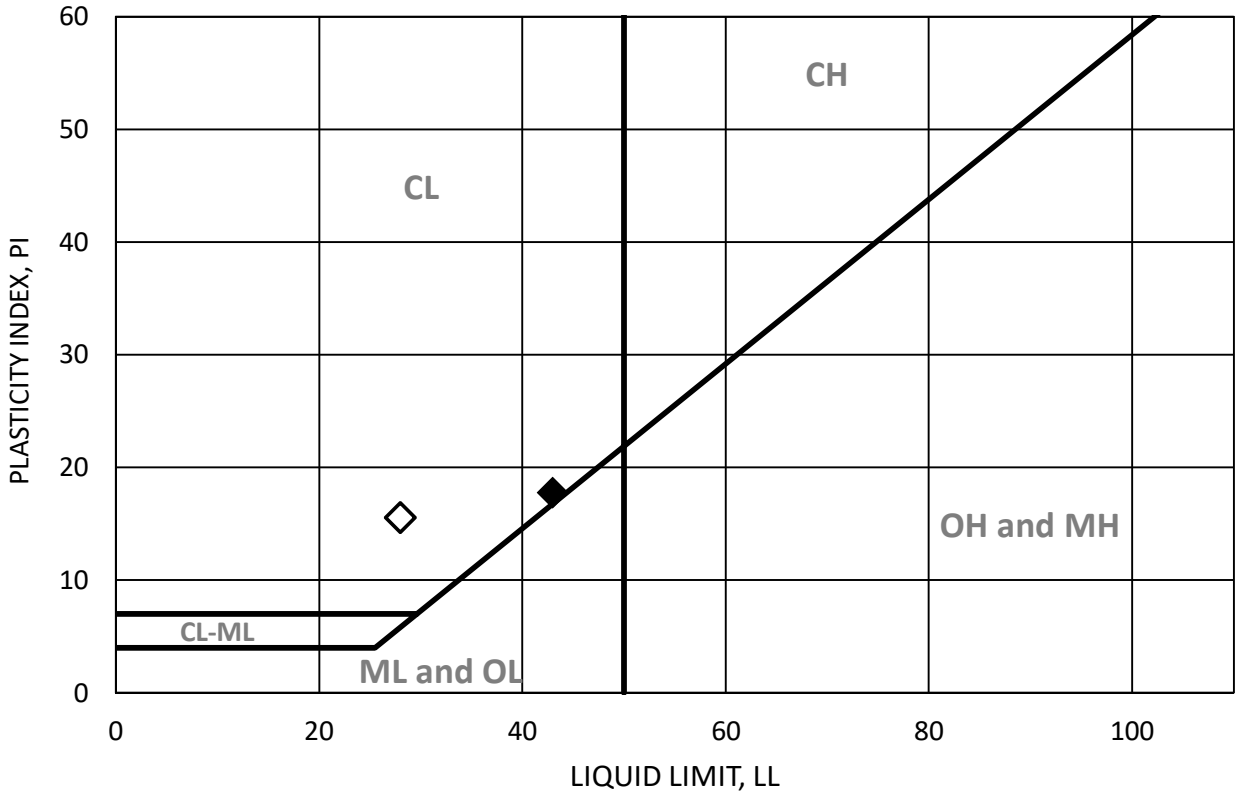
ASTM D-2435

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B14



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B1	5	N/P	N/P	N/P	--	N/P
◆	B1	10	43	25	18	--	CL
▲	B1	15	N/P	N/P	N/P	--	N/P
●	B1	20	N/P	N/P	N/P	--	N/P
□	B1	25	N/P	N/P	N/P	--	N/P
◇	B1	30	28	12	16	--	CL
△	B1	35	N/P	N/P	N/P	--	N/P
○	B1	40	N/P	N/P	N/P	--	N/P

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

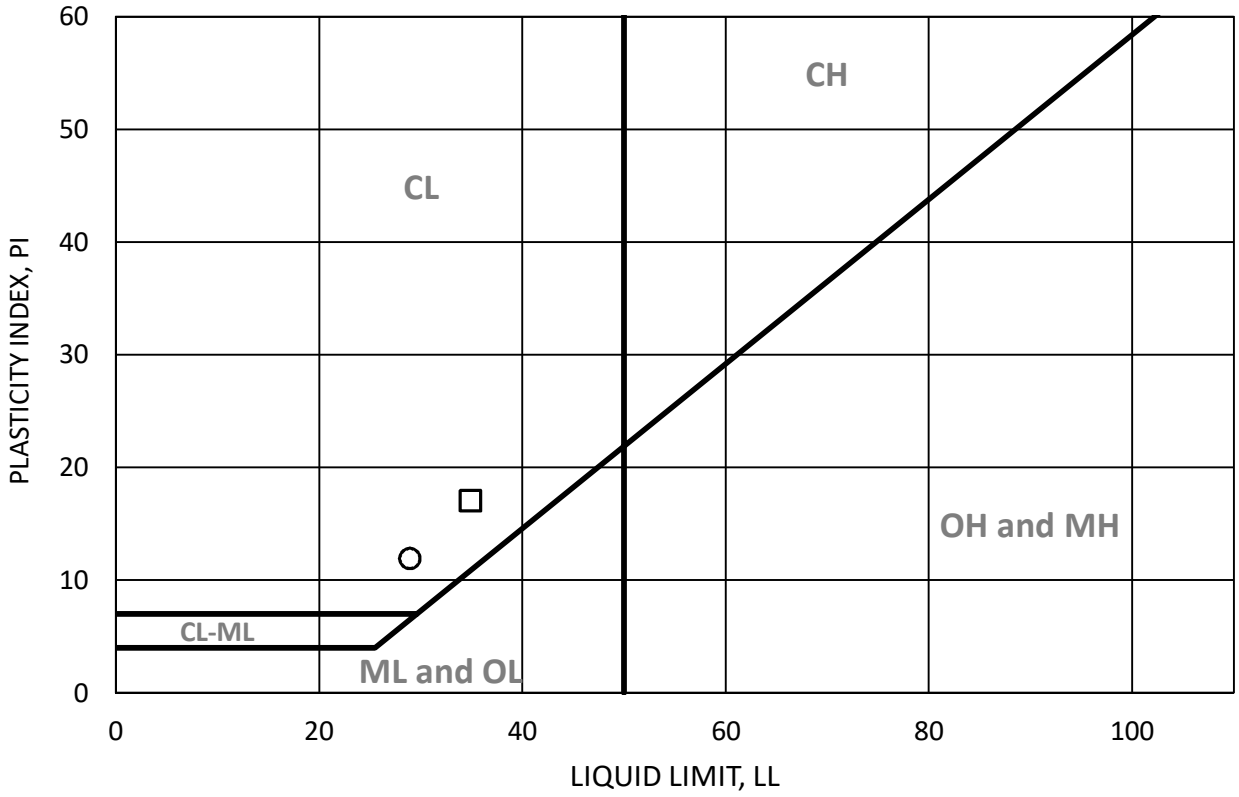
ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B15



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B1	45	N/P	N/P	N/P	--	N/P
◆	B1	50	N/P	N/P	N/P	--	N/P
▲	B2	5	N/P	N/P	N/P	--	N/P
●	B2	10	N/P	N/P	N/P	--	N/P
□	B2	15	35	18	17	--	CL
◇	B2	20	N/P	N/P	N/P	--	N/P
△	B2	25	N/P	N/P	N/P	--	N/P
○	B2	35	29	17	12	--	CL

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

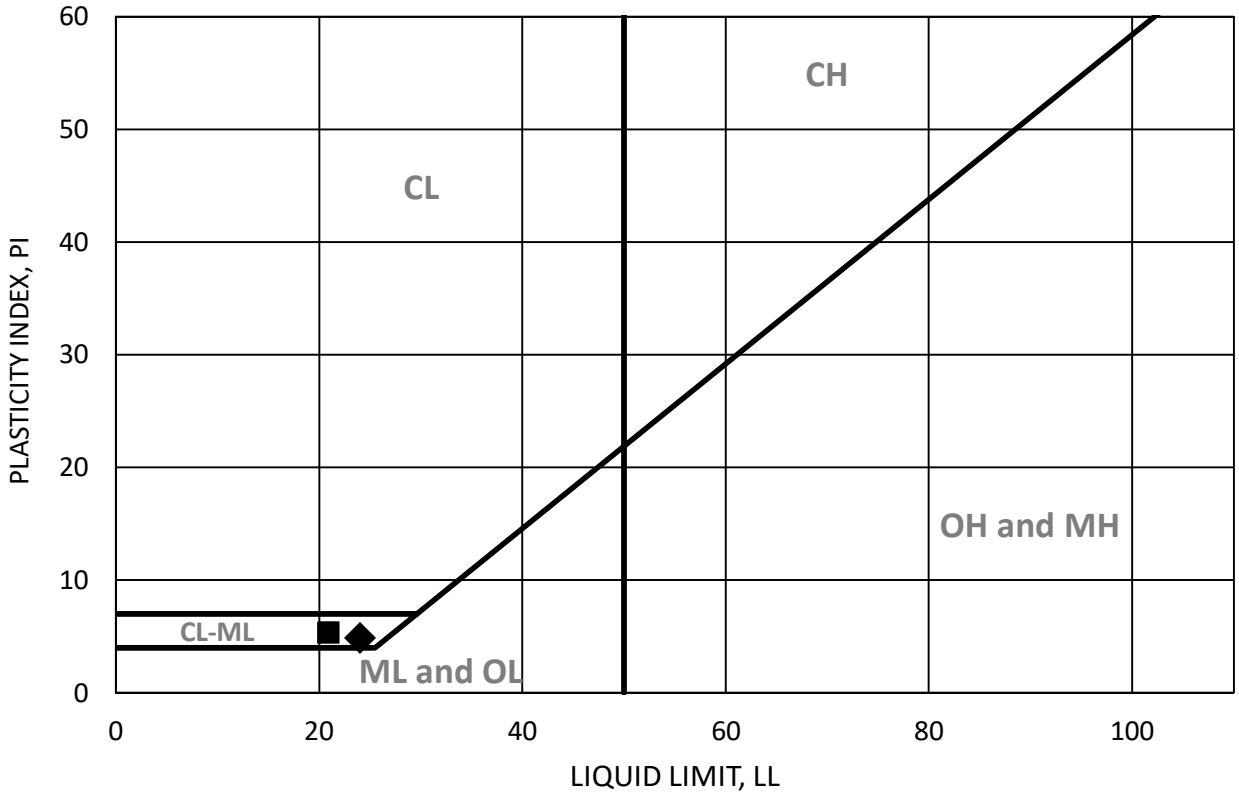
ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B16



SYMBOL	BORING	DEPTH (ft)	LL	PL	PI	MOISTURE CONTENT AT SATURATION	SOIL BEHAVIOR
■	B2	40	21	16	5	--	CL-ML
◆	B2	45	24	19	5	--	CL-ML
▲	B2	50	N/P	N/P	N/P	--	N/P
●	B2	55	N/P	N/P	N/P	--	N/P
□	B2	60	N/P	N/P	N/P	--	N/P
◇	B2	65	N/P	N/P	N/P	--	N/P

N/P = Non-Plastic

GEOCON

ATTERBERG LIMITS

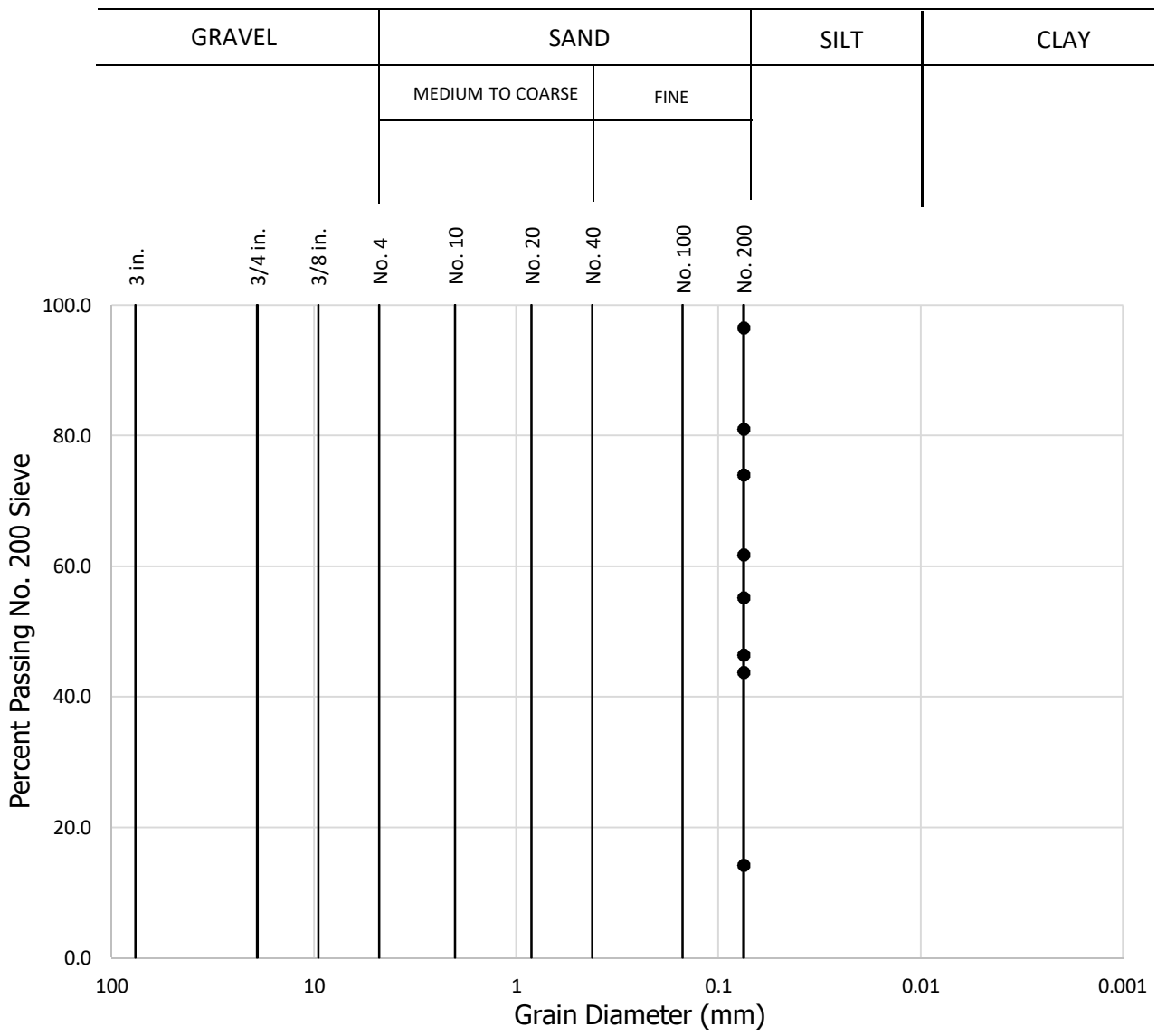
ASTM D-4318

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B17



Sample No.	Percent Passing No. 200 Sieve
B1 @ 5'	46.4
B1 @ 10'	81.0
B1 @ 15'	74.0
B1 @ 20'	55.1
B1 @ 25'	14.2
B1 @ 30'	96.5
B1 @ 35'	61.7
B1 @ 40'	43.7

GEOCON

GRAIN SIZE ANALYSIS

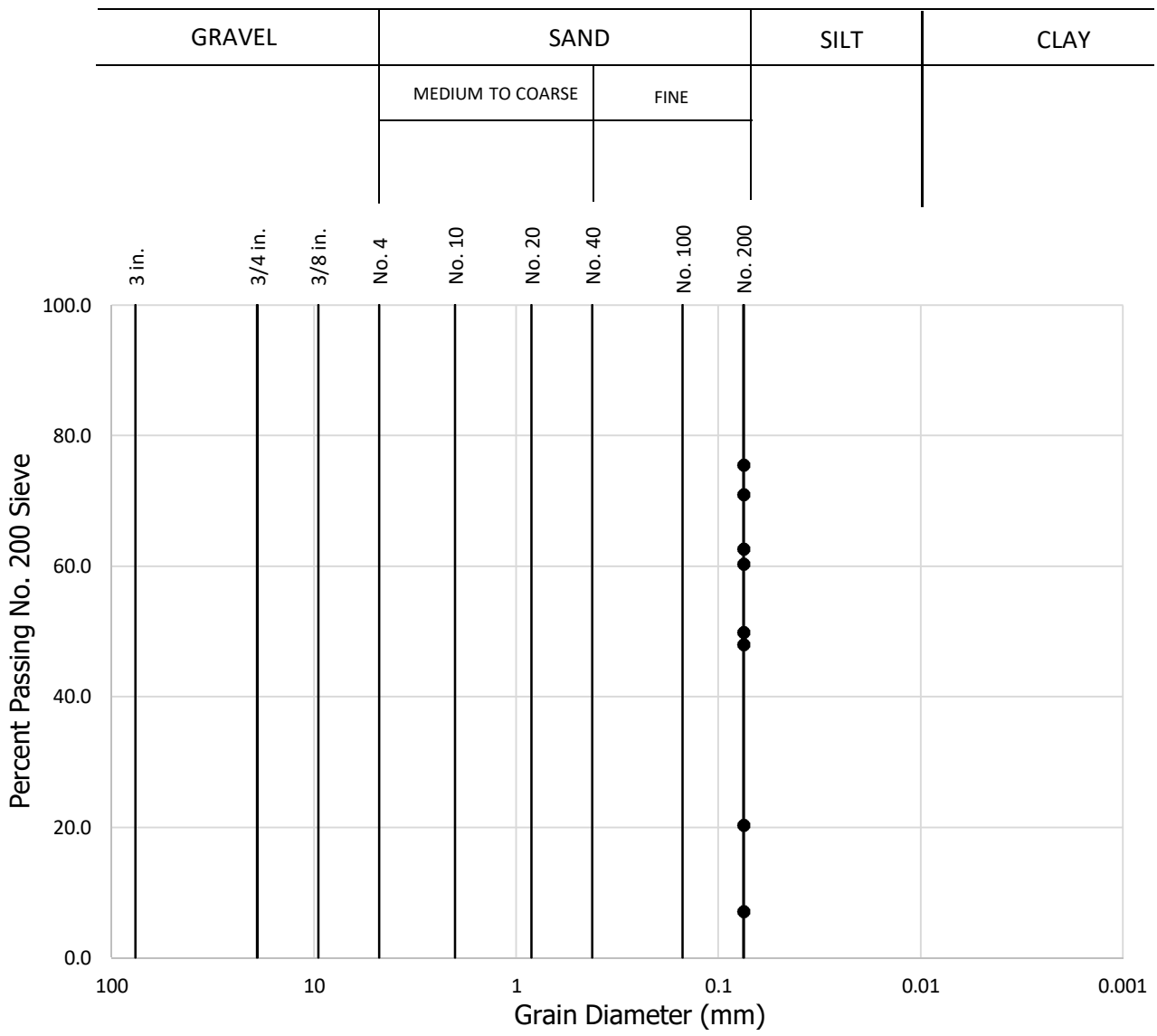
ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B18



Sample No.	Percent Passing No. 200 Sieve
B1 @ 45'	48.0
B1 @ 50'	7.0
B2 @ 5'	62.6
B2 @ 10'	49.9
B2 @ 15'	75.5
B2 @ 20'	60.3
B2 @ 25'	20.3
B2 @ 30'	70.9

GEOCON

GRAIN SIZE ANALYSIS

ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
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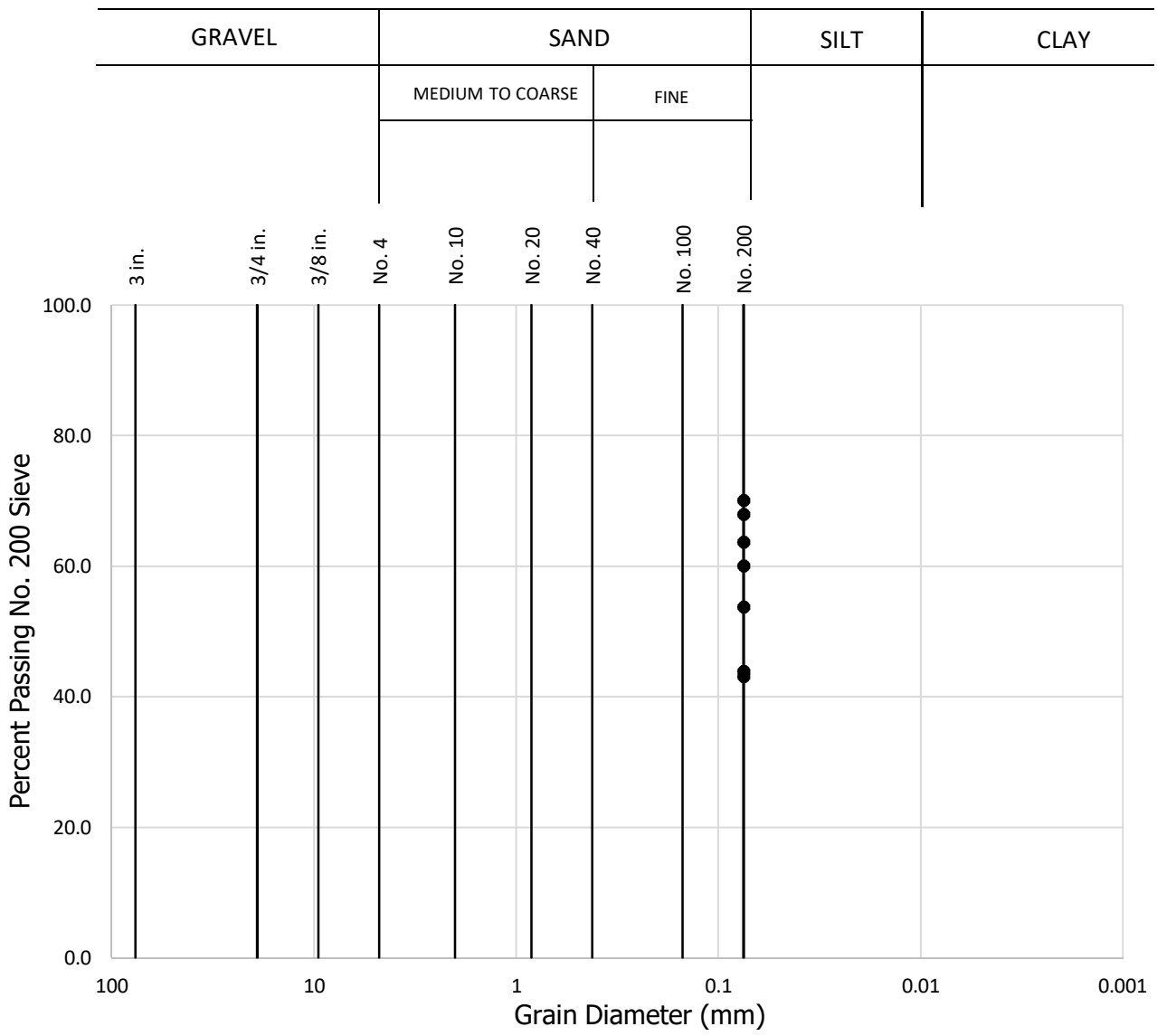
Los Angeles, California

Sept. 2020 Figure B19



Sample No.	Percent Passing No. 200 Sieve
B2 @ 35'	68.0
B2 @ 40'	43.8
B2 @ 45'	63.7
B2 @ 50'	60.0
B2 @ 55'	53.7
B2 @ 60'	70.0
B2 @ 65'	43.1

GEOCON

GRAIN SIZE ANALYSIS

ASTM D-1140

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B20

B1@0-5'

MOLDED SPECIMEN		BEFORE TEST	AFTER TEST
Specimen Diameter	(in.)	4.0	4.0
Specimen Height	(in.)	1.0	1.0
Wt. Comp. Soil + Mold	(gm)	764.8	797.8
Wt. of Mold	(gm)	368.4	368.4
Specific Gravity	(Assumed)	2.7	2.7
Wet Wt. of Soil + Cont.	(gm)	486.9	797.8
Dry Wt. of Soil + Cont.	(gm)	457.9	358.1
Wt. of Container	(gm)	186.9	368.4
Moisture Content	(%)	10.7	19.9
Wet Density	(pcf)	119.6	129.4
Dry Density	(pcf)	108.0	107.9
Void Ratio		0.6	0.6
Total Porosity		0.4	0.4
Pore Volume	(cc)	74.4	80.5
Degree of Saturation	(%) [S_{meas}]	51.9	88.6

Date	Time	Pressure (psi)	Elapsed Time (min)	Dial Readings (in.)
8/3/2020	10:00	1.0	0	0.235
8/3/2020	10:10	1.0	10	0.235
Add Distilled Water to the Specimen				
8/4/2020	10:00	1.0	1430	0.2645
8/4/2020	11:00	1.0	1490	0.2645

Expansion Index (EI meas) =	29.5
Expansion Index (Report) =	**30**

Expansion Index, EI_{50}	CBC CLASSIFICATION *	UBC CLASSIFICATION **
0-20	Non-Expansive	Very Low
21-50	Expansive	Low
51-90	Expansive	Medium
91-130	Expansive	High
>130	Expansive	Very High

* Reference: 2019 California Building Code, Section 1803.5.3

** Reference: 1997 Uniform Building Code, Table 18-I-B.

GEOCON

EXPANSION INDEX TEST RESULTS

ASTM D-4829

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B21

B2@0-5'

MOLDED SPECIMEN		BEFORE TEST	AFTER TEST
Specimen Diameter	(in.)	4.0	4.0
Specimen Height	(in.)	1.0	1.0
Wt. Comp. Soil + Mold	(gm)	764.6	801.7
Wt. of Mold	(gm)	367.7	367.7
Specific Gravity	(Assumed)	2.7	2.7
Wet Wt. of Soil + Cont.	(gm)	498.4	801.7
Dry Wt. of Soil + Cont.	(gm)	469.7	358.8
Wt. of Container	(gm)	198.4	367.7
Moisture Content	(%)	10.6	20.9
Wet Density	(pcf)	119.7	130.8
Dry Density	(pcf)	108.2	108.1
Void Ratio		0.6	0.6
Total Porosity		0.4	0.4
Pore Volume	(cc)	74.1	80.8
Degree of Saturation	(%) [S_{meas}]	51.7	93.0

Date	Time	Pressure (psi)	Elapsed Time (min)	Dial Readings (in.)
8/3/2020	10:00	1.0	0	0.255
8/3/2020	10:10	1.0	10	0.2545
Add Distilled Water to the Specimen				
8/4/2020	10:00	1.0	1430	0.287
8/4/2020	11:00	1.0	1490	0.287

Expansion Index (EI meas) =	32.5
Expansion Index (Report) =	**33**

Expansion Index, EI_{50}	CBC CLASSIFICATION *	UBC CLASSIFICATION **
0-20	Non-Expansive	Very Low
21-50	Expansive	Low
51-90	Expansive	Medium
91-130	Expansive	High
>130	Expansive	Very High

* Reference: 2019 California Building Code, Section 1803.5.3

** Reference: 1997 Uniform Building Code, Table 18-I-B.

GEOCON

EXPANSION INDEX TEST RESULTS

ASTM D-4829

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

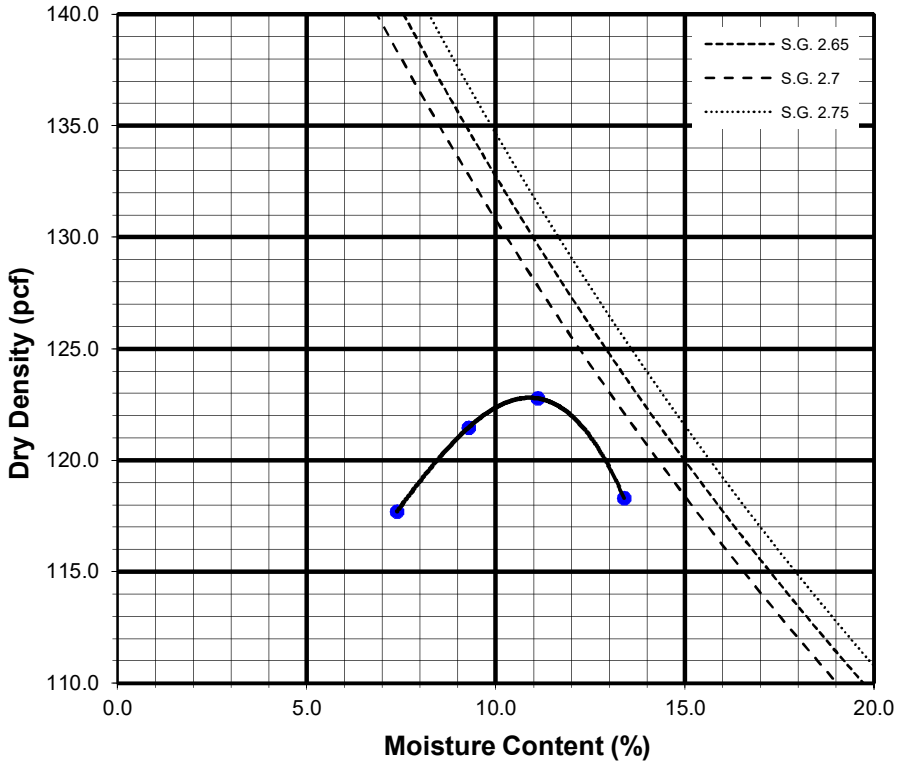
Sept. 2020 Figure B22

Sample No:

B1@0-5'	Brown Sandy Silt (ML)

TEST NO.		1	2	3	4	5	6
Wt. Compacted Soil + Mold	(g)	6049	6145	6201	6166		
Weight of Mold	(g)	4140	4140	4140	4140		
Net Weight of Soil	(g)	1909	2005	2061	2026		
Wet Weight of Soil + Cont.	(g)	623.9	679.4	741.3	669.9		
Dry Weight of Soil + Cont.	(g)	591.2	632.3	680.5	605.7		
Weight of Container	(g)	148.6	124.6	133.5	126.3		
Moisture Content	(%)	7.4	9.3	11.1	13.4		
Wet Density	(pcf)	126.4	132.7	136.4	134.1		
Dry Density	(pcf)	117.7	121.5	122.8	118.3		

Maximum Dry Density (pcf)	**123.0**	**Optimum Moisture Content (%)**	**10.5**



Preparation Method: A

GEOCON

MODIFIED COMPACTION TEST OF SOILS

ASTM D-1557

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

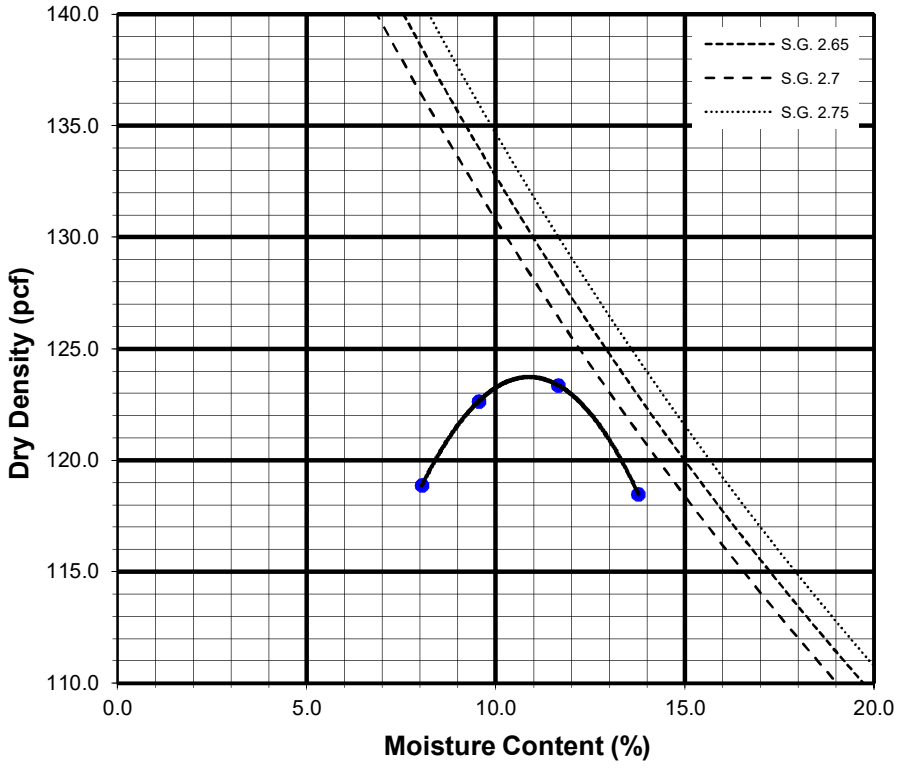
Sept. 2020 Figure B23

Sample No:

B2@0-5'	Brown Sandy Silt (ML)

TEST NO.		1	2	3	4	5	6
Wt. Compacted Soil + Mold	(g)	6080	6169	6221	6176		
Weight of Mold	(g)	4140	4140	4140	4140		
Net Weight of Soil	(g)	1940	2029	2081	2036		
Wet Weight of Soil + Cont.	(g)	610.4	691.3	732.7	723.6		
Dry Weight of Soil + Cont.	(g)	575.0	643.9	671.6	651.1		
Weight of Container	(g)	134.9	147.3	147.4	124.7		
Moisture Content	(%)	8.0	9.5	11.7	13.8		
Wet Density	(pcf)	128.4	134.3	137.7	134.8		
Dry Density	(pcf)	118.9	122.6	123.4	118.5		

Maximum Dry Density (pcf)	**124.0**	**Optimum Moisture Content (%)**	**11.0**



Preparation Method: A

GEOCON

MODIFIED COMPACTION TEST OF SOILS

ASTM D-1557

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B24

SUMMARY OF LABORATORY POTENTIAL
OF HYDROGEN (pH) AND RESISTIVITY TEST RESULTS
CALIFORNIA TEST NO. 643

Sample No.	pH	Resistivity (ohm centimeters)
B1@0-5'	7.8	2000 (Corrosive)
B2@0-5'	7.3	1400 (Corrosive)

SUMMARY OF LABORATORY CHLORIDE CONTENT TEST RESULTS
EPA NO. 325.3

Sample No.	Chloride Ion Content (%)
B1@0-5'	0.009
B2@0-5'	0.010

SUMMARY OF LABORATORY WATER SOLUBLE SULFATE TEST RESULTS
CALIFORNIA TEST NO. 417

Sample No.	Water Soluble Sulfate (% SO_4)	Sulfate Exposure*
B1@0-5'	0.000	S0
B2@0-5'	0.017	S0

GEOCON

CORROSIVITY TEST RESULTS

Checked by: PZ

Project No.: W1207-06-01

6728 North Sepulveda Boulevard
6715 North Columbus Avenue
Los Angeles, California

Sept. 2020 Figure B25

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

LIMITED SUBSURFACE INVESTIGATION REPORT

OF:

CALIFORNIA GREEN TREE VILLA
6728 SEPULVEDA BOULEVARD
VAN NUYS, CALIFORNIA 91411

SEPTEMBER 17, 2020

PREPARED FOR:

JUDY SHEA
4461 Shadow Hill Blvd.
Santa Barbara, CA 93105

BY:

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.
1041 SOUTH PLACENTIA AVENUE, FULLERTON, CA 92831
PHONE: (888) 743-0998

PATRIOT PROJECT NO. LA135674D

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1.0 INTRODUCTION

Judy Shea (Client) retained Patriot Environmental Laboratory Services, Inc. (Patriot) to perform a limited subsurface investigation of the approximately 2.18-acre site at 6728 Sepulveda Boulevard, in the Van Nuys community of the City of Los Angeles, in the County of Los Angeles, California, 91411 referred to herein as the "subject property" (Appendix A, Figure 1). In September 2020, Patriot conducted a Limited Subsurface Investigation at the subject property in response to this request.

The subject property is located on the east side of Sepulveda Boulevard south of Vanowen Street in a mixed use commercial/residential area of Van Nuys. The subject property was developed with a multi-tenant residential community that was vacant and is being considered for a potential property sale. The layout of the subject property and sample locations are indicated on Figure 2 in Appendix A.

The subject property has no known significant environmental concerns associated with recent or historical site uses; however, the property lies just south of a community shopping center that includes multiple tenants. Based on records research, one of these tenant spaces was formerly occupied by a dry cleaner business and is now a coin laundry. The presence of the former dry cleaner facility was identified as a potential environmental concern. The Client requested that Patriot perform a preliminary subsurface investigation to determine if there were possible vapor intrusion impacts emanating from this off-site facility.

The current investigation is an independent assessment of the property that was constrained by time and cost factors as part of a self-directed effort. The objective of this work was to determine the current representative subsurface conditions in targeted areas along the northern property line nearest to the former dry cleaners. This investigation was not intended to meet the more stringent requirements of a regulatory driven assessment. The investigation included installation of 3 soil gas sampling probes, soil gas sampling, laboratory analysis, and preparation of this report. Soil gas sampling was chosen for this project because possible sources of subsurface contamination by volatile chemicals can migrate through soil in a vapor phase.

2.0 GEOLOGY/HYDROGEOLOGY

Based on the drilling logs, shallow soils beneath the subject property consisted primarily of clayey silt and silt with minor fractions of sand and fine gravel from near surface to 6 feet below grade, the maximum depth of exploration. Groundwater was not encountered to the maximum depth of drilling (6 feet). Based on information available from the Los Angeles County Department of Public Works, groundwater in a monitoring well located within a mile of the site lies at approximately 250 feet below grade. Descriptions of the sediments encountered during drilling are presented in the drilling logs (Appendix C).

3.0 SITE INVESTIGATION

On September 12, 2020, Patriot installed 3 soil borings in accessible areas of the subject property targeted along the north property line near the suspected former dry cleaner location. The borings were installed using hand powered tools to total depths of 6 feet below grade. During drilling, the soil column was logged by Mr. Dan Louks, a California Professional Geologist (#4883), and the soil was screened in the field for volatile emissions during drilling with a photo-ionization detector (PID) calibrated to hexane.

The borings were completed as soil gas sampling probes (SG1-SG3) with sampling tips set at maximum depth (6 feet below grade). The probes consist of plastic micro-porous vapor implants that are approximately 2 inches long with a 0.5-inch outside diameter, connected to 0.25-inch outside diameter nylaflow tubing that extended above the surface. The annulus around the vapor implants was backfilled with approximately 1 foot of screen-washed #3 sand to maximize exposure to the native sediment. The probes were sealed using bentonite placed immediately above each sand pack to provide a secure borehole seal. The probes were finished with gas-tight fittings at the surface pending vapor purging and sampling.

The probes were allowed to equilibrate for at least 48 hours before purging and sampling. Prior to vapor sampling, shut-in and leak tests were conducted on the probes. Each probe head was attached to the sampling train assembly of Teflon tubing, valves, and fittings and connected to a purge pump. The pump was used to evacuate the sealed system using an applied minimum vacuum of 100 inches of water column (in. WC). The vacuum on each probe was monitored for 90 seconds with the sampling train system sealed. After the shut-in test was validated, the sampling train was leak tested. Liquid iso-propyl alcohol was applied with a spray around all connections in the sampling train to evaluate whether the system was sealed from ambient air leaks. A detection of 10 times the reporting limit of this compound might suggest that ambient air leakage had occurred.

The purpose of purging is to remove stagnant air from the vapor sampling train to ensure representative samples are obtained. Each probe was purged of three purge volumes of soil vapor (a purge volume includes the volume of tubing plus the void space of the sand pack around the probe) using an adjustable vacuum pump. The purge rate was set at 200 mL/minute. During purging, the soil gas was monitored for VOC using a PID. The soil gas monitoring data is presented in Appendix B.

After purging three volumes through the system, vapor samples were collected from each probe on September 14, 2020. During sampling, the purge pump was operated at 200 mL/minute, and the vacuum was monitored to ensure it was below 100 in. WC. Vacuum applied below this level helps ensure chemical partitioning from pore water to soil gas and the stress on the air seals are both minimized. The samples were containerized in Tedlar gas sampling bags, stored in a sealed cooler, and delivered to the laboratory for analysis. The soil gas samples were tested for VOC by EPA Method 8260B by A&R Laboratories.

4.0 LABORATORY RESULTS

Results from soil gas sampling indicated each probe had detectable concentrations of tetrachloroethene (PCE), a common dry cleaning solvent, ranging from 1.3 to 5.3 *u*g/L. No other VOC was detected in any of the samples. The detected concentrations were compared to the Regional Screening Levels (RSLs) for soil gas which are based on human health risk factors for residential and commercial settings and are commonly used as screening tools. The screening criteria uses defined indoor air concentrations based on human health risk factors that are modified using attenuation factors provided by EPA (0.03) and DTSC (0.001). DTSC policy on which attenuation factor to use is currently under review, but our understanding is that the current accepted screening levels for residential applications for PCE is 0.23 *u*g/L. The more stringent screening levels (if applied) would be 0.015 *u*g/L. Results indicated all of the detected concentrations exceed both screening levels. The laboratory results are summarized in Table 1. The laboratory report is presented in Appendix D.

TABLE 1
Summary of Soil Gas Sampling Results (ug/L)

Sample ID	Benzene	Toluene	Ethylbenzene	Xylenes	TCE	PCE	Other VOC
Sampled September 14, 2020							
SG1-6	ND<0.05	ND<0.1	ND<0.1	ND<0.2	ND<0.1	1.3	ND
SG2-6	ND<0.05	ND<0.1	ND<0.1	ND<0.2	ND<0.1	1.7	ND
SG3-6	ND<0.05	ND<0.1	ND<0.1	ND<0.2	ND<0.1	5.3	ND
Residential RSL AF=0.03	***0.003****	***10.3****	***0.037***	***3.33***	***0.016***	***0.015****	*--*
Residential RSL AF=0.001	***0.0485****	***155****	***0.55***	***50***	***0.24***	***0.23****	*--*

*Notes: ND - Not Detected. DCE=dichloroethene. EPA Regional Screening Levels (RSLs) are human health risk based screening levels used by EPA and DTSC to determine Health Risk in residential and commercial settings. *-Values modified for California by DTSC HERO Note 3. Screening levels for soil gas calculated using indoor air values and attenuation factor provided by EPA (0.03) and DTSC (0.001). Please refer to lab report for complete results.*

5.0 CONCLUSIONS

Records indicated the subject property had no known environmental concerns related to current or historical site uses; however, the subject property lies in proximity to a former dry cleaner business which could potentially be a source of human health concerns via vapor intrusion. Based on these facts a subsurface investigation was requested.

In September 2020, Patriot conducted a limited subsurface investigation that included installation of 3 soil gas probes in accessible locations along the north property line, nearest to the former dry cleaner business. The sediment beneath the subject property consisted of silt based deposits to 6 feet below grade, the maximum depth of exploration. Results from soil gas sampling indicated detectable concentrations of PCE in each soil gas sample that exceed current residential screening levels. This suggests a possible vapor intrusion threat that could potentially impact residents of the structure, when occupied.

Based on these results, it is very likely that building controls will be necessary beneath this existing structure, or any new structure. If the existing structure is to be reoccupied, indoor air sampling for VOCs is advised to confirm actual indoor air conditions.

If a new structure will replace the existing structure, controls suggested would consist of a liquid boot that is applied beneath the building slab and a passive sub-slab depressurization system which consists of a gravel bed with perforated pipe that is exposed to the atmosphere. This feature should be developed with the possibility of converting it to an active system in case it becomes necessary in the future.

Finally, another option is to install more vapor probes and utilize a toxicologist to model the potential vapor intrusion risk from the contaminants below. If the risk is less than a residential standard, the use of building controls may be unnecessary, but the success of this scenario is unlikely given the concentrations measured.

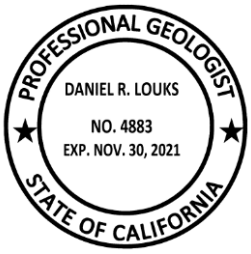
6.0 LIMITATIONS

This Limited Subsurface Investigation was performed in accordance with generally and currently accepted engineering practices and principles; however, the procedures and methodologies used in this investigation are not intended to meet all specific regulatory guidelines as this work was completed as a self-directed effort. The investigation was necessarily limited by time and expense to the number of sample locations and laboratory analyses completed. Although efforts were made to investigate the most probable areas that might have subsurface contamination, this assessment should not be construed as a comprehensive investigation of the entire property. Although the data in this report is indicative of subsurface conditions in areas investigated, no further conclusions regarding the absence or presence of subsurface contamination at the site should be construed or inferred other than those expressly stated in this report. The conclusions made are based on information obtained from field observations, independent laboratory analytical results, and from relevant Federal, State, regional, and local agencies.

7.0 SIGNATURE OF ENVIRONMENTAL PROFESSIONALS

The undersigned certifies that the professional services have been performed, our findings obtained, and our recommendations have been prepared in accordance with customary principles and practices in the field of environmental science and engineering. Patriot has acted in good faith and has no relationship with sellers, buyers, or agents of the subject property. There have been no conflicts of interest involved in the drawing of conclusions, which have been based solely on materials reviewed and visual inspections performed by Patriot.

Written by:



Dan Louks
California Professional Geologist #4883

Reviewed by:

Douglas B. Kochanowski
Biologist and Project Manager
CHMM (#9970), CAC (#99-2699)

8.0 LIST OF APPENDIX SECTIONS

APPENDIX A - Figures

APPENDIX B - Soil Gas Monitoring Data

APPENDIX C - Drilling Logs

APPENDIX D - Laboratory Report

APPENDIX E – Site Photos

APPENDIX A

FIGURES

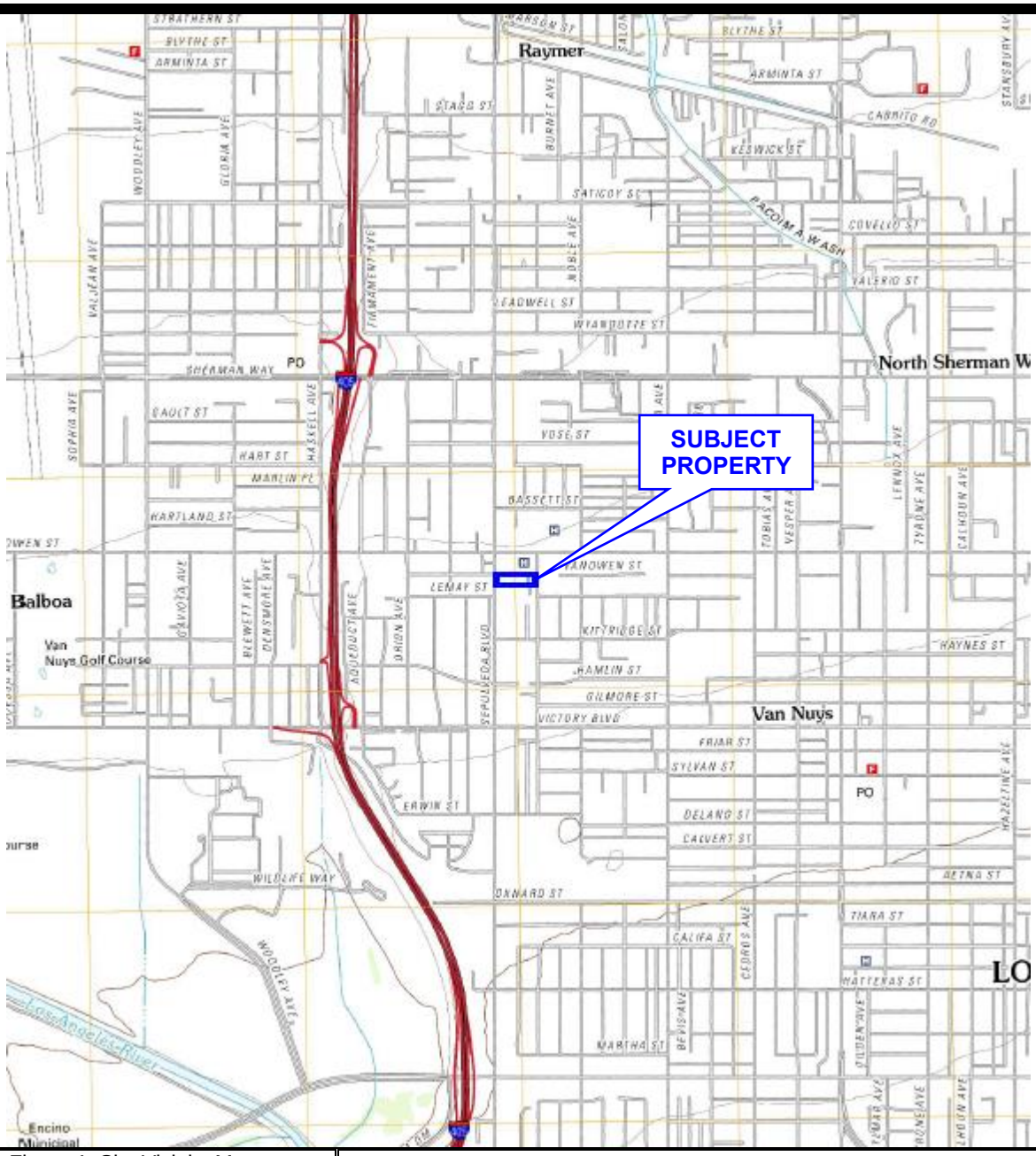


Figure 1: Site Vicinity Map
Date: 2012
Scale: 7.5 Minute Van Nuys Topo Map
Project: California Green Tree Villa
Project Number: LA135674D

PATRIOT ENVIRONMENTAL LABORATORY SERVICES, INC.

N

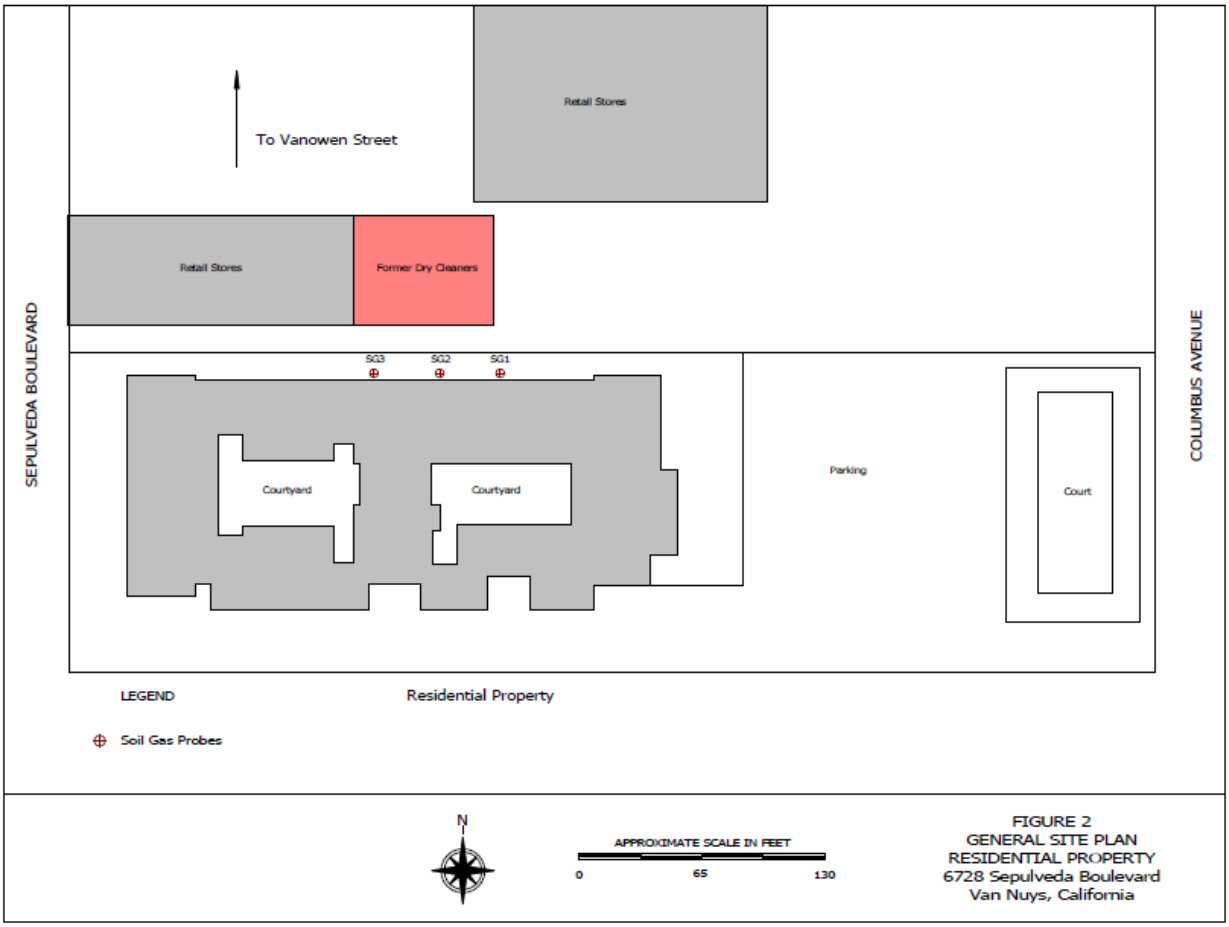


Figure 2: General Site Plan
Date: 2020
Scale: Reference Drawing
Project: California Green Tree Villa
Project Number: LA135674D

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APPENDIX B

Soil Gas Monitoring Data

SOIL GAS PURGING DATA FORM

PROJECT: Residential Property

LOCATION: 6728 Sepulveda Boulevard, Van Nuys, CA

DATE: September 14, 2020

	VAPOR PROBE INFO							
PROBE ID	**SG1**	**SG2**	**SG3**					
PROBE DEPTH (ft)	6	6	6					
	EXTRACTION DATA							
FLOW (L/min)	0.2	0.2	0.2					
Applied Vacuum (in. WC)	>5	>5	>5					
Pore Volumes (borehole - sand pack)	3	3	3					
	MONITORING DATA							
OXYGEN (%)								
CARBON DIOXIDE (%)								
VOC by PID (ppm)	0.0	0.0	8.5					

	VAPOR PROBE INFO							
PROBE ID								
PROBE DEPTH (ft)								
	EXTRACTION DATA							
FLOW (L/min)								
Applied Vacuum (in. WC)								
Pore Volumes (tubing + sand pack)								
	MONITORING DATA							
OXYGEN (%)								
CARBON DIOXIDE (%)								
VOC by PID (ppm)								

REMARKS:

SAMPLED BY: NH/DL

APPENDIX C

Drilling Logs

PATRIOT

DRILL/LITHOLOGIC LOG

BORING/WELL NUMBER SG1

PROJECT Residential Property
OWNER
LOCATION 6728 Sepulveda Boulevard, Van Nuys, CA
PROJECT NUMBER
DATE DRILLED September 12, 2020
TOTAL DEPTH OF HOLE 6 Feet
SURFACE ELEVATION
DEPTH TO WATER
SCREEN: DIA. **LENGTH** **SLOT SIZE**
CASING: DIA. **LENGTH** **TYPE**
DRILLING COMPANY Patriot
DRILL METHOD Hand Auger
DRILLER Dan / Neil
LOG BY Dan Louks

DEPTH (FEET)	WELL CONST		PID (PPM)	SAMPLES		SOIL CLASS	DESCRIPTION/SOIL CLASSIFICATION (COLOR, TEXTURE, STRUCTURES)
	PIPE	FILL		NUMBER	BLOW	(USCS)	
0-6			<1			ML	Clayey SILT; brown, low plasticity, some very fine sand at 5 feet, no odor. Install soil gas probe SG1 at 6 feet bgs. Install filter pack around tip. Seal with bentonite and neat cement to surface.

PATRIOT

DRILL/LITHOLOGIC LOG

BORING/WELL NUMBER SG2

PROJECT Residential Property
OWNER
LOCATION 6728 Sepulveda Boulevard, Van Nuys, CA
PROJECT NUMBER
DATE DRILLED September 12, 2020
TOTAL DEPTH OF HOLE 6 Feet
SURFACE ELEVATION
DEPTH TO WATER
SCREEN: DIA. **LENGTH** **SLOT SIZE**
CASING: DIA. **LENGTH** **TYPE**
DRILLING COMPANY Patriot
DRILL METHOD Hand Auger
DRILLER Dan / Neil
LOG BY Dan Louks

DEPTH (FEET)	WELL CONST		PID (PPM)	SAMPLES		SOIL CLASS	DESCRIPTION/SOIL CLASSIFICATION (COLOR, TEXTURE, STRUCTURES)
	PIPE	FILL		NUMBER	BLOW	(USCS)	
0-6			<1			ML	SILT; brown, low plasticity, some very fine sand, trace very fine gravel, no odor. Install soil gas probe SG2 at 6 feet bgs. Install filter pack around tip. Seal with bentonite and neat cement to surface.

DRILL/LITHOLOGIC LOG

PATRIOT

BORING/WELL NUMBER SG3

PROJECT Residential Property
OWNER
LOCATION 6728 Sepulveda Boulevard, Van Nuys, CA
PROJECT NUMBER
DATE DRILLED September 12, 2020
TOTAL DEPTH OF HOLE 6 Feet
SURFACE ELEVATION
DEPTH TO WATER
SCREEN: DIA. **LENGTH** **SLOT SIZE**
CASING: DIA. **LENGTH** **TYPE**
DRILLING COMPANY Patriot
DRILL METHOD Hand Auger
DRILLER Dan / Neil
LOG BY Dan Louks

DEPTH (FEET)	WELL CONST		PID (PPM)	SAMPLES		SOIL CLASS	DESCRIPTION/SOIL CLASSIFICATION (COLOR, TEXTURE, STRUCTURES)
	PIPE	FILL		NUMBER	BLOW	(USCS)	
0-6			<1			ML	Clayey SILT; brown, low plasticity, some very fine sand, trace very fine gravel, no odor. Install soil gas probe SG3 at 6 feet bgs. Install filter pack around tip. Seal with bentonite and neat cement to surface.

APPENDIX D

Laboratory Report

A & R Laboratories, Inc.

1650 S. GROVE AVE., SUITE C
ONTARIO, CA 91761
951-779-0310 FAX 951-779-0344
www.arlaboratories.com office@arlaboratories.com

FDA#	2030513
LA City#	10261
ELAP#'s	2789
	2790
	2122

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CASE NARRATIVE

Authorized Signature Name / Title (print)	Ken Zheng, President
Signature / Date	Ken Zheng, President 09/15/2020 9:53:00
Laboratory Job No. (Certificate of Analysis No.)	2009-00108
Project Name / No.	6728 SEPULVEDA, VAN NUYS
Dates Sampled (from/to)	09/14/20 To 09/14/20
Dates Received (from/to)	09/14/20 To 09/14/20
Dates Reported (from/to)	09/15/20 To 9/15/2020
Chains of Custody Received	Yes

Comments:

Subcontracting

Organic Analyses

No analyses sub-contracted

Sample Condition(s)

All samples intact

Positive Results (Organic Compounds)

Sample	Analyte	Result	Qual	Units	RL	Sample	Analyte	Result	Qual	Units	RL
SG1-6	Tetrachloroethene	**1.3**		µg/L	0.10	SG2-6	Tetrachloroethene	**1.7**		µg/L	0.10
SG3-6	Tetrachloroethene	**5.3**		µg/L	0.10						

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CERTIFICATE OF ANALYSIS

2009-00108

PATRIOT

Date Reported	09/15/20
Date Received	09/14/20
Invoice No.	89691
Cust #	G073
Permit Number	
Customer P.O.	

Project: 6728 SEPULVEDA, VAN NUYS

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Sample: 001 **SG1-6**					Date & Time Sampled:		09/14/20 @	9:45
Sample Matrix: **Soil Vapor**								
[VOCs by GCMS]								
Acetone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
t-Amyl Methyl Ether (TAME)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Benzene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Bromobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromodichloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromoform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
t-Butanol (TBA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
2-Butanone (MEK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
n-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
sec-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
tert-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Carbon Disulfide	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Carbon Tetrachloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Chlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromoethane (EDB)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromo-3-Chloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,4-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dichlorodifluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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CERTIFICATE OF ANALYSIS

2009-00108

PATRIOT

Date Reported	09/15/20
Date Received	09/14/20
Invoice No.	89691
Cust #	G073
Permit Number	
Customer P.O.	

Project: 6728 SEPULVEDA, VAN NUYS

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Sample: 001 **SG1-6**					Date & Time Sampled:		09/14/20 @	9:45
Sample Matrix: **Soil Vapor**								
.....continued								
1,1-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Diisopropyl Ether (DiPE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethyl-t-Butyl Ether (EtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Hexachlorobutadiene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2-Hexanone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Isopropylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Isopropyltoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Methylene Chloride	<0.1		µg/L	EPA 8260B	1.0	0.1	09/14/20	SR
4-Methyl-2-Pentanone (MIBK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Methyl-t-butyl Ether (MtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Naphthalene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
n-Propylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Styrene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Tetrachloroethene	**1.3**		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Toluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,3-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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CERTIFICATE OF ANALYSIS

2009-00108

PATRIOT

Date Reported	09/15/20
Date Received	09/14/20
Invoice No.	89691
Cust #	G073
Permit Number	
Customer P.O.	

Project: 6728 SEPULVEDA, VAN NUYS

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Sample: 001 **SG1-6** Sample Matrix: **Soil Vapor**					Date & Time Sampled:		09/14/20 @	9:45
.....continued								
1,2,3-Trichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorofluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorotrifluoroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3,5-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Vinyl Chloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
m,p-Xylenes	<0.20		µg/L	EPA 8260B	1.0	0.20	09/14/20	SR
o-Xylene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
[VOC Vapor Sampling Tracer]								
Isopropanol (IPA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
[VOC Surrogates]								
Dibromofluoromethane	99		%REC	EPA 8260B		70-130	09/14/20	SR
Toluene-D8	100		%REC	EPA 8260B		70-130	09/14/20	SR
Bromofluorobenzene	96		%REC	EPA 8260B		70-130	09/14/20	SR
Sample: 002 **SG2-6** Sample Matrix: **Soil Vapor**					Date & Time Sampled:		09/14/20 @	9:57
[VOCs by GCMS]								
Acetone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
t-Amyl Methyl Ether (TAME)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Benzene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Bromobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromodichloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromoform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
t-Butanol (TBA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
2-Butanone (MEK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
n-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
sec-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
tert-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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Project: 6728 SEPULVEDA, VAN NUYS

Sample: 002 **SG2-6** Date & Time Sampled: 09/14/20 @ 9:57
Sample Matrix: **Soil Vapor**
.....continued

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Carbon Disulfide	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Carbon Tetrachloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Chlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromoethane (EDB)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromo-3-Chloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,4-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dichlorodifluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Diisopropyl Ether (DiPE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethyl-t-Butyl Ether (EtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Hexachlorobutadiene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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Project: 6728 SEPULVEDA, VAN NUYS

Sample: 002 **SG2-6** Date & Time Sampled: 09/14/20 @ 9:57
Sample Matrix: **Soil Vapor**
.....continued

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
2-Hexanone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Isopropylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Isopropyltoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Methylene Chloride	<0.1		µg/L	EPA 8260B	1.0	0.1	09/14/20	SR
4-Methyl-2-Pentanone (MIBK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Methyl-t-butyl Ether (MtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Naphthalene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
n-Propylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Styrene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Tetrachloroethene	**1.7**		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Toluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,3-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,3-Trichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorofluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorotrifluoroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3,5-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Vinyl Chloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
m,p-Xylenes	<0.20		µg/L	EPA 8260B	1.0	0.20	09/14/20	SR
o-Xylene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
[VOC Vapor Sampling Tracer]								
Isopropanol (IPA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
[VOC Surrogates]								
Dibromofluoromethane	99		%REC	EPA 8260B		70-130	09/14/20	SR
Toluene-D8	101		%REC	EPA 8260B		70-130	09/14/20	SR

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Project: 6728 SEPULVEDA, VAN NUYS

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Sample: 002 **SG2-6** Sample Matrix: **Soil Vapor**					Date & Time Sampled:		09/14/20 @	9:57
.....continued								
Bromofluorobenzene	96		%REC	EPA 8260B		70-130	09/14/20	SR
Sample: 003 **SG3-6** Sample Matrix: **Soil Vapor**					Date & Time Sampled:		09/14/20 @	10:10
[VOCs by GCMS]								
Acetone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
t-Amyl Methyl Ether (TAME)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Benzene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Bromobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromodichloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromoform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Bromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
t-Butanol (TBA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
2-Butanone (MEK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
n-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
sec-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
tert-Butylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Carbon Disulfide	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Carbon Tetrachloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
Chlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloroform	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Chloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Chlorotoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromochloromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromoethane (EDB)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dibromo-3-Chloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dibromomethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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Project: 6728 SEPULVEDA, VAN NUYS

Sample: 003 **SG3-6** Date & Time Sampled: 09/14/20 @ 10:10
Sample Matrix: **Soil Vapor**
.....continued

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
1,3-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,4-Dichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Dichlorodifluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,2-Dichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2,2-Dichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
cis-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
trans-1,3-Dichloropropene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Diisopropyl Ether (DiPE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Ethyl-t-Butyl Ether (EtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Hexachlorobutadiene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
2-Hexanone	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Isopropylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
4-Isopropyltoluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Methylene Chloride	<0.1		µg/L	EPA 8260B	1.0	0.1	09/14/20	SR
4-Methyl-2-Pentanone (MIBK)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
Methyl-t-butyl Ether (MtBE)	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Naphthalene	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
n-Propylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Styrene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2,2-Tetrachloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Tetrachloroethene	**5.3**		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Toluene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR

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Project: 6728 SEPULVEDA, VAN NUYS

Analysis	Result	Qual	Units	Method	DF	RL	Date	Tech
Sample: 003 **SG3-6** Sample Matrix: **Soil Vapor**					Date & Time Sampled:		09/14/20 @	10:10
.....continued								
1,2,3-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trichlorobenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,1-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,1,2-Trichloroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichloroethene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,3-Trichloropropane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorofluoromethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Trichlorotrifluoroethane	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,2,4-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
1,3,5-Trimethylbenzene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
Vinyl Chloride	<0.050		µg/L	EPA 8260B	1.0	0.050	09/14/20	SR
m,p-Xylenes	<0.20		µg/L	EPA 8260B	1.0	0.20	09/14/20	SR
o-Xylene	<0.10		µg/L	EPA 8260B	1.0	0.10	09/14/20	SR
[VOC Vapor Sampling Tracer]								
Isopropanol (IPA)	<1.0		µg/L	EPA 8260B	1.0	1.0	09/14/20	SR
[VOC Surrogates]								
Dibromofluoromethane	99		%REC	EPA 8260B		70-130	09/14/20	SR
Toluene-D8	100		%REC	EPA 8260B		70-130	09/14/20	SR
Bromofluorobenzene	95		%REC	EPA 8260B		70-130	09/14/20	SR

Respectfully Submitted:

Ken Zheng

Ken Zheng - Lab Director

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A & R Laboratories, Inc.

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QUALIFIERS

B = Detected in the associated Method Blank at a concentration above the routine RL.
B1 = BOD dilution water is over specifications . The reported result may be biased high.
D = Surrogate recoveries are not calculated due to sample dilution.
E = Estimated value; Value exceeds calibration level of instrument.
H = Analyte was prepared and/or analyzed outside of the analytical method holding time
I = Matrix Interference.
J = Analyte concentration detected between RL and MDL.
Q = One or more quality control criteria did not meet specifications. See Comments for further explanation.
S = Customer provided specification limit exceeded.

ABBREVIATIONS

DF = Dilution Factor
RL = Reporting Limit, Adjusted by DF
MDL = Method Detection Limit, Adjusted by DF
Qual = Qualifier
Tech = Technician

As regulatory limits change frequently, A & R Laboratories advises the recipient of this report to confirm such limits with the appropriate federal, state, or local authorities before acting in reliance on the regulatory limits provided.

For any feedback concerning our services, please contact Jenny Jiang, Project Manager at 951.779.0310. You may also contact Ken Zheng, President at office@arlaboratories.com.

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QUALITY CONTROL DATA REPORT

PATRIOT

2009-00108

Date Reported	**09/15/2020**
Date Received	**09/14/2020**
Date Sampled	**09/14/2020**
Invoice No.	**89691**
Customer #	**G073**
Customer P.O.	

Project: 6728 SEPULVEDA, VAN NUYS

Method # EPA 8260B
QC Reference # 91459 **Date Analyzed:** 9/14/2020 **Technician:** SR
Samples 001 002 003

Results

	LCS %REC	LCS %DUP	LCS %RPD	BLKSRR%REC
1,1-Dichloroethene	95	98	3.4	
Benzene	99	100	0.8	
Bromofluorobenzene				94
Chlorobenzene	99	101	1.6	
Dibromofluoromethan				97
Toluene	93	93	1.0	
Toluene-D8				99
Trichloroethene	97	97	0.1	

Control Ranges

LCS %REC	LCS %RPD	BLKSRR%REC
70 - 130	0 - 25	
70 - 130	0 - 25	
		50 - 150
70 - 130	0 - 25	
		50 - 150
70 - 130	0 - 25	
		50 - 150
70 - 130	0 - 25	

No method blank results were above reporting limit

Respectfully Submitted: Ken Zheng

Ken Zheng - President

For any feedback concerning our services, please contact Jenny Jiang, Project Manager at 951.779.0310. You may also contact Ken Zheng, President at office@arlaboratories.com.

ARL

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CHAIN OF CUSTODY

RUSH

A & R Work Order #: 2009-108

Page 1 of 1

Client Name: ALL PHASE ENVIROMENTAL
E-mail: DAN@SSDENGINEERING.NET
Address: 8792 LAUDER CIRCLE, SUIT 200 HUNTINGTON BEACH
Report Attention: DAN LOUKS
Phone #: 1-800-567-7729
Fax: #
Sampled By: NH
Project No./ Name:
Project Site: 6728 SEPULVEDA VAN NUY'S

☐ Chilled
☒ Intact
☐ Seal

Analyses Requested

Turn Around Time Requested
☒ Rush 8 12 24 48 Hours
☐ Normal
6 HOUR TURNAROUND

Lab # (Lab use)	Client Sample ID	Sample Collection Date	Sample Collection Time	Matrix Type	Sample Preserve	No., type* & size of container	EPA8260B (VOCs & Oxygenates)	EPA8260B(BTEX & Oxygenates)	LUFT / 8015 (Gasoline)	LUFT / 8015 (Diesel)	EPA8081A (Organochlorine Pesticides)	EPA 8082 (PCBs)	EPA 8015M (Carbon Chain C4-C40)	EPA 6010B/7000 (CAM 17 Metals)	Micro: Plate Cnt., Coliform, E-Coli	Remarks
1	SG1-6	9-14-20	9:45	VAPOR	-	1	X									
2	SG2-6	↓	9:57	↓	-	1	X									
3	SG3-6	↓	10:10	↓	-	1	X									

Relinquished By	Company	Date	Time	Received By	Company	Date	Time
Neal Mullen		9-14-20	12:30			9.14.20	1230
LG	AR	9-14-20	14:28		A&R	9.14.20	1428

Note: Samples are discarded 30 days after results are reported unless other arrangements are made.

Matrix Code: DW=Drinking Water; GW=Ground Water; WW=Waste Water; SD=Solid Waste; SL=Sludge; SS=Soil/Sediment; AR=Air; PP=Pure Product

Preservative Code: IC=Ice; HC=HCl; HN=HNO_3; SH=NaOH; ST=$Na_2S_2O_3$; HS=H_2SO_4

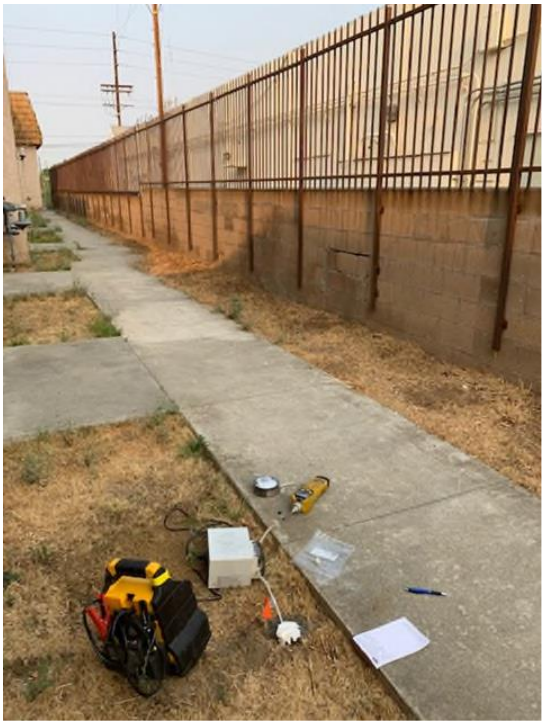
*Sample Container Types: T=Tedlar Air Bag; G=Glass Container; ST= Steel Tube; B= Brass Tube; P=Plastic Bottle; V=VOA Vial; E= EnCore

APPENDIX E

Site Photos

Sample SG1-6

Sample SG2-6



Sample SG3-6

LIMITED PHASE II ENVIRONMENTAL SITE ASSESSMENT REPORT
FORMER CALIFORNIA GREEN TREE VILLA
6728 SEPULVEDA BOULEVARD
VAN NUYS, CALIFORNIA 91411

PREPARED FOR:

Shea Revocable Living Trust
6728 Sepulveda Boulevard
Van Nuys, California 91411

PREPARED BY:

EARTH SCIENCE LLC

5319 University Drive, Suite 20
Irvine, California 92612

Report Date: October 19, 2020
Project Number: 20-1626

EARTH SCIENCE LLC
5319 University Drive, Suite 20
Irvine, California 92612
(949) 441-0433

October 19, 2020

Shea Revocable Living Trust
6728 Sepulveda Boulevard
Van Nuys, California 91411

Subject: Limited Phase II Environmental Site Assessment Report
Former California Green Tree Villa
6728 Sepulveda Boulevard
Van Nuys, California 91411
Project Number: 20-1626

Earth Science LLC is pleased to provide Shea Revocable Living Trust (SRLT) with the results of this Limited Phase II Environmental Site Assessment Report (Report) for the property located at 6728 Sepulveda Boulevard, Van Nuys, California 91411.

The activities documented in this Report were performed in conformance with the scope and limitations detailed in our proposal dated October 2, 2020 (proposal number: 20-1626).

We appreciate the opportunity to provide environmental services to SRLT. If you have any questions concerning this Report, please contact our office at (949) 441-0433.

Respectfully,

Sean Rakhshani
Principal

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APPENDICES

A BORING LOGS
B UTILITY CLEARANCE CHECKLIST
C LABORATORY ANALYTICAL REPORTS

1 INTRODUCTION

Earth Science LLC (Earth Science) has prepared this Limited Phase II Environmental Site Assessment (ESA) Report (Report) on behalf of Shea Revocable Living Trust (SRLT) for the property located at 6728 Sepulveda Boulevard, Van Nuys, California 91411 (Site); please refer to **Figure 1** for the ***Site Vicinity Map***.

This Report was prepared following the scope of work presented in the Limited Phase II ESA proposal dated October 2, 2020 (prepared by Earth Science).

The primary objective of this project was to further investigate the known presence of volatile organic compounds (VOCs) in soil gas at the Site as a result of the north-adjacent dry cleaning operations. Additionally, limited soil sampling for was performed at the Site for health and safety, soil management, and waste profiling purposes in anticipation of future soil grading and offsite soil disposal activities associated with the proposed redevelopment of the Site for residential use.

This Report documents the investigation activities performed at the Site, including the advancement of 10 borings (B-1 through B-10) to a terminal depth of 5.0 feet below ground surface (bgs); the installation of 10 temporary soil gas monitoring probes; and the collection and analysis of soil and soil gas samples.

The following sections provide information detailing the Site background; local geology and hydrogeology; Site investigation scope of work; Site investigation results; Report summary; and Report certifications and limitations.

2 SITE BACKGROUND

The following sections provide details regarding the Site description and previous investigations performed at the Site to date.

2.1 SITE DESCRIPTION

The Site is located in a commercial and residential area of Van Nuys, California. The Site is bound to the north and south by commercial developments; to the east by Columbus Avenue; and to the west by Sepulveda Boulevard. The Site consists of an approximately 2.18-acre parcel which is improved with a 53,368 square foot, two-story commercial building formerly occupied by an assisted living operation (California Green Tree Villa), asphalt-paved drive lanes and parking areas, and landscaping. Access to the Site is available from Sepulveda Boulevard located along the western boundary.

According to available historical information, the Site was undeveloped land from at least 1894 up to 1973 when the present-day commercial building was first constructed at the Site. Based on a review of available aerial photographs, the Site was used as an orchard from at least 1928 up to at least 1947, and the orchard was removed from the Site sometime prior to 1952 when the Site was undeveloped land. A 1972 aerial shows the Site as being mass-graded prior to the construction of the present-day commercial building.

Several offsite properties in the vicinity of the Site represent a potential environmental concern, including the facility located adjacent to the north of the Site (under the address of 6754 Sepulveda Boulevard) which operated as a dry cleaner from at least 1970 up to at least 2012. Currently the north-adjacent facility operates as a laundry mat and cleaners (under the address of 6756 Sepulveda Boulevard). Available regulatory records indicate that the north-adjacent dry cleaning operations generated large quantities of halogenated solvent wastes, including wastes from the storage and use of tetrachloroethene (PCE).

A dry cleaning facility also operated at the property located adjacent to the northwest of the Site (at the address of 6739 Sepulveda Boulevard) in at least 1950, and from at least 2014 up to the present day.

2.2 PREVIOUS ENVIRONMENTAL SITE INVESTIGATIONS

The following is a summary of the relevant, previous environmental investigations conducted at the Site, based on information made available to Earth Science as of the date of this Report.

The following reports were reviewed prior to developing and implementing the Limited Phase II ESA scope of work:

- ***Limited Subsurface Investigation Report of: California Green Tree Village, 6728 Sepulveda Boulevard, Van Nuys, California 91411, September 17, 2020.*** Patriot Environmental Laboratory Services, Inc. (Patriot Environmental) prepared this report on behalf of Judy Shea. The key findings and conclusions of the above-referenced report included the following:

    - Patriot Environmental installed three soil gas probes (each screened at a depth of 6.0 feet bgs) in the northern portion of the Site, south of the north-adjacent dry cleaning operation.

    - PCE was detected in all three soil gas probes installed the Site at concentrations ranging from 1,300 to 5,300 micrograms per cubic meter (µg/m^3), exceeding the applicable regulatory screening level of 15 µg/m^3.

- ***Phase I Environmental Site Assessment of: California Green Tree Village, 6728 Sepulveda Boulevard, Van Nuys, California 91411, August 31, 2020.*** Patriot Environmental prepared this report on behalf of Universal Standard Housing (USH). The key findings and conclusions of the above-referenced report included the following:

    - The assessment revealed no recognized environmental conditions in connection with the Site.

    - Based on the findings of the report, Patriot Environmental recommended no further assessment of the Site.

3 LOCAL GEOLOGY AND HYDROGEOLOGY

The Site is located at an elevation of approximately 737 feet above mean sea level and the topography in the vicinity of the Site gradually slopes towards the south/southeast (United States Geological Survey 7.5 Minute Topographic Map, Van Nuys Quadrangle, 2018).

The Site is located in the southeastern area of the San Fernando Basin. The San Fernando Basin is bounded to the east and northeast by the San Rafael Hills, Verdugo Mountains, and San Gabriel Mountains; to the northwest and west by the Santa Susana Mountains and Simi Hills; and to the south by the Santa Monica Mountains. The Los Angeles River drains most of the San Fernando Valley and is located approximately two miles south/southwest of the Site. Based on information obtained from the National Cooperative Soil Survey prepared by the United States Department of Agriculture Soil Conservation Service, the soil in the vicinity of the Site is classified as Urban Land-Grommet-Ballona complex with 0.0 to 5.0 percent slopes. Urban Land-Grommet-Ballona complex soil is considered to be prime farmland if irrigated and is formed in alluvial fans.

The Site lies within the southernmost area of the San Fernando Groundwater Basin (Upper Los Angeles River Area [ULARA], 2001). Water-bearing deposits in the San Fernando Valley include the Saugus Formation, and older and younger alluvium. The Saugus Formation is composed of unconsolidated continental and marine deposits of conglomerate, sand, silt, and clay, and crops out in the northern part of the valley on the southerly slopes of the San Gabriel Mountains. Groundwater within the San Fernando Valley Basin is unconfined and flows at approximately 300 feet per year to the south-southeast at the Site vicinity (ULARA, 2001). Groundwater in the San Fernando Valley occurs in three principal water-bearing zones: (1) the early Quaternary Saugus Formation, (2) Late Quaternary Older Alluvium (terrace deposits), and (3) Recent Alluvium. The subsurface lithology within the Site vicinity is composed of Quaternary Alluvium, which consists of gravel, gravel and sand, sand, and clay.

Groundwater for consumption (drinking and irrigation) is primarily drawn from the eastern part of the San Fernando Groundwater Basin. Under natural conditions, groundwater flows east across the western portion of the San Fernando Valley and to the southeast in the eastern portion toward the Los Angeles River Narrows. However, groundwater flow patterns are influenced by groundwater pumping for water supply. The direction of flow near these wells can change seasonally because the supply wells typically are pumped most heavily during the summer months (United States Environmental Protection Agency [USEPA], 1993). According to information provided by the Los Angeles Department of Public Works (LADPW), the approximate depth to groundwater in a nearby observation well is 254 feet bgs (LADPW, 2008).

Based on the information obtained during the advancement of borings at the Site as part of this Limited Phase II ESA, the encountered geology includes silty fine-grained sands and clayey silts (with varying amounts of gravel) which are dry to slightly moist and are brown in color. Groundwater was not encountered down to the maximum investigation depth of 5.0 feet bgs.

Please refer to the ***Boring Logs*** in **Appendix A** for additional information regarding the encountered geology and soil conditions.

4 SITE INVESTIGATION SCOPE OF WORK

The following sections detail the scope of work performed as part of this Site investigation.

4.1 HEALTH AND SAFETY PLAN

A Site-specific Health and Safety Plan was prepared and reviewed with all onsite personnel involved in the project prior to the commencement of field activities.

4.2 WORK PLAN

A Site-specific Work Plan was prepared and reviewed with all onsite personnel involved in the project prior to the commencement of field activities.

4.3 UTILITY CLEARANCE

The Site and boring locations were marked-out and Underground Service Alert (USA) was notified prior to performing fieldwork activities in order to clear public utilities, as required by law. The Site owner was also provided prior notice of the planned investigation activities to commence on October 8, 2020. Please refer to the ***Utility Clearance Checklist*** in **Appendix B** for additional information regarding the utility clearance activities conducted at the Site.

4.4 DRILLING EQUIPMENT

On October 8, 2020, Earth Science mobilized the required drilling equipment and personnel to the Site in order to advance the 10 borings. The borings were advanced at the Site using a hand-operated, direct-push environmental sampling probe (ESP). The drilling equipment was cleaned using a high-pressure washer prior to beginning field work. All sampling equipment was decontaminated between samples and boreholes to prevent cross-contamination.

4.5 BORING LOCATIONS AND DEPTHS

10 borings (B-1 through B-10) were advanced to a terminal depth of 5.0 feet bgs at the Site. The boring locations were selected based on field conditions/observations, prior environmental reports prepared for the Site, and the identified areas of concern (AOCs), which included the location of the north-adjacent dry cleaning operation. Please refer to **Figure 2** for the ***Boring Location Map***. The 10 borings were advanced at the Site to 5.0 feet bgs at the following locations:

- Borings B-1 and B-2 were advanced in the eastern portion of the Site, in the parking lot median.
- Boring B-3 was advanced in the southeastern portion of the Site, near the southern drive lane and trash dumpsters.
- Boring B-4 was advanced in the northern portion of the Site, in the central yard.
- Boring B-5 was advanced in the western portion of the Site, in the western courtyard.
- Boring B-6 was advanced in the central portion of the Site, in the eastern courtyard.
- Boring B-7 was advanced in the northwestern portion of the Site, in the western yard.
- Boring B-8 was advanced in the southwestern portion of the Site, southeast of the building and near the southern drive lane.
- Boring B-9 was advanced in the southern portion of the Site, south of the building and near the southern drive lane.
- Boring B-10 was advanced in the eastern portion of the Site, in the parking lot.

4.6 SOIL AND SOIL GAS SAMPLING METHODOLOGY

Soil samples were continuously logged from grade down to the terminal boring depth in each of the 10 borings advanced at the Site. Soil samples were collected using a sampler located within the ESP. All collected soil samples were visually inspected for discoloration, monitored for odors, classified in accordance with the Unified Soil Classification System (USCS), and field-screened for VOCs using a photo-ionization detector (PID) calibrated to isobutylene. Soil samples to be analyzed for VOCs were collected from the undisturbed soils using Terra Core™ samplers and volatile organic analysis (VOA) vials with both methanol and sodium bisulfate preservative solutions in accordance with USEPA Method 5035. None of the collected soil samples exhibited any evidence of discoloration/staining or odors. All VOC concentrations detected during the screening of soil samples with the PID were 0.0 parts per million (ppm).

After the completion of soil logging, screening, and sampling activities, temporary soil gas probes screened at 5.0 feet bgs were constructed at the Site within all 10 boring locations (B-1 through B-10).

In each boring, new 1/2-inch diameter polyvinyl chloride (PVC) casing was inserted into the borehole to the terminal depth, and new 1/4-inch diameter Nylaflow® nylon tubing with a 1/4-inch diameter polypropylene filter at the terminal end was inserted into the borehole through the PVC casing to the desired sampling depths at each boring location. The PVC casing was used as a guide for the tubing to ensure that the desired sampling depth was achieved. Number 3 sand was poured into the boring annulus through the PVC casing to form an approximately 1.0-foot long sand pack around the polypropylene filter. A minimum of 6.0-inches of dry granular Bentonite was installed as a transition seal and a Bentonite annular seal was placed up to grade. The sampling end of the tubing was fitted with an open/shut valve and each probe was labeled for identification.

Soil gas samples were collected in accordance with the "*Advisory – Active Soil Gas Investigations, July 2015*" prepared by the California Department of Toxic Substances Control (DTSC). Baseline Analytical Services (BAS), an environmental analytical laboratory, was present during the Site investigation to analyze all soil gas samples using their mobile laboratory. The mobile laboratory was calibrated at the beginning of the day prior to the first analysis. Each temporary soil gas probe was allowed to equilibrate for at least two hours after installation prior to sampling with gas-tight glass syringes. Shut-in tests were performed for all collected samples. Three purge volumes were removed from each soil gas probe prior to collecting the samples. The sample collection rate for the soil gas samples was 200 milliliters per minute (mL/min).

In addition to the 10 soil gas samples collected from the Site, one duplicate sample (from boring B-7) was collected for quality assurance and quality control (QA/QC) purposes. An equipment blank sample, consisting of an assembled blank probe, tip, and tubing was sampled, and the results were non-detect for all contaminants. Tracer gas (isopropyl alcohol) was placed around each probe at the ground surface while sampling to detect ambient air intrusion. The tracer gas was not detected in any of the samples, indicating that the integrity of the Bentonite seal was maintained. Additionally, recovery of all surrogate compounds included with each analysis was within acceptable limits, indicating that the sampling containers and analysis equipment did not leak.

Following completion of all sampling activities, all temporary soil gas probes were removed and the boreholes were patched to match the existing ground cover. Please refer to **Table 1**, ***Investigation Summary*** for a description of the soil and soil gas sampling performed at the Site.

4.7 SOIL AND SOIL GAS ANALYSIS

The collected soil samples were immediately transferred into a cooler packed with ice and delivered on October 8, 2020 under chain-of-custody procedures to SunStar Laboratories, Inc., a State-certified environmental analytical laboratory. The soil samples collected from the Site at the depth intervals with the greatest likelihood of containing contamination (based on the encountered field conditions/observations and the prior environmental reports prepared for the Site) were prepared for laboratory analysis, which included soil samples collected from 2.0 and 5.0 feet bgs in borings B-2 and B-7. The soil samples collected from 2.0 feet bgs in borings B-2 and B-7 were analyzed for organochlorine pesticides (OCPs) in accordance with USEPA Method 8081 for waste profiling purposes and to investigate potential impacts from the historic orchard operations at the Site. The soil samples collected from 5.0 feet bgs in borings B-2 and B-7 were analyzed for VOCs in accordance with USEPA Method 8260/5035 for waste profiling purposes and to investigate potential impacts from the north-adjacent dry cleaning operation.

Soil gas samples were collected and analyzed on October 8, 2020 via a mobile laboratory operated by BAS. A total of 11 soil gas samples (consisting of 10 samples and one duplicate sample) collected from the 10 temporary soil gas probes were prepared for laboratory analysis. All soil gas samples were analyzed for VOCs in accordance with USEPA Method 8260.

Please refer to **Table 1**, ***Investigation Summary*** for a description of the selected soil and soil gas samples which were analyzed.

4.8 QUALITY ASSURANCE AND QUALITY CONTROL

QA/QC and chain-of-custody protocols were followed for all sampling and sample handling activities. QC is achieved through considered procedures and steps which are employed to ensure that the QA objectives are met.

The QA objectives of data validation are to ensure that sampling, analysis, and reporting activities provide data that are accurate, precise, representative, and legally defensible. The QC steps and protocols include:

- Procedures for the collection of field samples, discussed above;
- Appropriate methods and protocols for the analysis of samples, discussed above, and;
- Data validation.

All laboratory analytical method detection limits (MDLs) and reporting limits (RLs) met the regulatory standards for residential developments (i.e., the MDLs and RLs were below their respective residential regulatory screening limits for each compound analyzed).

No findings which significantly affected the quality of the samples collected or the laboratory analytical results were identified. Please refer to the ***Laboratory Analytical Reports*** in **Appendix C** for further information regarding the laboratory QC methods, protocols, and results.

4.9 WASTE MANAGEMENT

Due to the use of a small-diameter, direct-push ESP, no significant amounts of derived wastes were generated during this investigation. Any remnants of the samples submitted to the analytical laboratories will be held until the maximum sample hold times at which time the sample remnants will be disposed of by the analytical laboratories in a manner consistent with applicable regulations.

5 SITE INVESTIGATION RESULTS

The following sections present the soil and soil gas analysis results from the Site investigation and the applicable regulatory screening levels.

5.1 LABORATORY ANALYTICAL REPORTS

Please refer to the ***Laboratory Analytical Reports*** in **Appendix C** for the results of the analyzed soil and soil gas samples. The laboratory results are summarized in **Table 2** (***Soil Analysis Results -- Organochlorine Pesticides***), **Table 3** (***Soil Analysis Results – Volatile Organic Compounds***), and **Table 4** (***Soil Gas Analysis Results – Volatile Organic Compounds***). The laboratory results are mapped in **Figure 3** (***Mapped Soil Analysis Results***) and **Figure 4** (***Mapped Soil Gas Analysis Results***).

5.2 COMPARISON OF THE INVESTIGATION RESULTS AND REGULATORY SCREENING LEVELS

All soil analysis results were compared to the applicable DTSC and USEPA screening levels. All soil gas analysis results were compared to the applicable DTSC screening levels.

5.2.1 CALIFORNIA DEPARTMENT OF TOXIC SUBSTANCES CONTROL

The DTSC Human and Ecological Risk Office (HERO) Human Health Risk Assessment (HHRA) Note 3 Modified Screening Levels (DTSC SLs) were developed based on the USEPA Regional Screening Levels (RSLs) for use in the HHRA process at hazardous waste sites and permitted facilities. HERO has a long history of working with the USEPA Region 9 office to integrate California-specific risk assessment concerns into the Preliminary Remediation Goal (PRG) listing and the PRG-screening risk assessment process. The most recent revision of HHRA Note 3 (dated June 2020) incorporates HERO recommendations based on a review of the USEPA RSL tables.

In February of 2020, the DTSC released a "Public Draft Guidance for Screening and Evaluating Vapor Intrusion" to promote State-wide standard practice and consistency for screening buildings for vapor intrusion and to establish appropriate sampling to protect building occupants from vapors off-gassing from contaminated sources. The 2020 Guidance document provides recommended attenuation factors which can be used to calculate Supplemental Screening Levels (SSLs) for the evaluation of soil gas impacts.

5.2.2 UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

USEPA RSLs (last updated in May of 2020), formerly known as PRGs, are generic, risk-based chemical concentrations developed by the USEPA for use in initial screening-level evaluations of soil and air. RSLs combine human health toxicity values with standard exposure factors to estimate contaminant concentrations that are considered to be health protective of human exposures over a lifetime through direct exposure pathways (e.g., via inhalation and/or ingestion of and/or dermal contact with, impacted soil). RSLs are not legally enforceable standards, but rather are considered guidelines to determine if potential risks associated with encountered contamination may warrant further evaluation.

5.2.3 SOIL ANALYSIS RESULTS

All analytes detected in the analyzed soil samples were at concentrations below the applicable residential use regulatory screening levels. The following analyte was detected in the analyzed soil samples collected from the Site.

- 4,4'-DDE was detected in soil sample B-7-2 (collected from boring B-7 at 2.0 feet bgs) at a concentration of 0.0058 milligrams per kilogram (mg/kg). The residential use DTSC SL and residential use USEPA RSL for 4,4'-DDE in soil is 2.0 mg/kg.

No other analytes were detected in any of the analyzed soil samples collected from the Site.

5.2.4 SOIL GAS ANALYSIS RESULTS

All detections of PCE in the analyzed soil gas samples were at concentrations above the applicable residential use regulatory screening level. No other analytes were detected in the analyzed soil gas samples at concentrations above the applicable residential use regulatory screening levels. The following analyte was detected in the analyzed soil gas samples collected from the Site.

- PCE was detected in soil gas samples B-5-SG5, B-7-SG5, B-7-SG5 DUP, and B-8-SG5 (collected from borings B-5, B-7, and B-8 at 5.0 feet bgs) at concentrations of 36, 23, 26, and 51 µg/m^3, respectively. The residential use DTSC SSL for PCE in soil gas is 15 µg/m^3.

No other analytes were detected in any of the analyzed soil gas samples collected from the Site.

6 SUMMARY

The primary objective of this project was to further investigate the known presence of VOCs in soil gas at the Site as a result of the north-adjacent dry cleaning operations. Additionally, limited soil sampling for was performed at the Site for health and safety, soil management, and waste profiling purposes in anticipation of future soil grading and offsite soil disposal activities associated with the proposed redevelopment of the Site for residential use.

This Report documents the investigation activities performed at the Site, including the advancement of 10 borings (B-1 through B-10) to a terminal depth of 5.0 feet bgs; the installation of 10 temporary soil gas monitoring probes; and the collection and analysis of soil and soil gas samples.

6.1 FINDINGS

None of the collected soil samples exhibited any evidence of discoloration/staining or odors. All VOC concentrations detected during the screening of soil samples with the PID were 0.0 ppm.

All analytes detected in the analyzed soil samples were at concentrations below the applicable residential use regulatory screening levels.

PCE was detected in four of the 11 of the analyzed soil gas samples collected from the Site at concentrations ranging from 23 to 51 µg/m^3, exceeding the residential use DTSC SSL for PCE in soil gas of 15 µg/m^3.

6.2 CONCLUSIONS

The results of this Limited Phase II ESA indicate the presence of low concentrations of 4,4'-DDE in soil and PCE in soil gas at Site.

There is a potential that agricultural-related hazardous materials, such as OCPs, may have been stored and used at the Site during the historical orchard operations. No records documenting the storage or use of agricultural-related hazardous materials at the Site were available at the time of this assessment.

Based on the limited soil sampling performed as part of this investigation, only one OCP (4,4'-DDE) was detected at a very low concentration (well below the residential use regulatory screening level) in one of the two shallow soil samples analyzed for OCPs.

Additionally, during the previous development activities conducted in the early 1970s, shallow soils (where residual agricultural-related hazardous materials would most likely have been present at the highest concentrations) were likely disturbed during grading and/or may have been mixed with backfill material. Given the age of the orchard operations (ending approximately 70 years ago) and the prior grading activities conducted at the Site, the potential presence of agricultural-related hazardous materials at the Site is not a significant concern at this time.

This Phase II ESA was intended to serve as a limited scope investigation for due diligence purposes and to support the proposed sale of the Site; therefore, the extent of contamination at the Site has not been fully delineated and further investigation of the Site is warranted.

The results of this investigation and prior environmental investigations confirm that the north-adjacent dry cleaning operation is the likely source of PCE-contaminated soil gas at the Site. A release of PCE to the subsurface of the north-adjacent dry cleaning operation likely caused PCE-contaminated soil gas to migrate onto to the Site (which is commonly referred to as a vapor encroachment condition).

The primary responsible parties (RPs) for the contamination at the Site are the owners and all associated entities of the north-adjacent strip mall where the dry cleaning operation (the source of the PCE release) is located, and all of the operators and all associated entities of the dry cleaning operation. There may be multiple other potential RPs, such as the former dry cleaning operation located adjacent to the northwest of the Site (at the address of 6739 Sepulveda Boulevard).

Earth Science recommends that a Potentially Responsible Party (PRP) Search Report be prepared to identify the potential RPs in the area which may have caused or contributed to the contamination at the Site. The PRP Search Report can be used by an environmental regulatory agency to assign responsibility to the RPs and to pursue the RPs in an effort to further investigate and to remediate the Site and any nearby properties which are impacted. The PRP Search Report can also be used by attorneys to support the identification and pursuit of the RPs as part of any future legal actions initiated by the owner of the Site.

Earth Science recommends that the appropriate regulatory agency (e.g., the DTSC) be notified regarding the soil gas impacts at the Site, with prior consultation from an environmental attorney. Any further investigation, remediation, or mitigation activities should be conducted under the oversight of the regulatory agency until a "No Further Action" ("NFA") determination and approval for the redevelopment of the Site for residential use is issued by the regulatory agency.

Detections of OCPs in soil and VOCs in soil gas may pose a concern to Site workers during the proposed redevelopment of the Site. It is advisable that precautionary measures be implemented to minimize worker exposure to the contaminated Site soils (through inhalation/ingestion of airborne dust or dermal contact) and to minimize the potential for the contaminated soils to impact the environment (through airborne dust or surface water runoff).

Therefore, Earth Science recommends that a Site-Specific Health and Safety Plan (HASP) and a Site-Specific Soil Management Plan (SMP) be prepared by a qualified environmental professional detailing these precautionary measures for use by the General Contractor, subcontractors, and other Site workers during construction.

7 CERTIFICATIONS AND LIMITATIONS

This Report was prepared under the direction and review of the professionals listed below. The work described herein was prepared in accordance with generally accepted environmental practices. The completed work includes observations of the Site conditions encountered and the analytical results from samples analyzed by an independent, third-party laboratory during the course of the project. The number and location of samples were selected to provide the required information; however, it cannot be assumed that the limited available data are representative of subsurface conditions in areas not sampled.

The results, findings, and conclusions in this Report are based on the conditions encountered at in the areas explored at the Site at the time of the Earth Science's investigation; in the event that varying conditions are encountered in other areas of the Site during grading and/or construction activities that pose a potential environmental concern, additional investigation and/or testing of the Site may be warranted.

All conclusions and/or recommendations are based on observations, laboratory analyses, and governing regulations. Conclusions and/or recommendations beyond those stated and reported herein should not be inferred from this document.

Earth Science warrants that the environmental consulting services contained herein were accomplished in accordance with generally accepted practices in the environmental industry that existed at the time and location of work. No other warranties are implied or expressed.

All reports, both verbal and written, as they pertain to the above-referenced property are for the sole use and benefit of SRLT. This Report has no other purpose and may not be relied upon by any other person or entity without the prior written consent of Earth Science.

Should you have any questions or comments concerning this Report, please contact our office at (949) 441-0433.

Respectfully,

Sean Rakhshani
Principal

Mark H. Slatten, PG, CEG, CHG, PGp
California Professional Geologist No. 4351

EARTH SCIENCE LLC

October 19, 2020

Ms. Judy Shea
Shea Revocable Living Trust
6728 Sepulveda Boulevard
Van Nuys, California 91411

Invoice No. 20-1626-1

RE: INVOICE
California Green Tree Villa
6728 Sepulveda Boulevard
Los Angeles, California 91411
Earth Science Project Number: 20-1626

INVOICE

Scope of Services:

- *Limited Phase II Environmental Site Assessment Report*

Payment Terms: Upon Receipt/COD

Remit To: 5319 University Drive, Suite 20, Irvine, CA 92612
Payable To: Earth Science LLC
Tax ID No.: 81-0728180

Thank you for your business!

FIGURE 1: SITE VICINITY MAP

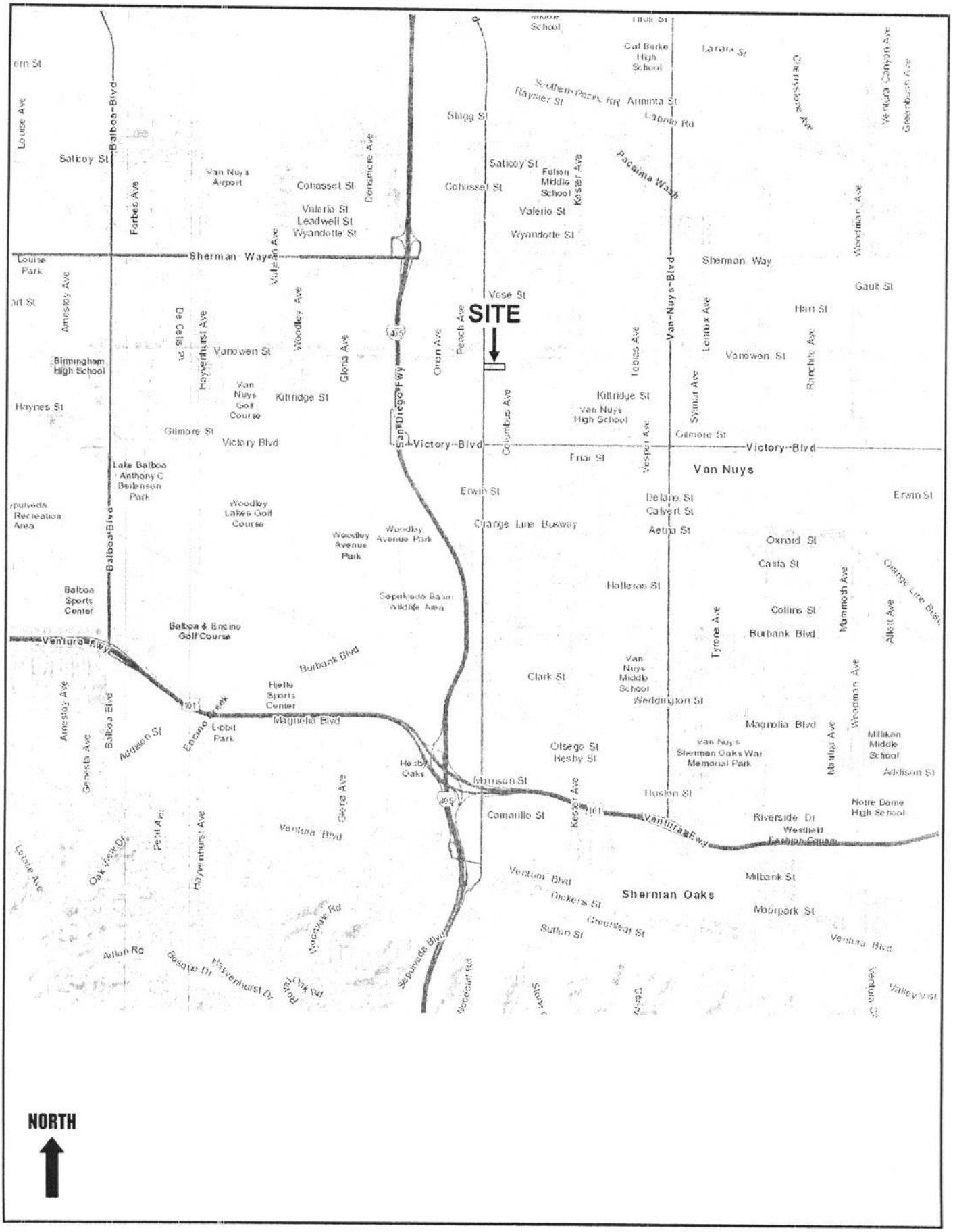
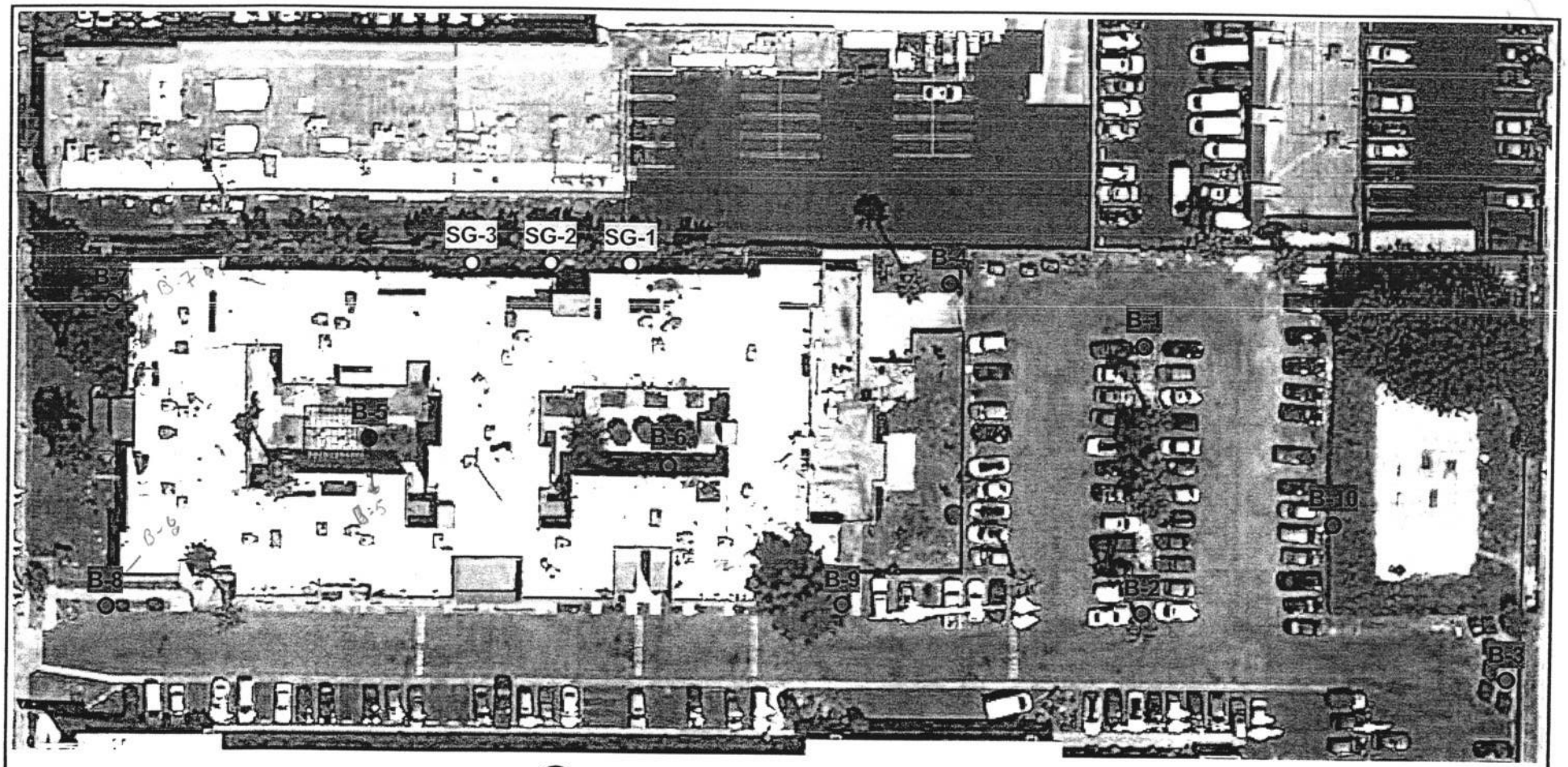


FIGURE 1: SITE VICINITY MAP
PROJECT NO. 20-1626

EARTH SCIENCE LLC

FIGURE 2: BORING LOCATION MAP



EARTH SCIENCE LLC BORING LOCATIONS

PATRIOT ENVIRONMENTAL BORING LOCATIONS

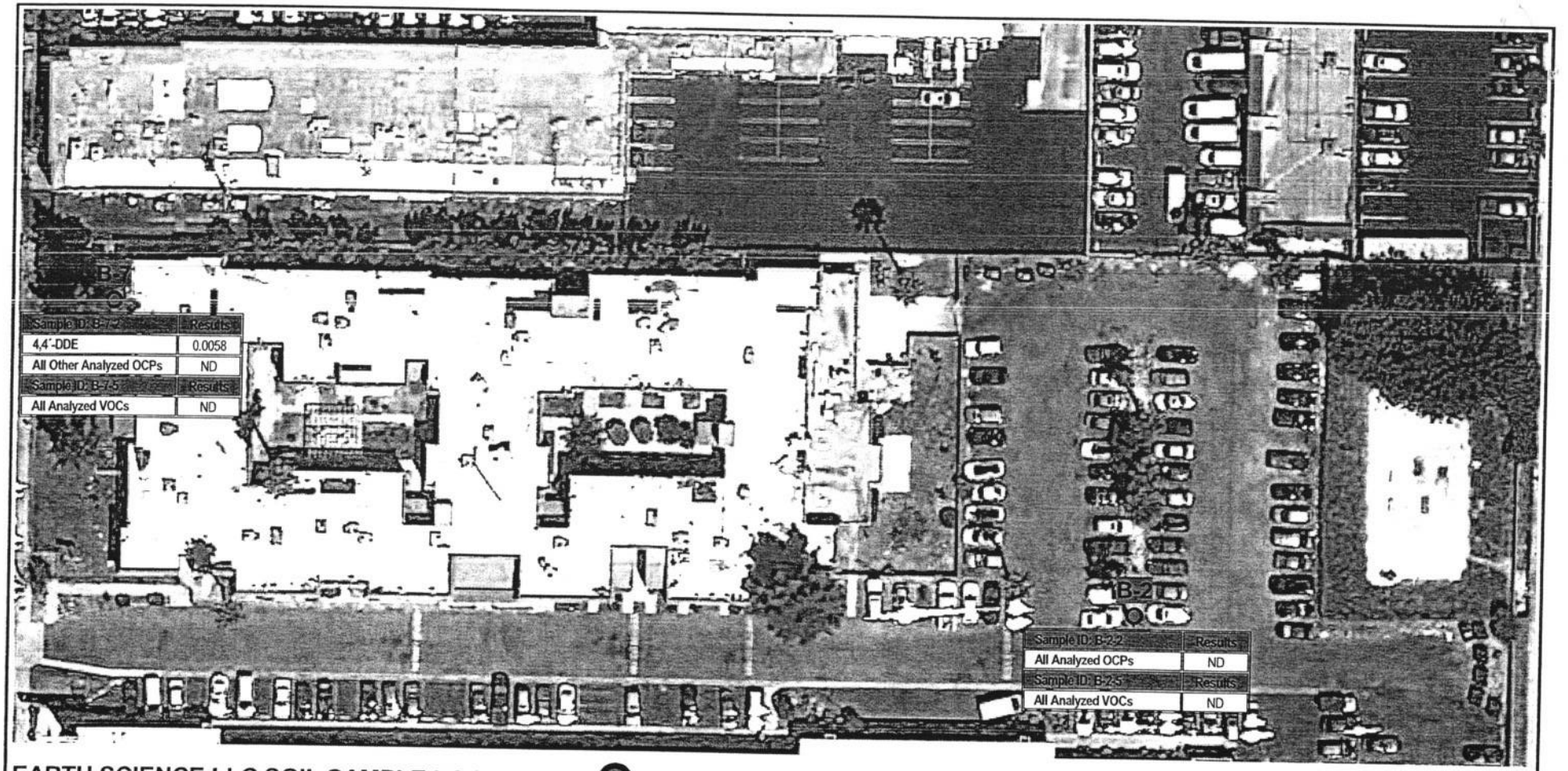
DRY CLEANERS

FIGURE 2: BORING LOCATION MAP

PROJECT NO. 20-1626

EARTH SCIENCE LLC

FIGURE 3: MAPPED SOIL ANALYSIS RESULTS



EARTH SCIENCE LLC SOIL SAMPLE LOCATIONS

DRY CLEANERS

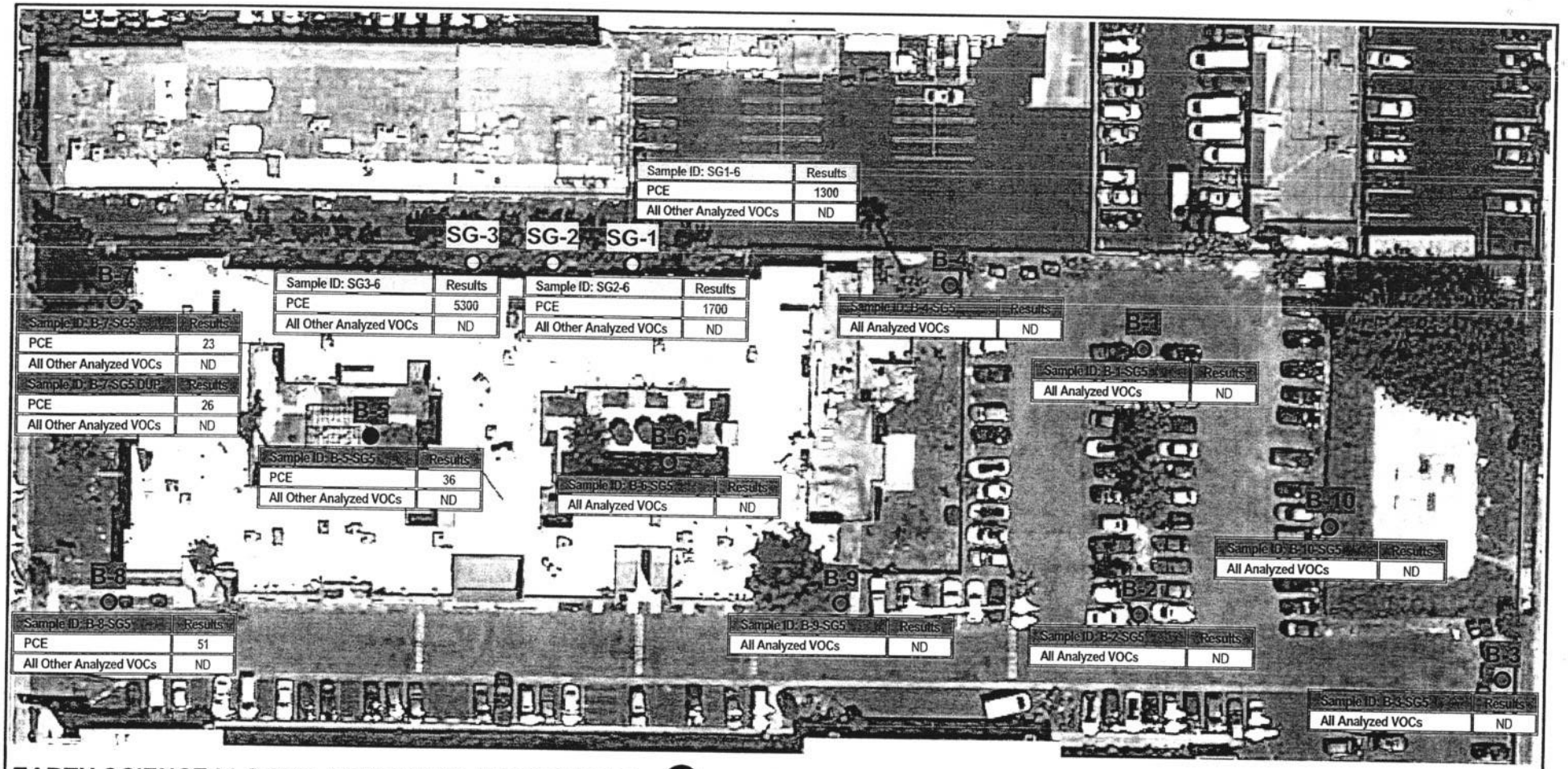
NOTES:

All results in micrograms per kilogram (mg/kg)
Applicable regulatory screening level for 4,4´-DDE = 2.0 mg/kg
ND = not detected above the laboratory reporting limit
OCPs = organochlorine pesticides
VOCs = volatile organic compounds

FIGURE 3: MAPPED SOIL ANALYSIS RESULTS
PROJECT NO. 20-1626

EARTH SCIENCE LLC

FIGURE 4: MAPPED SOIL GAS ANALYSIS RESULTS



EARTH SCIENCE LLC SOIL GAS SAMPLE LOCATIONS

PATRIOT ENVIRONMENTAL SOIL GAS SAMPLE LOCATIONS

DRY CLEANERS

NOTES:

All results in micrograms per cubic meter (µg/m³)
Applicable regulatory screening level for tetrachloroethene (PCE) = 15 µg/m³
DUP = duplicate sample

ND = not detected above the laboratory reporting limit
Values in **RED** = result exceeds regulatory screening level
VOCs = volatile organic compounds

FIGURE 4: MAPPED SOIL GAS ANALYSIS RESULTS
PROJECT NO. 20-1626

EARTH SCIENCE LLC

TABLE 1: INVESTIGATION SUMMARY

Table 1: Investigation Summary

Boring Identification	Boring Location	Terminal Boring Depth	Media Sampled	Depth of Analyzed Samples (Feet bgs)	Target Contaminants
B-1	Eastern portion of the Site, in the parking lot median	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-2	Eastern portion of the Site, in the parking lot median	5.0 Feet bgs	Soil and soil gas	2.0 (Soil) and 5.0 (soil and soil gas)	OCPs and VOCs
B-3	Southeastern portion of the Site, near the southern drive lane and trash dumpsters	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-4	Northern portion of the Site, in the central yard	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-5	Western portion of the Site, in the western courtyard	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-6	Central portion of the Site, in the eastern courtyard	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-7	Northwestern portion of the Site, in the western yard	5.0 Feet bgs	Soil and soil gas	2.0 (Soil) and 5.0 (soil and soil gas)	OCPs and VOCs
B-8	Southwestern portion of the Site, southeast of the building and near the southern drive lane	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-9	Southern portion of the Site, south of the building and near the southern drive lane	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs
B-10	Eastern portion of the Site, in the parking lot	5.0 Feet bgs	Soil gas	5.0 (Soil gas)	VOCs

Notes:

bgs = below ground surface

VOCs = volatile organic compounds

OCPs = organochlorine pesticides bottom

TABLE 2: SOIL ANALYSIS RESULTS – ORGANOCHLORINE PESTICIDES

Table 2: Soil Analysis Results - Organochlorine Pesticides

Analysis Method	USEPA 8081	
Units	Milligrams Per Kilogram (mg/kg)	
Sample Identification	4,4´-DDE	All Other Analyzed OCPs
B-2-2	ND	ND
B-7-2	0.0058	ND
DTSC SLs - Residential	2.0	NA
USEPA RSLs - Residential	2.0	NA

Notes:

USEPA = United States Environmental Protection Agency

OCPs = organochlorine pesticides

ND = not detected above the laboratory reporting limit

DTSC SLs = California Department of Toxic Substances Control, Human and Ecological Risk Office, Human Health Risk Assessment Note Number: 3, Modified Screening Levels, June 2020

NA = not applicable

RSLs = Regional Screening Levels with a Target Hazard Quotient of 1.0, May 2020

TABLE 3: SOIL ANALYSIS RESULTS – VOLATILE ORGANIC COMPOUNDS

Table 3: Soil Analysis Results - Volatile Organic Compounds

Analysis Method Units Sample Identification	USEPA 8260/5035 Milligrams Per Kilogram (mg/kg) All Analyzed VOCs
B-2-5	ND
B-7-5	ND
DTSC SLs - Residential	NA
USEPA RSLs - Residential	NA

Notes:

USEPA = United States Environmental Protection Agency

VOCs = volatile organic compounds

ND = not detected above the laboratory reporting limit

DTSC SLs = California Department of Toxic Substances Control, Human and Ecological Risk Office, Human Health Risk Assessment Note Number: 3, Modified Screening Levels, June 2020

NA = not applicable

RSLs = Regional Screening Levels with a Target Hazard Quotient of 1.0, May 2020

TABLE 4: SOIL GAS ANALYSIS RESULTS – VOLATILE ORGANIC COMPOUNDS

Table 4: Soil Gas Analysis Results - Volatile Organic Compounds

Analysis Method	USEPA 8260	
Units	Micrograms Per Cubic Meter (µg/m³)	
Sample Identification	Tetrachloroethene (PCE)	All Other Analyzed VOCs
B-1-SG5	ND	ND
B-2-SG5	ND	ND
B-3-SG5	ND	ND
B-4-SG5	ND	ND
B-5-SG5	36	ND
B-6-SG5	ND	ND
B-7-SG5	23	ND
B-7-SG5 DUP	26	ND
B-8-SG5	51	ND
B-9-SG5	ND	ND
B-10-SG5	ND	ND
DTSC SSLs - Residential	15	NA

Notes:

USEPA = United States Environmental Protection Agency

VOCs = volatile organic compounds

ND = not detected above the laboratory method detection limit

Values in **RED** = exceeds the applicable regulatory screening level

DUP = duplicate sample

DTSC SSLs = California Department of Toxic Substances Control, Supplemental Screening Levels, Supplemental Guidance: Screening and Evaluating Vapor Intrusion, February 2020, with a recommended attenuation factor of 0.03 for soil gas (contaminant source)

NA = not applicable

APPENDIX A: BORING LOGS

Boring Number:	B-1		
Location:	Eastern portion, in the parking lot median	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-1-SG5	0.0	SM	Silty fine-grained sand with trace gravel, slightly moist, brown	Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-2		
Location:	Eastern portion, in the parking lot median	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0	B-2-2	0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-2-5 B-2-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-3		
Location:	Southeastern portion, near drive lane/trash dumpsters	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-3-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-4		Page 1 of 1
Location:	Northern portion, in the central yard	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-4-SG5	0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-5		Page 1 of 1
Location:	Western portion, in the western courtyard	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard	**Date Completed:**	10/8/2020
	Van Nuys, California 91411	**Depth to Groundwater:**	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
4.5		0.0			
5.0	B-5-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-6		Page 1 of 1
Location:	Central portion, in the eastern courtyard	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0	ML	Clayey silt with trace gravel, dry, brown	
2.5		0.0			
3.0		0.0	ML	Clayey silt with trace gravel, slightly moist, brown	
3.5		0.0			
4.0		0.0	ML	Clayey silt, slightly moist, brown	
4.5		0.0			
5.0	B-6-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-7		**Page 1 of 1**
Location:	Northwestern portion, in the western yard	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard	**Date Completed:**	10/8/2020
	Van Nuys, California 91411	**Depth to Groundwater:**	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0	B-7-2	0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-7-5 B-7-SG5	0.0	SM	Silty fine-grained sand with trace gravel, slightly moist, brown	Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-8		Page 1 of 1
Location:	Southwestern portion, near building/drive lane	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard Van Nuys, California 91411	**Date Completed:**	10/8/2020
		Depth to Groundwater:	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0	SM	Silty fine-grained sand, dry, brown	
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-8-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-9		**Page 1 of 1**
Location:	Southern portion, near building/drive lane	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard	**Date Completed:**	10/8/2020
	Van Nuys, California 91411	**Depth to Groundwater:**	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	TS	Topsoil	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0			
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-9-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

Boring Number:	B-10		**Page 1 of 1**
Location:	Eastern portion, in the parking lot	**Date Started:**	10/8/2020
Site Address:	6728 Sepulveda Boulevard	**Date Completed:**	10/8/2020
	Van Nuys, California 91411	**Depth to Groundwater:**	Not encountered
Project Number:	20-1626	**Field Technician(s):**	SR
Drill Rig Type:	Hand-operated, direct-push environmental sampling probe	**Earth Science LLC**	
Sampling Equipment:	0.75-Inch-diameter sampler	5319 University Drive, Suite 20	
Borehole Diameter:	1.0-Inch	Irvine, CA 92612	

Depth	Sample	PID	USCS	Description	Notes
0.0		0.0	AC	Asphalt-concrete	
0.5		0.0	SM	Silty fine-grained sand with gravel, dry, brown	
1.0		0.0	SM	Silty fine-grained sand with trace gravel, dry, brown	
1.5		0.0			
2.0		0.0			
2.5		0.0			
3.0		0.0			
3.5		0.0			
4.0		0.0			
4.5		0.0			
5.0	B-10-SG5	0.0			Total depth = 5.0 feet below ground surface
5.5					After completion of sampling, backfilled boring to grade
6.0					
6.5					
7.0					
7.5					
8.0					
8.5					
9.0					
9.5					
10.0					
10.5					
11.0					
11.5					
12.0					
12.5					

SOIL CLASSIFICATION CHART

MAJOR DIVISIONS			SYMBOLS GRAPH	SYMBOLS LETTER	TYPICAL DESCRIPTIONS
COARSE GRAINED SOILS — MORE THAN 50% RETAINED ON NO. 200 SIEVE	GRAVEL AND GRAVELLY SOILS — MORE THAN 50% OF COARSE FRACTION RETAINED ON NO. 4 SIEVE	CLEAN GRAVELS (LITTLE OR NO FINES)		GW	WELL-GRADED GRAVELS, GRAVEL - SAND MIXTURES
				GP	POORLY-GRADED GRAVELS, GRAVEL - SAND MIXTURES
		GRAVELS WITH FINES (APPRECIABLE AMOUNT OF FINES)		GM	SILTY GRAVELS, GRAVEL - SAND - SILT MIXTURES
				GC	CLAYEY GRAVELS, GRAVEL - SAND - CLAY MIXTURES
	SAND AND SANDY SOILS — MORE THAN 50% OF COARSE FRACTION PASSING NO. 4 SIEVE	CLEAN SANDS (LITTLE OR NO FINES)		SW	WELL-GRADED SANDS, GRAVELLY SANDS
				SP	POORLY-GRADED SANDS, GRAVELLY SAND
		SANDS WITH FINES (APPRECIABLE AMOUNT OF FINES)		SM	SILTY SANDS, SAND - SILT MIXTURES
				SC	CLAYEY SANDS, SAND - CLAY MIXTURES
FINE GRAINED SOILS — MORE THAN 50% PASSING NO. 200 SIEVE	SILTS AND CLAYS	LIQUID LIMIT LESS THAN 50		ML	INORGANIC SILTS, ROCK FLOUR, CLAYEY SILTS WITH SLIGHT PLASTICITY
				CL	INORGANIC CLAYS OF LOW TO MEDIUM PLASTICITY, GRAVELLY CLAYS, SANDY CLAYS, SILTY CLAYS, LEAN CLAYS
				OL	ORGANIC SILTS AND ORGANIC SILTY CLAYS OF LOW PLASTICITY
	SILTS AND CLAYS	LIQUID LIMIT GREATER THAN 50		MH	INORGANIC SILTS, MICACEOUS OR DIATOMACEOUS SILTY SOILS
				CH	INORGANIC CLAYS OF HIGH PLASTICITY
				OH	ORGANIC CLAYS AND SILTS OF MEDIUM TO HIGH PLASTICITY
HIGHLY ORGANIC SOILS				PT	PEAT, HUMUS, SWAMP SOILS WITH HIGH ORGANIC CONTENTS

NOTE: Multiple symbols are used to indicate borderline or dual soil classifications

ADDITIONAL MATERIAL SYMBOLS

SYMBOLS GRAPH	SYMBOLS LETTER	TYPICAL DESCRIPTIONS
	CC	Cement Concrete
	AC	Asphalt Concrete
	CR	Crushed Rock/ Quarry Spalls
	TS	Topsoil/ Forest Duff/Sod

- Measured groundwater level in exploration, well, or piezometer
- Groundwater observed at time of exploration
- Perched water observed at time of exploration

Graphic Log Contact

- Distinct contact between soil strata or geologic units
- Approximate location of soil strata change within a geologic soil unit

Material Description Contact

- Distinct contact between soil strata or geologic units
- Approximate location of soil strata change within a geologic soil unit

Sampler Symbol Descriptions

- Standard Penetration Test (SPT)
- Shelby tube
- Piston
- Direct-Push
- Bulk or grab

Blowcount is recorded for driven samplers as the number of blows required to advance sampler 12 inches (or distance noted). See exploration log for hammer weight and drop.

A "P" indicates sampler pushed using the weight of the drill rig.

Laboratory / Field Tests

%F	Percent fines
AL	Atterberg limits
CA	Chemical analysis
CP	Laboratory compaction test
CS	Consolidation test
DS	Direct shear
HA	Hydrometer analysis
MC	Moisture content
MD	Moisture content and dry density
OC	Organic content
PM	Permeability or hydraulic conductivity
PP	Pocket penetrometer
SA	Sieve analysis
TX	Triaxial compression
UC	Unconfined compression
VS	Vane shear

NOTE: The reader must refer to the discussion in the report text and the logs of explorations for a proper understanding of subsurface conditions. Descriptions on the logs apply only at the specific exploration locations and at the time the explorations were made; they are not warranted to be representative of subsurface conditions at other locations or times.

KEY TO EXPLORATION LOGS

APPENDIX B: UTILITY CLEARANCE CHECKLIST

Earth Science LLC - 5319 University Dr., Ste. 20, Irvine, CA 92612
Office: (949) 441-0433
info@ea-science.com

UTILITY CLEARANCE CHECKLIST

Client:	Shea Revocable Living Trust	Date:	10-08-2020
Job Location:	6728 Sepulveda Boulevard, Van Nuys, California 91411		
Project Name:	Former California Green Tree Villa	Scope:	Phase II Environmental Site Assessment
Project #:	20-1626		

UNDERGROUND UTILITIES LOCATED:

USA Dig Alert Status:	Yes - Ticket Number A202760883-00A
Water Lines from meter to building:	Yes
Remove all Water Meter covers:	N/A
Water Lines from Air/Water dispenser to building:	N/A
Irrigation Lines:	No
Electrical Lines from pole/transformer to electrical panel:	Yes
Electrical Lines for area lighting:	N/A
Electrical Lines for electric signs:	N/A
Veeder Root Lines (use inductive clamp only):	N/A
Telephone Line from pole or vault to building:	N/A
Telephone Line from public telephone to building:	N/A
Cable Line from pole or vault to building:	N/A
Natural Gas Line from meter to building:	Yes
Propane Line from tank to building:	N/A
Vent Lines:	N/A
Product Lines:	N/A
Sewer line:	Yes
Storm Drain Lines:	N/A

Comments:	10 Borings advanced using an environmental sampling probe		
ES Technician:	Sean Rakhshani	Signature:	
ES Project Mgr:	Sean Rakhshani	Signature:	

APPENDIX C: LABORATORY ANALYTICAL REPORTS

SunStar Laboratories, Inc.
PROVIDING QUALITY ANALYTICAL SERVICES NATIONWIDE

25712 Commercentre Drive
Lake Forest, California 92630
949.297.5020 Phone
949.297.5027 Fax

16 October 2020

Sean Rakhshani
Earth Science LLC
5319 University Drive, Suite 20
Irvine, CA 92612

RE: Van Nuys

Enclosed are the results of analyses for samples received by the laboratory on 10/08/20 18:05. If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Mike Jaroudi
Project Manager

SunStar Laboratories, Inc.
Providing Quality Analytical Services Nationwide

25712 Commercentre Drive
Lake Forest, California 92630
949.297.5020 Phone
949.297.5027 Fax

Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	Reported:
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

ANALYTICAL REPORT FOR SAMPLES

Sample ID	Laboratory ID	Matrix	Date Sampled	Date Received
B-2-2	T203537-01	Soil	10/08/20 07:01	10/08/20 18:05
B-2-5	T203537-02	Soil	10/08/20 07:01	10/08/20 18:05
B-7-2	T203537-03	Soil	10/08/20 10:30	10/08/20 18:05
B-7-5	T203537-04	Soil	10/08/20 10:30	10/08/20 18:05

SunStar Laboratories, Inc.

The results in this report apply to the samples analyzed in accordance with the chain of custody document. This analytical report must be reproduced in its entirety.

Mike Jaroudi, Project Manager

SunStar Laboratories, Inc.
PROVIDING QUALITY ANALYTICAL SERVICES NATIONWIDE

25712 Commercentre Drive
Lake Forest, California 92630
949.297.5020 Phone
949.297.5027 Fax

Earth Science LLC 5319 University Drive, Suite 20 Irvine CA, 92612	Project: Van Nuys Project Number: 20-1626 Project Manager: Sean Rakhshani	Reported: 10/16/20 11:07

DETECTIONS SUMMARY

Sample ID: B-2-2 **Laboratory ID:** T203537-01

No Results Detected

Sample ID: B-2-5 **Laboratory ID:** T203537-02

No Results Detected

Sample ID: B-7-2 **Laboratory ID:** T203537-03

Analyte	Result	Reporting Limit	Units	Method	Notes
4,4'-DDE	0.0058	0.0050	mg/kg	EPA 8081A	

Sample ID: B-7-5 **Laboratory ID:** T203537-04

No Results Detected

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-2-2

T203537-01 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
SunStar Laboratories, Inc.									
Organochlorine Pesticides by EPA Method 8081A									
alpha-BHC	ND	0.0050	mg/kg	1	0100823	10/12/20	10/13/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
4,4'-DDE	ND	0.0050	"	"	"	"	"	"	
Dieldrin	ND	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
4,4'-DDT	ND	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		*82.0 %*		*35-140*	"	"	"	"	
Surrogate: Decachlorobiphenyl		*89.7 %*		*35-140*	"	"	"	"	

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949.297.5027 Fax

Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-2-5

T203537-02 (Soil)

SunStar Laboratories, Inc.

Volatile Organic Compounds by EPA Method 8260B — **M-02**

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Bromobenzene	ND	0.0029	mg/kg	1	0100933	10/09/20	10/14/20	EPA 8260B/5035	
Bromochloromethane	ND	0.0029	"	"	"	"	"	"	
Bromodichloromethane	ND	0.0029	"	"	"	"	"	"	
Bromoform	ND	0.0029	"	"	"	"	"	"	
Bromomethane	ND	0.0029	"	"	"	"	"	"	
n-Butylbenzene	ND	0.0029	"	"	"	"	"	"	
sec-Butylbenzene	ND	0.0029	"	"	"	"	"	"	
tert-Butylbenzene	ND	0.0029	"	"	"	"	"	"	
Carbon tetrachloride	ND	0.0029	"	"	"	"	"	"	
Chlorobenzene	ND	0.0029	"	"	"	"	"	"	
Chloroethane	ND	0.0029	"	"	"	"	"	"	
Chloroform	ND	0.0029	"	"	"	"	"	"	
Chloromethane	ND	0.0029	"	"	"	"	"	"	
2-Chlorotoluene	ND	0.0029	"	"	"	"	"	"	
4-Chlorotoluene	ND	0.0029	"	"	"	"	"	"	
Dibromochloromethane	ND	0.0029	"	"	"	"	"	"	
1,2-Dibromo-3-chloropropane	ND	0.0058	"	"	"	"	"	"	
1,2-Dibromoethane (EDB)	ND	0.0029	"	"	"	"	"	"	
Dibromomethane	ND	0.0029	"	"	"	"	"	"	
1,2-Dichlorobenzene	ND	0.0029	"	"	"	"	"	"	
1,3-Dichlorobenzene	ND	0.0029	"	"	"	"	"	"	
1,4-Dichlorobenzene	ND	0.0029	"	"	"	"	"	"	
Dichlorodifluoromethane	ND	0.0029	"	"	"	"	"	"	
1,1-Dichloroethane	ND	0.0029	"	"	"	"	"	"	
1,2-Dichloroethane	ND	0.0029	"	"	"	"	"	"	
1,1-Dichloroethene	ND	0.0029	"	"	"	"	"	"	
cis-1,2-Dichloroethene	ND	0.0029	"	"	"	"	"	"	
trans-1,2-Dichloroethene	ND	0.0029	"	"	"	"	"	"	
1,2-Dichloropropane	ND	0.0029	"	"	"	"	"	"	
1,3-Dichloropropane	ND	0.0029	"	"	"	"	"	"	
2,2-Dichloropropane	ND	0.0029	"	"	"	"	"	"	

SunStar Laboratories, Inc.

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Mike Jaroudi, Project Manager

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	Reported:
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-2-5

T203537-02 (Soil)

SunStar Laboratories, Inc.

Volatile Organic Compounds by EPA Method 8260B — M-02

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
1,1-Dichloropropene	ND	0.0029	mg/kg	1	0100933	10/09/20	10/14/20	EPA 8260B/5035	
cis-1,3-Dichloropropene	ND	0.0029	"	"	"	"	"	"	
trans-1,3-Dichloropropene	ND	0.0029	"	"	"	"	"	"	
Hexachlorobutadiene	ND	0.0029	"	"	"	"	"	"	
Isopropylbenzene	ND	0.0029	"	"	"	"	"	"	
p-Isopropyltoluene	ND	0.0029	"	"	"	"	"	"	
Methylene chloride	ND	0.012	"	"	"	"	"	"	
Naphthalene	ND	0.0029	"	"	"	"	"	"	
n-Propylbenzene	ND	0.0029	"	"	"	"	"	"	
Styrene	ND	0.0029	"	"	"	"	"	"	
1,1,2,2-Tetrachloroethane	ND	0.0029	"	"	"	"	"	"	
1,1,1,2-Tetrachloroethane	ND	0.0029	"	"	"	"	"	"	
Tetrachloroethene	ND	0.0029	"	"	"	"	"	"	
1,2,3-Trichlorobenzene	ND	0.0029	"	"	"	"	"	"	
1,2,4-Trichlorobenzene	ND	0.0029	"	"	"	"	"	"	
1,1,2-Trichloroethane	ND	0.0029	"	"	"	"	"	"	
1,1,1-Trichloroethane	ND	0.0029	"	"	"	"	"	"	
Trichloroethene	ND	0.0029	"	"	"	"	"	"	
Trichlorofluoromethane	ND	0.0029	"	"	"	"	"	"	
1,2,3-Trichloropropane	ND	0.0029	"	"	"	"	"	"	
1,3,5-Trimethylbenzene	ND	0.0029	"	"	"	"	"	"	
1,2,4-Trimethylbenzene	ND	0.0029	"	"	"	"	"	"	
Vinyl chloride	ND	0.0029	"	"	"	"	"	"	
Benzene	ND	0.0029	"	"	"	"	"	"	
Toluene	ND	0.0029	"	"	"	"	"	"	
Ethylbenzene	ND	0.0029	"	"	"	"	"	"	
m,p-Xylene	ND	0.0058	"	"	"	"	"	"	
o-Xylene	ND	0.0029	"	"	"	"	"	"	
Surrogate: Toluene-d8		*99.6 %*	*76.1-127*		"	"	"	"	
Surrogate: 4-Bromofluorobenzene		*101 %*	*85.9-114*		"	"	"	"	
Surrogate: Dibromofluoromethane		*95.9 %*	*77.8-142*		"	"	"	"	

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Mike Jaroudi, Project Manager

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-2-5

T203537-02 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-7-2

T203537-03 (Soil)

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Organochlorine Pesticides by EPA Method 8081A									
alpha-BHC	ND	0.0050	mg/kg	1	0100823	10/12/20	10/14/20	EPA 8081A	
gamma-BHC (Lindane)	ND	0.0050	"	"	"	"	"	"	
beta-BHC	ND	0.0050	"	"	"	"	"	"	
delta-BHC	ND	0.0050	"	"	"	"	"	"	
Heptachlor	ND	0.0050	"	"	"	"	"	"	
Aldrin	ND	0.0050	"	"	"	"	"	"	
Heptachlor epoxide	ND	0.0050	"	"	"	"	"	"	
gamma-Chlordane	ND	0.0050	"	"	"	"	"	"	
alpha-Chlordane	ND	0.0050	"	"	"	"	"	"	
Endosulfan I	ND	0.0050	"	"	"	"	"	"	
4,4'-DDE	**0.0058**	0.0050	"	"	"	"	"	"	
Dieldrin	ND	0.0050	"	"	"	"	"	"	
Endrin	ND	0.0050	"	"	"	"	"	"	
4,4'-DDD	ND	0.0050	"	"	"	"	"	"	
Endosulfan II	ND	0.0050	"	"	"	"	"	"	
4,4'-DDT	ND	0.0050	"	"	"	"	"	"	
Endrin aldehyde	ND	0.0050	"	"	"	"	"	"	
Endosulfan sulfate	ND	0.0050	"	"	"	"	"	"	
Methoxychlor	ND	0.0050	"	"	"	"	"	"	
Endrin ketone	ND	0.0050	"	"	"	"	"	"	
Toxaphene	ND	0.020	"	"	"	"	"	"	
Surrogate: Tetrachloro-meta-xylene		*71.2 %*		*35-140*	"	"	"	"	
Surrogate: Decachlorobiphenyl		*77.2 %*		*35-140*	"	"	"	"	

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	Reported:
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-7-5

T203537-04 (Soil)

SunStar Laboratories, Inc.

Volatile Organic Compounds by EPA Method 8260B

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Bromobenzene	ND	0.0035	mg/kg	1	0100933	10/09/20	10/14/20	EPA 8260B/5035	
Bromochloromethane	ND	0.0035	"	"	"	"	"	"	
Bromodichloromethane	ND	0.0035	"	"	"	"	"	"	
Bromoform	ND	0.0035	"	"	"	"	"	"	
Bromomethane	ND	0.0035	"	"	"	"	"	"	
n-Butylbenzene	ND	0.0035	"	"	"	"	"	"	
sec-Butylbenzene	ND	0.0035	"	"	"	"	"	"	
tert-Butylbenzene	ND	0.0035	"	"	"	"	"	"	
Carbon tetrachloride	ND	0.0035	"	"	"	"	"	"	
Chlorobenzene	ND	0.0035	"	"	"	"	"	"	
Chloroethane	ND	0.0035	"	"	"	"	"	"	
Chloroform	ND	0.0035	"	"	"	"	"	"	
Chloromethane	ND	0.0035	"	"	"	"	"	"	
2-Chlorotoluene	ND	0.0035	"	"	"	"	"	"	
4-Chlorotoluene	ND	0.0035	"	"	"	"	"	"	
Dibromochloromethane	ND	0.0035	"	"	"	"	"	"	
1,2-Dibromo-3-chloropropane	ND	0.0071	"	"	"	"	"	"	
1,2-Dibromoethane (EDB)	ND	0.0035	"	"	"	"	"	"	
Dibromomethane	ND	0.0035	"	"	"	"	"	"	
1,2-Dichlorobenzene	ND	0.0035	"	"	"	"	"	"	
1,3-Dichlorobenzene	ND	0.0035	"	"	"	"	"	"	
1,4-Dichlorobenzene	ND	0.0035	"	"	"	"	"	"	
Dichlorodifluoromethane	ND	0.0035	"	"	"	"	"	"	
1,1-Dichloroethane	ND	0.0035	"	"	"	"	"	"	
1,2-Dichloroethane	ND	0.0035	"	"	"	"	"	"	
1,1-Dichloroethene	ND	0.0035	"	"	"	"	"	"	
cis-1,2-Dichloroethene	ND	0.0035	"	"	"	"	"	"	
trans-1,2-Dichloroethene	ND	0.0035	"	"	"	"	"	"	
1,2-Dichloropropane	ND	0.0035	"	"	"	"	"	"	
1,3-Dichloropropane	ND	0.0035	"	"	"	"	"	"	
2,2-Dichloropropane	ND	0.0035	"	"	"	"	"	"	

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-7-5

T203537-04 (Soil)

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes
Volatile Organic Compounds by EPA Method 8260B									
1,1-Dichloropropene	ND	0.0035	mg/kg	1	0100933	10/09/20	10/14/20	EPA 8260B/5035	
cis-1,3-Dichloropropene	ND	0.0035	"	"	"	"	"	"	
trans-1,3-Dichloropropene	ND	0.0035	"	"	"	"	"	"	
Hexachlorobutadiene	ND	0.0035	"	"	"	"	"	"	
Isopropylbenzene	ND	0.0035	"	"	"	"	"	"	
p-Isopropyltoluene	ND	0.0035	"	"	"	"	"	"	
Methylene chloride	ND	0.014	"	"	"	"	"	"	
Naphthalene	ND	0.0035	"	"	"	"	"	"	
n-Propylbenzene	ND	0.0035	"	"	"	"	"	"	
Styrene	ND	0.0035	"	"	"	"	"	"	
1,1,2,2-Tetrachloroethane	ND	0.0035	"	"	"	"	"	"	
1,1,1,2-Tetrachloroethane	ND	0.0035	"	"	"	"	"	"	
Tetrachloroethene	ND	0.0035	"	"	"	"	"	"	
1,2,3-Trichlorobenzene	ND	0.0035	"	"	"	"	"	"	
1,2,4-Trichlorobenzene	ND	0.0035	"	"	"	"	"	"	
1,1,2-Trichloroethane	ND	0.0035	"	"	"	"	"	"	
1,1,1-Trichloroethane	ND	0.0035	"	"	"	"	"	"	
Trichloroethene	ND	0.0035	"	"	"	"	"	"	
Trichlorofluoromethane	ND	0.0035	"	"	"	"	"	"	
1,2,3-Trichloropropane	ND	0.0035	"	"	"	"	"	"	
1,3,5-Trimethylbenzene	ND	0.0035	"	"	"	"	"	"	
1,2,4-Trimethylbenzene	ND	0.0035	"	"	"	"	"	"	
Vinyl chloride	ND	0.0035	"	"	"	"	"	"	
Benzene	ND	0.0035	"	"	"	"	"	"	
Toluene	ND	0.0035	"	"	"	"	"	"	
Ethylbenzene	ND	0.0035	"	"	"	"	"	"	
m,p-Xylene	ND	0.0071	"	"	"	"	"	"	
o-Xylene	ND	0.0035	"	"	"	"	"	"	
Surrogate: Toluene-d8		*97.6 %*	*76.1-127*		"	"	"	"	
Surrogate: 4-Bromofluorobenzene		*99.9 %*	*85.9-114*		"	"	"	"	
Surrogate: Dibromofluoromethane		*95.3 %*	*77.8-142*		"	"	"	"	

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Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

B-7-5

T203537-04 (Soil)

Analyte	Result	Reporting Limit	Units	Dilution	Batch	Prepared	Analyzed	Method	Notes

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5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

Organochlorine Pesticides by EPA Method 8081A - Quality Control

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch 0100823 - EPA 3550C ECD/GCMS										
Blank (0100823-BLK1)				Prepared: 10/08/20 Analyzed: 10/13/20						
alpha-BHC	ND	0.0050	mg/kg							
gamma-BHC (Lindane)	ND	0.0050	"							
beta-BHC	ND	0.0050	"							
delta-BHC	ND	0.0050	"							
Heptachlor	ND	0.0050	"							
Aldrin	ND	0.0050	"							
Heptachlor epoxide	ND	0.0050	"							
gamma-Chlordane	ND	0.0050	"							
alpha-Chlordane	ND	0.0050	"							
Endosulfan I	ND	0.0050	"							
4,4'-DDE	ND	0.0050	"							
Dieldrin	ND	0.0050	"							
Endrin	ND	0.0050	"							
4,4'-DDD	ND	0.0050	"							
Endosulfan II	ND	0.0050	"							
4,4'-DDT	ND	0.0050	"							
Endrin aldehyde	ND	0.0050	"							
Endosulfan sulfate	ND	0.0050	"							
Methoxychlor	ND	0.0050	"							
Endrin ketone	ND	0.0050	"							
Toxaphene	ND	0.020	"							
Surrogate: Tetrachloro-meta-xylene	*0.00749*		"	*0.00990*		*75.6*	*35-140*			
Surrogate: Decachlorobiphenyl	*0.00831*		"	*0.00990*		*83.9*	*35-140*			
LCS (0100823-BS1)				Prepared: 10/08/20 Analyzed: 10/13/20						
gamma-BHC (Lindane)	0.0430	0.0050	mg/kg	0.0396		109	40-120			
Heptachlor	0.0422	0.0050	"	0.0396		107	40-120			
Aldrin	0.0297	0.0050	"	0.0396		75.0	40-120			
Dieldrin	0.0463	0.0050	"	0.0396		117	40-120			
Endrin	0.0451	0.0050	"	0.0396		114	40-120			
4,4'-DDT	0.0465	0.0050	"	0.0396		117	33-147			
Surrogate: Tetrachloro-meta-xylene	*0.00786*		"	*0.00990*		*79.4*	*35-140*			
Surrogate: Decachlorobiphenyl	*0.00873*		"	*0.00990*		*88.1*	*35-140*			

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5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

Organochlorine Pesticides by EPA Method 8081A - Quality Control

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch 0100823 - EPA 3550C ECD/GCMS										
LCS Dup (0100823-BSD1)				Prepared: 10/08/20 Analyzed: 10/13/20						
gamma-BHC (Lindane)	0.0427	0.0050	mg/kg	0.0396		108	40-120	0.798	30	
Heptachlor	0.0415	0.0050	"	0.0396		105	40-120	1.66	30	
Aldrin	0.0277	0.0050	"	0.0396		69.9	40-120	7.08	30	
Dieldrin	0.0461	0.0050	"	0.0396		116	40-120	0.490	30	
Endrin	0.0449	0.0050	"	0.0396		113	40-120	0.475	30	
4,4'-DDT	0.0494	0.0050	"	0.0396		125	33-147	5.97	30	
Surrogate: Tetrachloro-meta-xylene	*0.00775*		"	*0.00990*		*78.2*	*35-140*			
Surrogate: Decachlorobiphenyl	*0.00827*		"	*0.00990*		*83.5*	*35-140*			

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

Volatile Organic Compounds by EPA Method 8260B - Quality Control

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch 0100933 - EPA 5035 GCMS										
Blank (0100933-BLK1)				Prepared: 10/09/20 Analyzed: 10/13/20						
Bromobenzene	ND	0.0025	mg/kg							
Bromochloromethane	ND	0.0025	"							
Bromodichloromethane	ND	0.0025	"							
Bromoform	ND	0.0025	"							
Bromomethane	ND	0.0025	"							
n-Butylbenzene	ND	0.0025	"							
sec-Butylbenzene	ND	0.0025	"							
tert-Butylbenzene	ND	0.0025	"							
Carbon tetrachloride	ND	0.0025	"							
Chlorobenzene	ND	0.0025	"							
Chloroethane	ND	0.0025	"							
Chloroform	ND	0.0025	"							
Chloromethane	ND	0.0025	"							
2-Chlorotoluene	ND	0.0025	"							
4-Chlorotoluene	ND	0.0025	"							
Dibromochloromethane	ND	0.0025	"							
1,2-Dibromo-3-chloropropane	ND	0.0050	"							
1,2-Dibromoethane (EDB)	ND	0.0025	"							
Dibromomethane	ND	0.0025	"							
1,2-Dichlorobenzene	ND	0.0025	"							
1,3-Dichlorobenzene	ND	0.0025	"							
1,4-Dichlorobenzene	ND	0.0025	"							
Dichlorodifluoromethane	ND	0.0025	"							
1,1-Dichloroethane	ND	0.0025	"							
1,2-Dichloroethane	ND	0.0025	"							
1,1-Dichloroethene	ND	0.0025	"							
cis-1,2-Dichloroethene	ND	0.0025	"							
trans-1,2-Dichloroethene	ND	0.0025	"							
1,2-Dichloropropane	ND	0.0025	"							
1,3-Dichloropropane	ND	0.0025	"							
2,2-Dichloropropane	ND	0.0025	"							
1,1-Dichloropropene	ND	0.0025	"							
cis-1,3-Dichloropropene	ND	0.0025	"							
trans-1,3-Dichloropropene	ND	0.0025	"							
Hexachlorobutadiene	ND	0.0025	"							
Isopropylbenzene	ND	0.0025	"							

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5319 University Drive, Suite 20	Project Number: 20-1626	Reported:
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

Volatile Organic Compounds by EPA Method 8260B - Quality Control

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch 0100933 - EPA 5035 GCMS										
Blank (0100933-BLK1)				Prepared: 10/09/20 Analyzed: 10/13/20						
p-Isopropyltoluene	ND	0.0025	mg/kg							
Methylene chloride	ND	0.010	"							
Naphthalene	ND	0.0025	"							
n-Propylbenzene	ND	0.0025	"							
Styrene	ND	0.0025	"							
1,1,2,2-Tetrachloroethane	ND	0.0025	"							
1,1,1,2-Tetrachloroethane	ND	0.0025	"							
Tetrachloroethene	ND	0.0025	"							
1,2,3-Trichlorobenzene	ND	0.0025	"							
1,2,4-Trichlorobenzene	ND	0.0025	"							
1,1,2-Trichloroethane	ND	0.0025	"							
1,1,1-Trichloroethane	ND	0.0025	"							
Trichloroethene	ND	0.0025	"							
Trichlorofluoromethane	ND	0.0025	"							
1,2,3-Trichloropropane	ND	0.0025	"							
1,3,5-Trimethylbenzene	ND	0.0025	"							
1,2,4-Trimethylbenzene	ND	0.0025	"							
Vinyl chloride	ND	0.0025	"							
Benzene	ND	0.0025	"							
Toluene	ND	0.0025	"							
Ethylbenzene	ND	0.0025	"							
m,p-Xylene	ND	0.0050	"							
o-Xylene	ND	0.0025	"							
Surrogate: Toluene-d8	*0.0484*		"	*0.0500*		*96.7*	*76.1-127*			
Surrogate: 4-Bromofluorobenzene	*0.0498*		"	*0.0500*		*99.5*	*85.9-114*			
Surrogate: Dibromofluoromethane	*0.0459*		"	*0.0500*		*91.9*	*77.8-142*			
LCS (0100933-BS1)				Prepared: 10/09/20 Analyzed: 10/13/20						
Chlorobenzene	0.0521	0.0025	mg/kg	0.0500		104	79.1-117			
1,1-Dichloroethene	0.0451	0.0025	"	0.0500		90.3	68-126			
Trichloroethene	0.0532	0.0025	"	0.0500		106	80.6-119			
Benzene	0.0491	0.0025	"	0.0500		98.2	79.1-117			
Toluene	0.0472	0.0025	"	0.0500		94.4	79.5-118			
Surrogate: Toluene-d8	*0.0489*		"	*0.0500*		*97.8*	*76.1-127*			
Surrogate: 4-Bromofluorobenzene	*0.0487*		"	*0.0500*		*97.3*	*85.9-114*			
Surrogate: Dibromofluoromethane	*0.0463*		"	*0.0500*		*92.6*	*77.8-142*			

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Volatile Organic Compounds by EPA Method 8260B - Quality Control

SunStar Laboratories, Inc.

Analyte	Result	Reporting Limit	Units	Spike Level	Source Result	%REC	%REC Limits	RPD	RPD Limit	Notes
Batch 0100933 - EPA 5035 GCMS										
LCS Dup (0100933-BSD1)				Prepared: 10/09/20 Analyzed: 10/13/20						
Chlorobenzene	0.0529	0.0025	mg/kg	0.0500		106	79.1-117	1.43	20	
1,1-Dichloroethene	0.0467	0.0025	"	0.0500		93.4	68-126	3.42	20	
Trichloroethene	0.0547	0.0025	"	0.0500		109	80.6-119	2.71	20	
Benzene	0.0499	0.0025	"	0.0500		99.7	79.1-117	1.52	20	
Toluene	0.0475	0.0025	"	0.0500		95.0	79.5-118	0.570	20	
Surrogate: Toluene-d8	*0.0490*		"	*0.0500*		*98.1*	*76.1-127*			
Surrogate: 4-Bromofluorobenzene	*0.0482*		"	*0.0500*		*96.3*	*85.9-114*			
Surrogate: Dibromofluoromethane	*0.0466*		"	*0.0500*		*93.2*	*77.8-142*			

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Earth Science LLC	Project: Van Nuys	
5319 University Drive, Suite 20	Project Number: 20-1626	**Reported:**
Irvine CA, 92612	Project Manager: Sean Rakhshani	10/16/20 11:07

Notes and Definitions

M-02	Multiple analysis yielded poor internal standard and/or surrogate recoveries due to matrix effect. Results reported are from the most complete recovery of internal standards, however, recoveries were not within the acceptable limits of the method.
DET	Analyte DETECTED
ND	Analyte NOT DETECTED at or above the reporting limit
NR	Not Reported
dry	Sample results reported on a dry weight basis
RPD	Relative Percent Difference

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949-297-5020

Chain of Custody Record

Client: Earth Science LLC
Address: 5319 University Dr, Ste # 20, Irvine, CA 92612
Phone: (949) 441-0433 Fax: (360) 656-0906
Project Manager: Sean Rakhshani (SR)

Date: 10/08/2020 Page: 1 Of 1
Project Name: Van Nuys
Collector: SR Client Project #: 20-1626
Batch #: T203537 EDF #:

Laboratory ID #	Sample ID	Date Sampled	Time	Sample Type	Container Type	8260 B/5035 VOCs	8260 + OXY	8260 BTEX, OXY only	8270	8021 BTEX	8015M (gasoline)	8015M (diesel)	8015M Ext./Carbon Chain	6010/7000 Title 22 Metals	6020 ICP-MS Metals	8081 OCPs			Comments/Preservative	Total # of containers
01	B-2-8	10/6/2020	7:01am	Soil	40z Jar											X				1
02	B-2-5		↓		VOAs	X														3
03	B-7-2		10:30am		40z Jar											X				1
04	B-7-5	↓	↓	↓	VOAs	X														3

Relinquished by: (signature)	Date / Time	Received by: (signature)	Date / Time
	10/8/20 6:05pm		10-8-20 1805
Relinquished by: (signature)	Date / Time	Received by: (signature)	Date / Time
Relinquished by: (signature)	Date / Time	Received by: (signature)	Date / Time

Total # of containers: 8
Chain of Custody seals Y/N/NA
Seals intact? Y/N/NA
Received good condition/cold: 5.5c
Turn around time: Standard

Notes: All results mg/kg

Sample disposal Instructions: Disposal @ $2.00 each ___ Return to client ___ Pickup ___

COC 192067

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Providing Quality Analytical Services Since 1985

SAMPLE RECEIVING REVIEW SHEET

Batch/Work Order #: T203537

Client Name: Earth Science LLC Project: Van Nuys

Delivered by: ☒ Client ☐ SunStar Courier ☐ GLS ☐ FedEx ☐ Other

If Courier, Received by: Date Time Courier Received:

Lab Received by: Dan Date Time Lab Received: 10/8/20 18:05

Total number of coolers received: 1 Thermometer ID: SC-1 Calibration due: 8/17/21

Temperature: Cooler #1	5.7 °C - the CF (-0.2°C) =	5.5	°C corrected temperature
Temperature: Cooler #2	°C - the CF (-0.2°C) =		°C corrected temperature
Temperature: Cooler #3	°C - the CF (-0.2°C) =		°C corrected temperature
Temperature criteria = ≤ 6°C (no frozen containers)	Within criteria?	☒ Yes	☐ No
If NO:			
Samples received on ice?	☐ Yes	☐ No → **Complete Non-Conformance Sheet**	
If on ice, samples received same day collected?	☐ Yes → Acceptable	☐ No → **Complete Non-Conformance Sheet**	

Custody seals intact on cooler/sample	☐ Yes	☐ No*	☒ N/A
Sample containers intact	☒ Yes	☐ No*	
Sample labels match Chain of Custody IDs	☒ Yes	☐ No*	
Total number of containers received match COC	☒ Yes	☐ No*	
Proper containers received for analyses requested on COC	☒ Yes	☐ No*	
Proper preservative indicated on COC/containers for analyses requested	☒ Yes	☐ No*	☐ N/A
Complete shipment received in good condition with correct temperatures, containers, labels, volumes preservatives and within method specified holding times	☒ Yes	☐ No*	

* Complete Non-Conformance Receiving Sheet if checked Cooler/Sample Review - Initials and date: DO 10/9/20

Comments:

(949) 297-5020 ■ www.sunstarlabs.com ■ 25712 Commercentre Drive ■ Lake Forest, CA 92630

SunStar Laboratories, Inc.
PROVIDING QUALITY ANALYTICAL SERVICES NATIONWIDE

WORK ORDER

T203537

Client:	**Earth Science LLC**	**Project Manager:**	**Mike Jaroudi**
Project:	**Van Nuys**	**Project Number:**	**20-1626**

Report To:

Earth Science LLC
Sean Rakhshani
5319 University Drive, Suite 20
Irvine, CA 92612

Date Due:	10/16/20 17:00 (5 day TAT)		
Received By:	Dan Marteski	Date Received:	10/08/20 18:05
Logged In By:	Dave Berner	Date Logged In:	10/09/20 10:17

Samples Received at:	**5.5°C**		
Custody Seals	No	Received On Ice	No
Containers Intact	No		
COC/Labels Agree	No		
Preservation Confirme	No		

Analysis	Due	TAT	Expires	Comments
T203537-01 B-2-2 [Soil] Sampled 10/08/20 07:01 (GMT-08:00) Pacific Time (US &				
8081 Pesticides	10/16/20 15:00	5	10/22/20 07:01	
T203537-02 B-2-5 [Soil] Sampled 10/08/20 07:01 (GMT-08:00) Pacific Time (US &				
8260 5035	10/16/20 15:00	5	10/22/20 07:01	
T203537-03 B-7-2 [Soil] Sampled 10/08/20 10:30 (GMT-08:00) Pacific Time (US &				
8081 Pesticides	10/16/20 15:00	5	10/22/20 10:30	
T203537-04 B-7-5 [Soil] Sampled 10/08/20 10:30 (GMT-08:00) Pacific Time (US &				
8260 5035	10/16/20 15:00	5	10/22/20 10:30	

Reviewed By

Date

California Regional Water Quality Control Board/DTSC

Laboratory Report Form (Cover Page 1)

Laboratory Name:	Baseline Analytical Services
Address:	P.O. Box 2243 Huntington Beach, California 92647
Telephone:	(714) 273-2955
Authorized Signature Name, Title (print)	Brian Kato, Laboratory Director
Signature, Date	Brian K. Kato
Laboratory Project Number:	20162
Client Name:	Earth Science, LLC
Project Name:	6728 Sepulveda Boulevard
Project Address:	6728 Sepulveda Boulevard Van Nuys, CA 91411
Date(s) Sampled:	10/8/2020
Date(s) Received:	10/8/2020
Date(s) Reported:	10/8/2020
Chain of Custody Received:	Yes

Comments

California Regional Water Quality Control Board/DTSC

Laboratory Report Form (Cover Page 2)

Organic Analyses	Number of Samples	Number of Samples Subcontracted
VOC's (EPA 82608)	12 (Includes samples, duplicates, & blanks)	

Sample Condition: good

Inorganic Analyses	Number of Samples	Number of Samples Subcontracted

Sample Condition:

Microbiological Analyses	Number of Samples	Number of Samples Subcontracted

Sample Condition:

Other Types of Analyses	Number of Samples

Sample Condition:

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: µg/m^3)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: µg/m^3

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
Benzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Toluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Ethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Total Xylenes	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Methyl t-Butyl Ether (MTBE)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
t-Butanol (TBA)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
Di-Isopropyl Ether (DIPE)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
Ethyl t-Butyl Ether (ETBE)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
t-Amyl Methyl Ether (TAME)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
Ethanol	2500	5000	ND<5000	ND<5000	ND<5000	ND<5000	ND<5000	ND<5000
Acetone	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
2-Butanone (MEK)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
n-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
sec-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
tert-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Isopropylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
p-Isopropyltoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
4-Methyl-2-Pentanone (MIBK)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
Naphthalene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
n-Propylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Styrene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,4-Trimethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3,5-Trimethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromochloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromoform	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromomethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Carbon Tetrachloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
2-Chlorotoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
4-Chlorotoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloroform	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dibromochloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dibromo-3-Chloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dibromoethane (EDB)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dibromomethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: µg/m^3)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: µg/m^3

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
1,2-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,4-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dichlorodifluoromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dichloroethane (EDC)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
cis-1,2-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
trans-1,2-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
2,2-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloropropene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Freon 113	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Hexachlorobutadiene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Methylene Chloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Tetrachloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	36	ND<10
1,1,1,2-Tetrachloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,2,2-Tetrachloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,3-Trichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,4-Trichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,1-Trichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,2-Trichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Trichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Trichlorofluoromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,3-Trichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Vinyl Chloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
IPA (tracer analyte)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10

Sample ID:		**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
Parameter:		Recovery	Recovery	Recovery	Recovery	Recovery	Recovery
Units:		%	%	%	%	%	%
Surrogate	Acceptable Range (%)						
Dibromofluoromethane	70-130	96	98	94	93	98	95
Toluene-D8	70-130	95	92	92	94	92	93
1-Bromo-2-Fluorobenzene	70-130	96	99	97	98	96	97

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: µg/m^3)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: µg/m^3

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
Benzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Toluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Ethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Total Xylenes	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Methyl t-Butyl Ether (MTBE)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
t-Butanol (TBA)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
Di-Isopropyl Ether (DIPE)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
Ethyl t-Butyl Ether (ETBE)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
t-Amyl Methyl Ether (TAME)	10	20	ND<20	ND<20	ND<20	ND<20	ND<20	ND<20
Ethanol	2500	5000	ND<5000	ND<5000	ND<5000	ND<5000	ND<5000	ND<5000
Acetone	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
2-Butanone (MEK)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
n-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
sec-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
tert-Butylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Isopropylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
p-Isopropyltoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
4-Methyl-2-Pentanone (MIBK)	250	500	ND<500	ND<500	ND<500	ND<500	ND<500	ND<500
Naphthalene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
n-Propylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Styrene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,4-Trimethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3,5-Trimethylbenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromochloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromoform	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Bromomethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Carbon Tetrachloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
2-Chlorotoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
4-Chlorotoluene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloroform	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Chloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dibromochloromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dibromo-3-Chloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dibromoethane (EDB)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dibromomethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: µg/m^3)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: µg/m^3

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
1,2-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,4-Dichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Dichlorodifluoromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dichloroethane (EDC)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
cis-1,2-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
trans-1,2-Dichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,3-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
2,2-Dichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1-Dichloropropene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Freon 113	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Hexachlorobutadiene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Methylene Chloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Tetrachloroethene	5.0	10	23	26	51	ND<10	ND<10	ND<10
1,1,1,2-Tetrachloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,2,2-Tetrachloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,3-Trichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,4-Trichlorobenzene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,1-Trichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,1,2-Trichloroethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Trichloroethene	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Trichlorofluoromethane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
1,2,3-Trichloropropane	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
Vinyl Chloride	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10
IPA (tracer analyte)	5.0	10	ND<10	ND<10	ND<10	ND<10	ND<10	ND<10

Sample ID:	**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
Parameter:	Recovery	Recovery	Recovery	Recovery	Recovery	Recovery
Units:	%	%	%	%	%	%
Surrogate	Acceptable Range (%)						
Dibromofluoromethane	70-130	93	95	90	97	92	89
Toluene-D8	70-130	97	99	91	92	94	92
1-Bromo-2-Fluorobenzene	70-130	99	98	93	100	99	91

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard

(MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

QA/QC Report - Vapor Samples

II. Lab Control Sample (LCS)/Lab Control Sample Duplicate (LCSD)

Date Performed: 8-Oct-20
Batch #: GCVOC1- 8-Oct-20
Instrument ID: GCVOC1

Method: EPA 8260B
Units: µg/L

Analyte	Sample Result	Spike Conc. (µg/L)	LCS (µg/L)	LCS Recovery (%)	Spike Conc. (µg/L)	LCSD (µg/L)	LCSD Recovery (%)	RPD (%)	LCS/LCSD Recovery Limits (%)	Limits (%)
1, 1-Dichloroethene	ND	10	9.5	95	10	9.8	98	3	65-130	0-15
Benzene	ND	10	9.0	90	10	9.0	90	0	65-130	0-15
Trichloroethene	ND	10	9.8	98	10	9.4	94	4	65-130	0-15
Toluene	ND	10	8.9	89	10	9.1	91	2	65-130	0-15
Chlorobenzene	ND	10	9.2	92	10	9.7	97	5	65-130	0-15

ATTACHMENT

(1) Results in Units of parts Per Million by Volume (PPMv)

(2) Chain-of-Custody Record (COC)

(3) Field Notes

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: PPMv)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: PPMv

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
Benzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Toluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Ethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Total Xylenes	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Methyl t-Butyl Ether (MTBE)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
t-Butanol (TBA)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
Di-Isopropyl Ether (DIPE)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
Ethyl t-Butyl Ether (ETBE)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
t-Amyl Methyl Ether (TAME)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
Ethanol	0.50	1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0
Acetone	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
2-Butanone (MEK)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
n-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
sec-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
tert-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Isopropylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
p-Isopropyltoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
4-Methyl-2-Pentanone (MIBK)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
Naphthalene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
n-Propylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Styrene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,4-Trimethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3,5-Trimethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromochloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromoform	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromomethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Carbon Tetrachloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
2-Chlorotoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
4-Chlorotoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloroform	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dibromochloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dibromo-3-Chloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dibromoethane (EDB)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dibromomethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: PPMv)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: PPMv

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
1,2-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,4-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dichlorodifluoromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dichloroethane (EDC)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
cis-1,2-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
trans-1,2-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
2,2-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloropropene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Freon 113	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Hexachlorobutadiene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Methylene Chloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Tetrachloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	0.0053	ND<0.0020
1,1,1,2-Tetrachloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,2,2-Tetrachloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,3-Trichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,4-Trichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,1-Trichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,2-Trichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Trichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Trichlorofluoromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,3-Trichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Vinyl Chloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
IPA (tracer analyte)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020

Sample ID:		**B1-SG5**	**B2-SG5**	**B3-SG5**	**B4-SG5**	**B5-SG5**	**B6-SG5**
Parameter:		Recovery	Recovery	Recovery	Recovery	Recovery	Recovery
Units:		%	%	%	%	%	%
Surrogate	Acceptable Range (%)						
Dibromofluoromethane	70-130	96	98	94	93	98	95
Toluene-D8	70-130	95	92	92	94	92	93
1-Bromo-2-Fluorobenzene	70-130	96	99	97	98	96	97

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: PPMv)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: PPMv

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
Benzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Toluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Ethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Total Xylenes	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Methyl t-Butyl Ether (MTBE)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
t-Butanol (TBA)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
Di-Isopropyl Ether (DIPE)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
Ethyl t-Butyl Ether (ETBE)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
t-Amyl Methyl Ether (TAME)	0.020	0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040	ND<0.040
Ethanol	0.50	1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0	ND<1.0
Acetone	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
2-Butanone (MEK)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
n-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
sec-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
tert-Butylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Isopropylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
p-Isopropyltoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
4-Methyl-2-Pentanone (MIBK)	0.050	0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10	ND<0.10
Naphthalene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
n-Propylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Styrene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,4-Trimethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3,5-Trimethylbenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromochloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromoform	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Bromomethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Carbon Tetrachloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
2-Chlorotoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
4-Chlorotoluene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloroform	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Chloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dibromochloromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dibromo-3-Chloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dibromoethane (EDB)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dibromomethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Project Name: 6728 Sepulveda Boulevard (MS Excel Duplicate of RWQCB LabForm10A; Ver12/96)

ANALYTICAL RESULTS FOR ORGANICS (Units: PPMv)

METHOD: EPA 8260B MATRIX: Vapor REPORTING UNITS: PPMv

DATE ANALYZED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
DATE EXTRACTED:			8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20	8-Oct-20
Sample ID:			**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
EXTRACTION GAS:			Helium	Helium	Helium	Helium	Helium	Helium
EXTRACTION METHOD:			5030	5030	5030	5030	5030	5030
DILUTION FACTOR:			1	1	1	1	1	1
ANALYTE	MDL	PQL						
1,2-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,4-Dichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Dichlorodifluoromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dichloroethane (EDC)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
cis-1,2-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
trans-1,2-Dichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,3-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
2,2-Dichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1-Dichloropropene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Freon 113	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Hexachlorobutadiene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Methylene Chloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Tetrachloroethene	0.0010	0.0020	0.0034	0.0038	0.0075	ND<0.0020	ND<0.0020	ND<0.0020
1,1,1,2-Tetrachloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,2,2-Tetrachloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,3-Trichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,4-Trichlorobenzene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,1-Trichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,1,2-Trichloroethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Trichloroethene	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Trichlorofluoromethane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
1,2,3-Trichloropropane	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
Vinyl Chloride	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020
IPA (tracer analyte)	0.0010	0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020	ND<0.0020

Sample ID:		**B7-SG5**	**B7-SG5 DUP**	**B8-SG5**	**B9-SG5**	**B10-SG5**	**Equipment Blank**
Parameter:		Recovery	Recovery	Recovery	Recovery	Recovery	Recovery
Units:		%	%	%	%	%	%
Surrogate	Acceptable Range (%)						
Dibromofluoromethane	70-130	93	95	90	97	92	89
Toluene-D8	70-130	97	99	91	92	94	92
1-Bromo-2-Fluorobenzene	70-130	99	98	93	100	99	91

ND: Not detected at the indicated method detection limit (MDL)

J: Value is below Practical Quantification Limit and above the Method Detection Limit (MDL)

Client Information	Project Information
Earth Science, LLC 5319 University Drive, Suite 20 Irvine, California 92612 Report to: Sean Rakhshani	Project Name: 6728 Sepulveda Boulevard Project Address: 6728 Sepulveda Boulevard Van Nuys, CA 91411 Project Date: 10/08/20

CHAIN-OF-CUSTODY RECORD

Page 1 of 1

Laboratory Project #: **20162**

Sample ID	Sampling Date	Sampling Time	Lab ID	Soil (S), Water (W), Vapor (V)	Number of Containers	Analysis Requested: VOC's (8260B)	Comments
Equipment Blank	10/08/20	1430	1	V	1	X	
B7-SG5	10/08/20	1435	2	V	1	X	
B7-SG5 DUP	10/08/20	1435	3	V	1	X	
B5-SG5	10/08/20	1442	4	V	1	X	
B6-SG5	10/08/20	1451	5	V	1	X	
B4-SG5	10/08/20	1500	6	V	1	X	
B9-SG5	10/08/20	1509	7	V	1	X	
B8-SG5	10/08/20	1518	8	V	1	X	
B3-SG5	10/08/20	1530	9	V	1	X	
B2-SG5	10/08/20	1539	10	V	1	X	
B10-SG5	10/08/20	1550	11	V	1	X	
B1-SG5	10/08/20	1558	12	V	1	X	

1. Sampled and analyzed by: Signature: x Brian K. Kato Date/Time: Date/Times Above	2. Received by Signature: x Date/Time:
3. Relinquished by Signature: x Date/Time:	4. Received by Signature: x Date/Time:

Turnaround Time:

Special Instructions/Notes:

Sample Condition:

Sealed? Y / N

Chilled? Y / N

BASELINE ON-SITE ANALYSIS™

Baseline Analytical Services

P. 0. Box 2243, Huntington Beach, CA 92647

Telephone: (714) 273-2955

Field Notes

Client Information	Project Information	Baseline Analytical Information
Earth Science, LLC 5319 University Drive, Suite 20 Irvine, California 92612 Report to: Sean Rakhshani	Project Name: 6728 Sepulveda Boulevard Project Address: 6728 Sepulveda Boulevard Van Nuys, CA 91411 Start Date: 10/8/20	Analyst Name: Brian Kato Telephone Number: 714.273.2955 Email Address: BrianKato@msn.com

(1) Site Conditions: At 1430, skies are clear; no precipitation

(2) Vapor Well Construction:

A probe tip is set in a sand pack; the probe tip is attached to tubing that leads to the surface. The tubing ends are sealed with gas-tight plugs.

Sand Pack Specification:

			Converts to (cm)
Diameter:	2.0	inches	5.08
Height:	1.0	feet	30.48

Material: sand

Tubing Specification:

			Converts to (cm)
Outer Diameter:	0.25	inches	0.635
Inner Diameter:	0.19	inches	0.483
Lengths:	6	feet (1' added for lead)	

(3) Purge Volume & Time Calculation

Component	Diameter (cm)	X-sect Area (cm^2)	Length or Height (ft)	Length or Height (cm)	Volume (ml)	Sand Pack Volume Times 0.35 Porosity (ml)	Tubing Purge Volumes 1PV (ml)	3 PV's (ml)	10 PV's (ml)
5' bgs tubing	0.483	0.183	6.0	183	33.4	---	33.4	100	334
Bentonite	5.08	20.26	1.0	30.5	617	216	216	648	2161
Sand Pack	5.08	20.26	1.0	30.5	617	216	216	648	2161
Total Pack Volume	---	---	---	---	---	---	432	1297	4322
						Purge flow rate (ml/min):	200	200	200
						5' bgs Purge Time (minutes):	2.3	7.0	23.3

Purge Time Calculation

Total PV = Sand Pack Volume + Tubing Volume

Purge Time = Total PV/Purge flow rate

Purge Time (minutes):

Porosity use for bentonite: 0.35

Total Pack volume equals sum of sand and bentonite pack volumes

Purge Volume: Based on the 7/15/15 DTSC Soil Gas Advisory, remove 3 purge volumes prior to each sample collection (purge times shown above).

(4) Pump Specifications

Pump Model: AIRCHEK SAMPLER

Vender: SKC, Inc.

Model #: 224-PCXR4

Description: A portable battery-powered pump with an adjustable flow-rate and a built-in flow indicator, meter, & timer. The flow was set for a fixed rate of 200ml/min.

Comments/Observations/Special Instructions:	Sampled and Analyzed by:
	signature: Brian K. Kato

CITADEL EHS
assess resolve strengthen

March 9, 2021

Leon Benrimon
UNCOMMON DEVELOPERS
9220 Winnetka Avenue
Los Angeles, California 91311

Re: CITADEL Proposal No. 0950.1013.0
Limited Phase II Soil Vapor Sampling Services Report
6728 Sepulveda Boulevard
Van Nuys, California 91411

Dear Mr. Benrimon:

Citadel EHS (Citadel) is pleased to provide you with this Limited Phase II Soil Vapor Sampling Services Report for the above-referenced location.

The Phase II Limited Soil Vapor Sampling Services was completed for Uncommon Developers (Client) in general accordance with Citadel's Proposal 0950.1013.P, dated February 12, 2021, and mutually agreed upon scope of work.

If, after your review, you have any questions or require additional information, please do not hesitate to telephone me at (562) 547-3061.

Sincerely,
CITADEL EHS

Scott Grasse, PG, MSc
Project Geologist, Engineering and Environmental Sciences

Enclosure

CITADEL EHS
assess resolve strengthen

Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California 91311

Limited Phase II Soil Vapor Sampling Services Report

March 10, 2021

Citadel Project Number 0950.1013.0

Former California Green Tree Villa
6728 Sepulveda Boulevard
Van Nuys, California 91411

www.CitadelEHS.com

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1.0 INTRODUCTION

Citadel EHS (Citadel) has prepared this Limited Phase II Subsurface Investigation Report for the property located at 6728 Sepulveda Boulevard in the City of Van Nuys, California (Site). The Site consists of a single 2.18 acre parcel developed with a multi-unit assisted living facility, paved parking area, and associated landscaping. Available records indicate the Site was developed with the existing 53,368 square foot (SF) structure in 1973. The property is currently unoccupied and is to be demolished to make way for new Site development. Refer to Figure 1 for a Site Location Map.

This investigation was limited to exterior locations of the Site. No borings were advanced within the footprint of the building, which occupies approximately half of the Site.

2.0 BACKGROUND

Citadel reviewed a Limited Phase II Environmental Site Assessment (Phase II ESA) report prepared by Earth Science, LLC (Earth Science) dated October 19, 2020. The following is a summary of Earth Science's findings and conclusions:

- Several offsite properties in the vicinity of the Site represent a potential environmental concern, including the facility located adjacent to the north of the Site at 6754 Sepulveda Boulevard, which operated as a dry cleaner from at least 1970 up to at least 2012; and the facility at 6756 Sepulveda Boulevard which operates as a laundry mat and cleaners. A review of available regulatory records indicated that the north-adjacent dry cleaning operations generated large quantities of halogenated solvent waste, including wastes from the storage and use of tetrachloroethene (PCE). A dry cleaning facility also operated at the property located adjacent to and northwest of the Site at 6739 Sepulveda Boulevard from at least 1950, and from at least 2014 up to at least October 2020.
- On October 2, 2020, Earth Science advanced 10 borings across the Site to a depth of five feet below ground surface (bgs); installed soil vapor monitoring probes; and collected soil vapor and soil samples. PCE was detected in soil vapor samples from three borings at concentrations between 23 and 51 micrograms per cubic meter (µg/m^3), exceeding the applicable regulatory screening level of 15 µg/m^3. A 4,4- Dichloro-diphenyl-dichloroethylene (DDE) concentration of 0.0058 milligrams per kilogram (mg/kg) was detected in one soil sample, below the residential screening level of 1.8 mg/kg.
- Earth Science reviewed the results of a Limited Subsurface Investigation conducted by Patriot Environmental Laboratory Services, Inc. (Patriot) dated September 17, 2020. Patriot installed soil vapor probes in three borings at a depth of six feet. PCE was detected in soil vapor from two of the borings with reported concentrations between 1,300 and 5,300 µg/m^3.

A closed Leaking Underground Storage Tank (LUST) Cleanup Site exists approximately 635 feet north of the Site at a former Chevron gas station located at 6810 Sepulveda Boulevard. According to the online GeoTracker database a solvent or non-petroleum hydrocarbon leak was reported on January 22, 1996. The case received closure from the Los Angeles Regional Water Quality Control Board (LARWQCB) on September 25, 1996.

3.0 GEOLOGY/HYDROGEOLOGY

The Site elevation is approximately 730 feet above mean sea level and slopes to the south-southeast (USGS, 2018). The Site is identified on the geologic map of the of the Van Nuys quadrangle, Southern California as being Holocene-aged alluvial gravel, sand, silt and clay (Yerks, 1996).

The Site is located within the southern part of the San Fernando Valley Groundwater Basin (No. 4-12), Los Angeles County (California Natural Resources Agency, 2003). The basin is bounded on the north and northwest by the Santa Susana Mountains, on the north and northeast by the San Gabriel Mountains, on the east by the San Rafael Hills, on the south by the Santa Monica Mountains and Chalk Hills, and on the west by the Simi Hills. The valley is drained by the Los Angeles River and its tributaries. The water-bearing sediments consist of the lower Pleistocene Saugus Formation, and Pleistocene and Holocene age alluvium. The ground-water in this basin is mainly unconfined with some confinement within the Saugus Formation in the western part of the basin and in the Sylmar and Eagle Rock areas.

According to a Geotechnical Investigation report prepared by GEOCON West, LLC (GEOCON) dated September 11, 2020, the historical maximum groundwater height in the basin is approximately 40 feet bgs. Groundwater was not encountered in borings drilled to a maximum depth of 65.5 feet bgs during GEOCON's investigation.

4.0 PRE-FIELD ACTIVITIES

A Site-specific health and safety plan (HASP) was prepared prior to on-site activities. This HASP identified existing and potential hazards for workers during drilling and sample collection activities. The HASP was discussed with the Citadel team and subcontractors each day prior to performing the fieldwork. A copy of the HASP is included in Appendix A.

To screen the boring sites for potential utilities, Citadel marked the proposed boring locations and contacted Underground Service Alert (USA) for marking of utilities. Boring clearances were completed using a hand auger to approximately five feet bgs to avoid impacting subsurface anomalies not associated with underground utilities that may have been present at each boring location.

5.0 SOIL VAPOR AND SOIL SAMPLING

On February 23, 2021 Citadel advanced six borings identified as B1 through B6 across the Site. Each boring was advanced to a depth of approximately 25 feet bgs. Refer to Figure 2 for a Site Map showing the boring locations. Refer to Appendix B for copies of Boring Logs, and Appendix C for a copy of Citadel's field notes.

Soil samples were collected in acetate sleeves at approximate five-foot intervals beginning at five feet bgs. Each sample was labeled according to the boring number and the sample depth. For example, B1-5 is the five-foot sample from boring B1. The soil borings were logged under the supervision of a California Professional Geologist, and soil samples collected from each boring were field screened with a photoionization detector (PID) to monitor the vapor space for the presence of volatile organic compounds (VOCs).

Soil vapor sampling probes were installed in each boring at 15 feet and at the terminus of each boring. Gas tight fittings were placed at the end of the probes at the surface. Soil vapor samples were collected in one-liter Tedlar bags at least two hours after the probe installation. Following the collection of soil vapor samples, the tubing was removed. The boring locations were backfilled with hydrated bentonite and the surface finished to match the surrounding surface.

Soil samples were placed in a chilled cooler, and soil vapor samples were placed in a cooler without ice to insulate the samples from sun light and kept at room temperature to prevent condensation. Samples were delivered to Eurofins Calscience, LLC., a state-certified laboratory, under standard Chain-of-Custody (COC) protocols.

Twelve soil vapor samples were analyzed for VOCs by EPA Method 8260B and TPH as gasoline by EPA Method TO-3.

Thirty soil samples were submitted to the laboratory and placed on hold for analysis if deemed necessary. The criteria for analyzing these samples were based on results of the soil vapor analysis, and field PID measurements.

6.0 SCREENING LEVELS

Laboratory results above the reporting limits (RLs) for each sample were compared to the San Francisco Bay Regional Water Quality Control Board (SFBRWQCB, 2019) Environmental Screening Levels (ESLs); the California Department of Toxic Substances Controls (DTSC) Human and Ecological Risk Office (HERO) Note 3 Screening Levels (SLs, 2020); and from the US Environmental Protection Agency's (EPA) Regional Screening Levels (RSLs, 2020). The DTSC SLs and EPA RSLs were compared to the results when the SFBRWQCB ESLs were not available for that constituent. The soil vapor ESLs for evaluating soil vapor intrusion are based on indoor air concentrations over an attenuation factor (AF) of 0.03. This represents a very conservative approach to establishing future risk.

7.0 RESULTS

This section presents a summary and comparison of the results to the appropriate screening levels for soil and soil vapor. VOCs in soil vapor are summarized in Table 1. VOCs and TPH in soil is summarized in Table 2. Copies of the laboratory reports are presented in Appendix C.

Twelve soil vapor samples were analyzed for VOCs. VOCs were detected above laboratory RLs in one or more samples including 1,1-Dichloroethene, 1,2-Dichloropropane, 2-Butanone (MEK), 4-Methyl-2-pentanone, acetone, benzene, chloroethane, chloromethane, dichlorodifluoromethane, di-isopropyl ether (DIPE), ethylbenzene, isopropanol, m,p-xylene, methylene chloride (DCM), o-xylene, tert-butyl alcohol (TBA), PCE, toluene, trichloroethene (TCE), and trichlorofluoromethane.

- PCE was detected in all samples. The highest concentrations were reported from borings B2, B3, B4, B5 and B6 between 17 and 480 µg/m^3, exceeding the residential screening level of 15 µg/m^3. PCE concentrations in samples B1-15 and B1-25 were reported at 4.0 and 5.1 µg/m^3, respectively, below the residential screening level of 15 µg/m^3.

- Benzene was detected in all samples with the exception of B3-15 and B5-15. Benzene concentrations were reported from borings B1, B2, B3, B4 and B5 between 3.5 and 40 µg/m^3, exceeding the residential screening level of 3.2 µg/m^3.
- The remaining VOCs identified above the reporting limit were below the residential screening levels.

Thirty soil samples were submitted to the laboratory and placed on hold for analysis pending results of the soil vapor analysis, and field PID measurements. The criteria for these analyses are used to investigate potential sources of contaminants found in soil vapor. In this investigation, B2-5 contained visible staining and odor, and a VOC concentration of 4.829 ppm$_v$ was detected using the PID. Citadel therefore recommended that the soil sample from B2-5 be analyzed for VOCs and TPH. Soil samples from B3-15 and B3-25 where also analyzed.

- Acetone was reported with a concentration of 23 micrograms per kilogram (µg/kg) for sample B4-22. This concentration is below the residential screening level of 61,000,000 µg/kg.
- TPH concentrations in soil between 5.6 and 32 mg/kg were detected in seven samples. These results are below the residential screening level of 12,000 mg/kg.

8.0 CONCLUSIONS AND RECOMMENDATIONS

The current investigation was intended to provide assessment and delineation of soil vapor risks at the Site. Twelve soil vapor samples were analyzed for VOCs, and three soil samples were analyzed for VOCs and TPH. Based on the findings of this investigation and analytical results, Citadel concludes the following:

- PCE concentrations in soil vapor exceeded residential ESLs in borings B2, B3, B4, B5 and B6.
- Concentrations of benzene exceeded residential ESLs in soil vapor samples from borings B1, B2, B3, B4 and B5.
- TPH was detected in soil samples from borings B2 and B4 in concentrations below current residential screening levels.

Based on this investigation, the Site is impacted by the presence of VOCs. The presence of PCE is consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations at the facilities located north of the Site. Solvent and fuel-related VOCs are present in soil vapor. Concentrations of TPH in soil are well below residential screening levels and are unlikely to be a source for the VOCs detected in soil vapor. The presence of VOCs in all samples indicate the majority of the site is impacted.

Citadel understands that the Site is planned for redevelopment into multi-family residential use. Due to the presence of VOCs in soil vapor laterally and vertically across the Site, Citadel recommends that a Human Health Risk Assessment (HHRA) be conducted for the Site. The HHRA will be prepared by a qualified Toxicologist and would determine whether VOCs detected in soil vapor represents a threat to current and future human health, and determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. If the results of the HHRA indicate a cancer risk greater than 1x10^{-6} or a health hazard index greater than 1, Citadel will recommend the installation of a soil vapor barrier and passive venting system for the ground floor residential units.

In addition, Citadel recommends the preparation and implementation of a Soil Management Plan (SMP) prior to any construction activities that require excavation of soil. The purpose of the SMP is to describe specific soil-handling controls required for complying with local, state and federal overseeing agencies; prevent unacceptable exposure to contaminated soil and prevent the improper disposal of contaminated soils. This SMP applies to soil-disturbing activities performed at the Site. Soil-disturbing activities include excavation, grading, trenching, asphalt removal, utility installation or repair, and any other human activities that could potentially bring contaminated soil or soil vapor to the surface. The plan applies to such work regardless of the entity performing the work.

Prior to soil excavation activities, implementation of South Coast Air Quality Management District (SCAQMD) Rule 1166 monitoring is required due to the presence of VOCs. AQMD Rule 1166 monitoring includes overseeing removal of VOC-impacted soil with an organic vapor analyzer instrument, as per the 1166 permit. After completion of the earthwork activities, Citadel will prepare and submit a written report to SCAQMD that will document the monitoring and mitigation activities performed at the Site.

9.0 REFERENCES CITED

California Department of Toxic Substances Control, Human and Ecological Risk Office, Human Health Risk Assessment Note Number 3, June 2020.

California Natural Resources Agency, Department of Water Resources, 2003, California's Groundwater, Bulletin 118.

California State Water Resources Control Board, GeoTracker. (http://geotracker.waterboards.ca.gov/).

Earth Science, LLC, 2020, Limited Phase II Environmental Site Assessment Report for Former California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California, 91411.

GEOCON West Inc., 2020, Geotechnical Investigation, Proposed Multi Family Residential Development, 6728 North Sepulveda Boulevard and 6715 North Columbus Avenue, Los Angeles, California.

Preliminary geologic San Francisco Bay Regional Water Quality Control Board, Environmental Screening Levels, 2019.

United States Geological Service, Van Nuys Quadrangle 7.5 Minute Series, 2018.

United States Environmental Protection Agency, Regional Screening Levels (RSLs), May 2020.

Yerks, R.F., 1996, Preliminary Map of the Van Nuys 7.5' Quadrangle, Southern California, scale 1:24,000.

10.0 LIMITATIONS

This Investigation was performed in accordance with generally and currently accepted engineering practices and principles. Although the data in this report is indicative of subsurface conditions in areas investigated, no further conclusions regarding the absence or presence of

subsurface contamination at the site should be construed or inferred other than those expressly stated in this report. The conclusions made are based on information obtained from field observations, and from relevant Federal, State, regional, and local agencies.

11.0 DISCLAIMER

The services performed by Citadel Environmental Services, Inc. ("Citadel"), d.b.a. Citadel EHS, in connection with this Report were performed in accordance with generally and currently accepted engineering practices and principles; provided, however, Citadel completed such services as directed by the Client and the recommendations described in this Report are therefore limited in purpose and scope. The procedures and methodologies used by Citadel in its performance of services, and the recommendations contained herein, are not intended to meet the requirements under any specific laws or regulatory guidelines unless expressly set forth in the Proposal.

The recommendations and conclusions set forth in this Report are based on information and data available to Citadel during the course of its performance of the services. Citadel relied on the information and data provided by or on behalf of Client, including, if applicable, historical and present operations, conditions and test data, and Citadel assumed all such information and data was correct and complete. Citadel shall not be liable for any damages or losses resulting from inaccuracies of, or omissions from, information or data provided by or on behalf of the Client, any interested third-parties, or any federal, state, county, or local governmental authority, or otherwise available in the public domain.

The information contained in this Report and conclusions resulting therefrom are based solely on information available to Citadel at the time of its performance of services, and from observations and perceived conditions and materials existing on the date of Citadel's limited survey of the site, if applicable. Citadel disclaims any inaccuracy in the Report as a result of any part or parcel of property to which Citadel was not provided access, or which was concealed, including, but not limited to, wall cavities/chases, ceiling plenums, below floor finishes, crawlspaces, below grade, beneath existing structures, or behind electrical panels.

The findings and recommendations presented in this Report are based upon observations of present conditions and may not necessarily indicate future conditions. No conclusions should be construed or inferred other than those expressly stated in this Report. EXCEPT FOR ANY WARRANTIES EXPRESSLY SET FORTH IN THE PROPOSAL OR OTHER WRITTEN AGREEMENT BETWEEN CITADEL AND CLIENT, CITADEL MAKES NO WARRANTIES HEREUNDER WITH RESPECT TO ANY INFORMATION CONTAINED IN THIS REPORT, EXPRESS OR IMPLIED, AND CITADEL HEREBY DISCLAIMS ALL OTHER WARRANTIES.

All testing and remediation methods have reliability limitations and no method nor number of sampling locations can guarantee that a hazard will be discovered if contamination or other evidence of the hazard is not encountered within the performance of the services as authorized. Reliability of testing or remediation varies according to the sampling frequency and other service variables that were selected by Client. Citadel shall not be at fault or liable for any such limitations.

The information and opinions rendered in this report are exclusively for use and reliance by the Client. The information contained herein may not be used, disclosed, or copied without written permission of the Client and may not be relied upon without the written permission of Citadel.

11.0 SIGNATURES

Report Prepared by:

Scott Grasse, PG, MSc
Project Geologist, Engineering and Environmental Sciences

Report Reviewed by:

Mark Drollinger, M. Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

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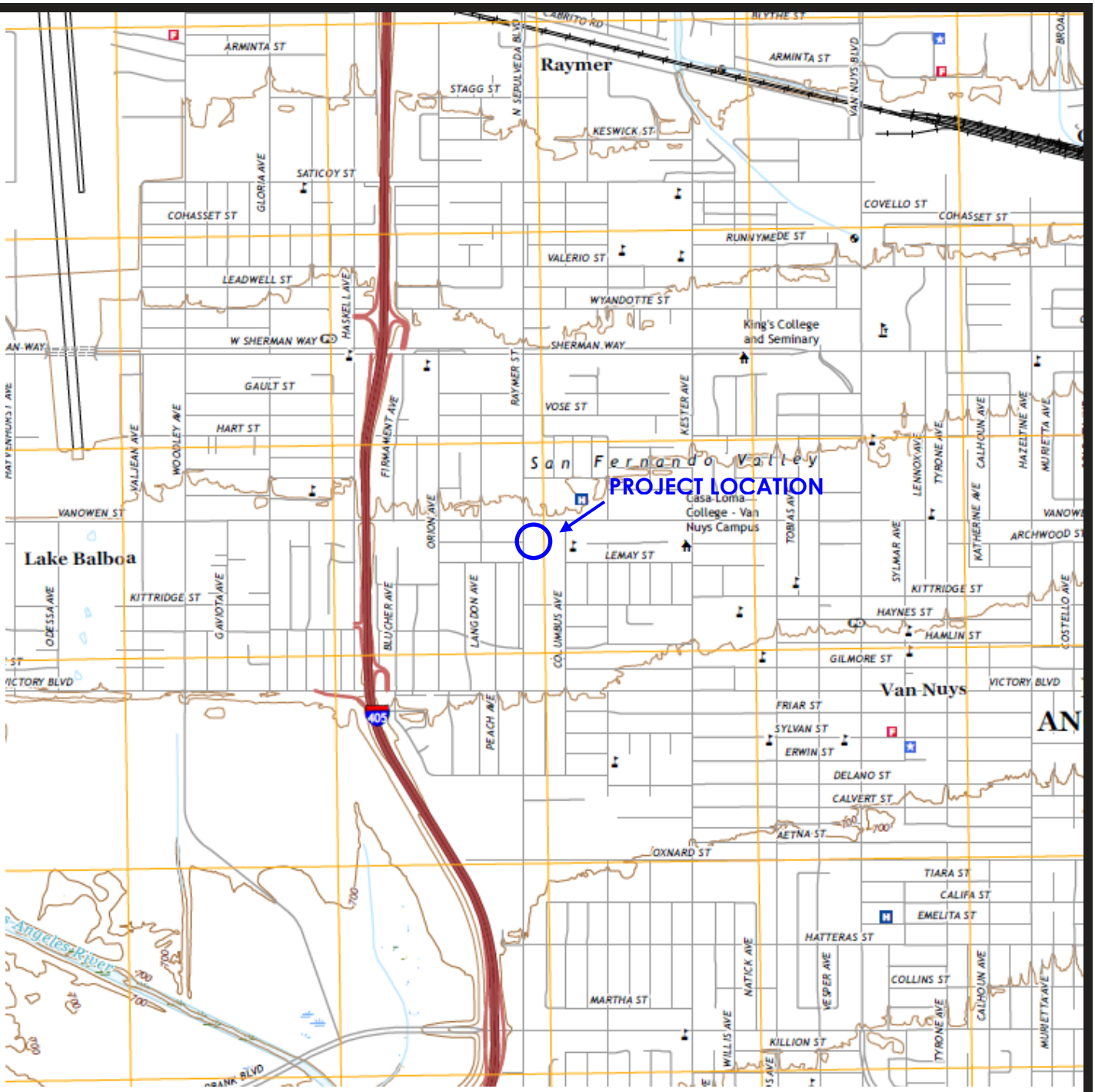
Figures



N

Not to Scale

Source: USGS, Van Nuys Quadrangles, 2018, 7.5 Minute Series

CITADEL ENVIRONMENTAL SERVICES, INC.

UNCOMMON DEVELOPERS

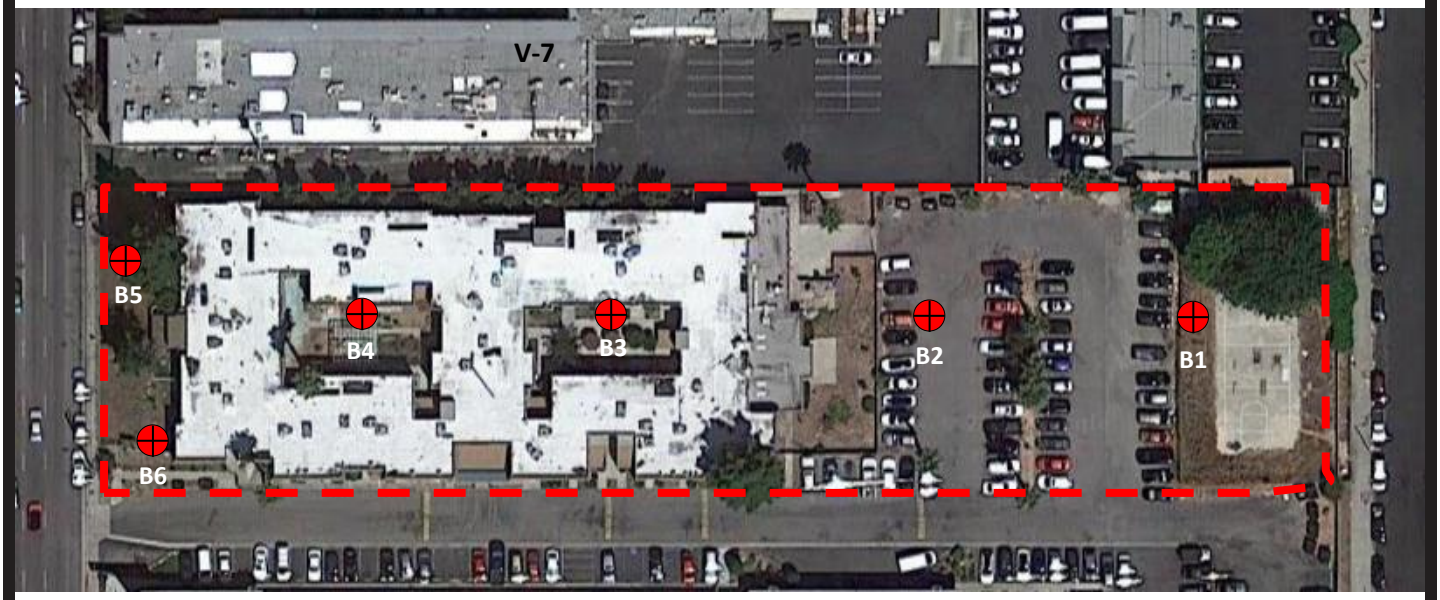
6728 Sepulveda Boulevard
Van Nuys, California 91411

Figure 1

PROJECT NO.: 0950.1013.0

DATE: March 2021

Site Location Map



Approximate Site Boundary

Boring Locations

N

Not to Scale

Source: Google Maps (2021)

CITADEL
ENVIRONMENTAL SERVICES, INC.

UNCOMMON DEVELOPERS

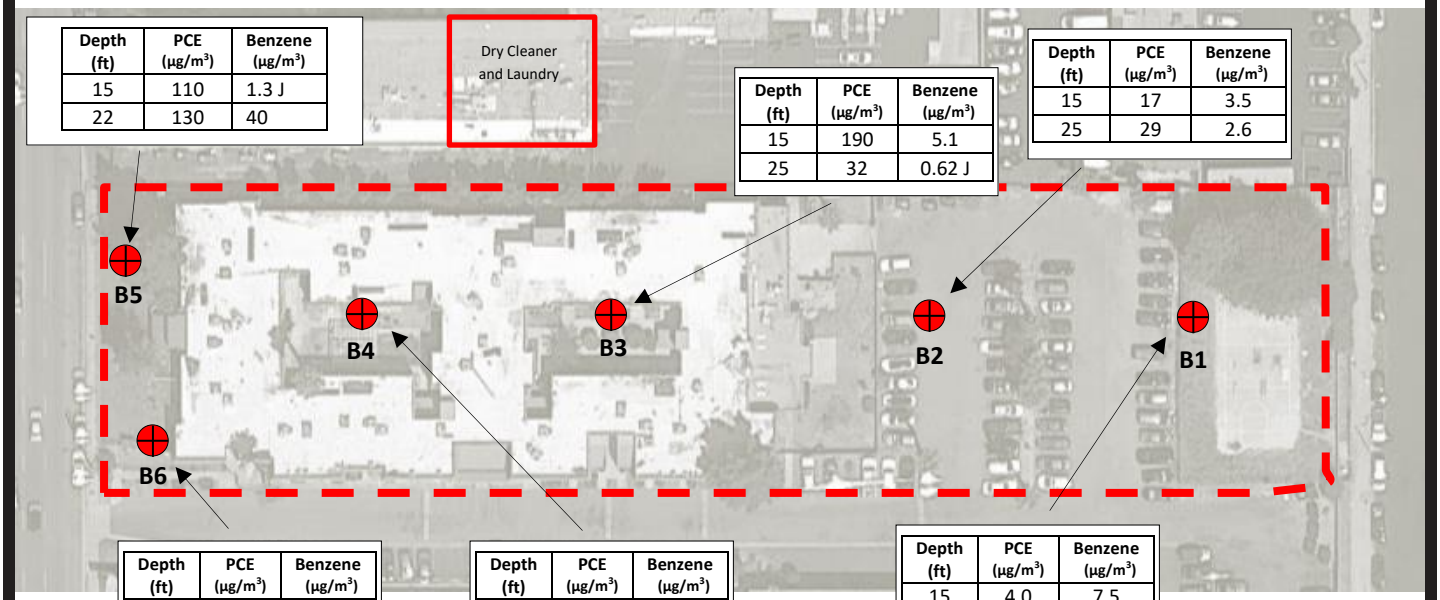
6728 Sepulveda Boulevard
Van Nuys, California 91411

Figure 2

PROJECT NO.: 0950.1013.0

DATE: March 2021

Site Map



Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	110	1.3 J
22	130	40

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	190	5.1
25	32	0.62 J

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	17	3.5
25	29	2.6

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	22	3.7
25	29	6.7

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	52	4.6
25	480	3.7

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	4.0	7.5
25	5.1	2.0

Site Boundary

Boring Locations

N

Not to Scale

Source: Google Maps (2021)

CITADEL ENVIRONMENTAL SERVICES, INC.

UNCOMMON DEVELOPERS

6728 Sepulveda Boulevard
Van Nuys, California 91411

Figure 3

PROJECT NO.: 0950.1013.0

DATE: March 2021

PCE and Benzene in Soil Vapor

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Tables

Sample ID	Sample Depth (feet)	Date Sampled	Table 1a. Volatile Organic Compounds s in Soil Vapor 6728 Sepulveda Boulevard Van Nuys, California 91411									
			1,1-Dichloro-ethene	1,2-Dichloro-propane	2-Butanone (MEK)	4-Methyl-2-pentanone	Acetone	Benzene	Chlorethane	Chloro-methane	Dichloro-difluoro-methane	Di-isopropyl Ether (DIPE)
B1	15	2/23/2021	< 0.69	**5.8**	**120**	3.2 J	**160**	**7.5**	< 0.45	**1.4**	**7.1**	1.9 J
	25	2/23/2021	< 0.69	**5.6**	**67**	4.1 J	**96**	**2.0**	**1.4**	**1.5**	**7.2**	< 1.5
B2	15	2/23/2021	< 0.69	**4.6**	**73**	< 2.3	**100**	**3.5**	< 0.45	< 0.33	**5.7**	< 1.5
	25	2/23/2021	< 0.69	**3.6**	**51**	3.9 J	**95**	**2.6**	< 0.45	**1.3**	**6.1**	< 1.5
B3	15	2/23/2021	< 0.69	**3.7**	**42**	< 2.3	**58**	**5.1**	< 0.45	0.41 J	**3.7**	< 1.5
	22	2/23/2021	< 0.69	**3.6**	**35**	< 2.3	**13**	0.62 J	< 0.33	**4.2**	< 1.5	**3.1**
B4	15	2/23/2021	< 0.69	**3.6**	**27**	< 2.3	**160**	**4.6**	< 0.45	< 0.33	**2.6**	< 1.5
	22	2/23/2021	< 0.69	**3.3**	**27**	3.7 J	**76**	**3.7**	< 0.45	< 0.33	2.4 J	< 1.5
B5	15	2/23/2021	< 0.69	2.2 J	**36**	**10**	**18**	1.3 J	**65**	< 0.98	< 1.5	**4.4**
	25	2/23/2021	< 0.69	**3.0**	**19**	< 2.3	**61**	**40**	< 0.45	0.70 J	< 0.98	< 1.5
B6	15	2/23/2021	< 0.69	**3.5**	**27**	4.4 J	**160**	**3.7**	< 0.45	< 0.33	2.1 J	< 1.5
	25	2/23/2021	**2.9**	**2.6**	**30**	4.2 J	**170**	**6.7**	< 0.45	0.98 J	2.0 J	< 1.5
Reporting Limit			2.0	2.3	4.4	6.1	12	1.6	1.3	1.0	2.5	8.4
Method Detection Limit			0.69	0.64	1.2	2.3	0.94	0.50	0.45	0.33	0.98	1.5
ESL - Residential Subslab/Soil Gas Cancer Hazard			-	9.4	-	-	-	3.2	-	-	-	-
ESL - Residential Subslab/Soil Gas non-Cancer Hazard			-	140	170,000	100,000	1,100,000	100	350,000	3,100	-	-
DTSC SL - Residential Subslab Cancer Endpoint			-	-	-	-	-	3.2	-	-	-	-
DTSC SL - Residential Subslab non-Cancer Endpoint			2,400	-	-	-	-	100	-	-	-	-
EPA RSL - Residential Carcinogenic SL			-	25	-	-	-	12	-	-	-	-
EPA RSL - Residential non-Carcinogenic SL			7,000	140	170,000	100,000	1,100,000	1000	-	3,100	3,300	-

Notes:

Detected concentrations are shown in **bold** type

< = Analyte not detected at or above given Reporting Limit

- = Criterion is less stringent than other SLs or no regulatory criterion

ESL = Environmental Screening Levels (SFBRWQCB, 2019)

DTSC SL = Department of Toxic Substance Control Screening Levels (DTSC), Human and Ecological Risk Office (HERO), Health Risk Assessment Note Number 3, 2020

EPA RSL = Environmental Protection Agency Regional Screening Levels (2020)

= Exceeds Residential Screening Levels

Sample ID	Sample Depth (feet)	Date Sampled	Table 1b. Volatile Organic Compounds s in Soil Vapor 6728 Sepulveda Boulevard Van Nuys, California 91411									
			Ethyl-benzene	Isopropanol	m,p-xylene	Methylene Chloride (DCM)	o-xylene	Tert-Butyl alcohol (TBA)	Tetrachloro-ethene (PCE)	Toluene	Trichloro-ethene (TCE)	Trichloro-fluoro-methane
			Micrograms per cubic meter (µg/m³)									
B1	15	2/23/2021	**4.9**	57 J	**16**	12 J	**5.7**	3.6 J	**4.0**	**47**	**4.2**	**11**
	25	2/23/2021	**2.4**	44 J	6.4 J	9.8 J	**2.7**	3.4 J	**5.1**	**29**	**3.7**	**12**
B2	15	2/23/2021	**4.1**	47 J	**11**	9.2 J	**4.4**	3.2 J	**17**	**32**	**3.5**	4.6 J
	25	2/23/2021	**2.3**	51 J	6.4 J	7.3 J	**2.6**	2.5 J	**29**	**23**	2.6 J	4.9 J
B3	15	2/23/2021	**4.6**	46 J	**14**	8.7 J	**6.1**	2.6 J	**190**	**32**	**3.0**	4.4 J
	22	2/23/2021	46 J	**8.9**	8.3 J	**3.7**	< 2.3	**130**	**32**	**3.0**	5.0 J	**350**
B4	15	2/23/2021	1.5 J	40 J	4.6 J	8.5 J	1.9 J	2.1 J	**52**	**23**	**2.7**	2.5 J
	22	2/23/2021	1.9 J	40 J	5.3 J	8.0 J	**2.2**	1.6 J	**480**	**23**	**2.9**	2.5 J
B5	15	2/23/2021	48 J	**15**	7.0 J	**5.4**	< 2.3	**20**	**110**	2.2 J	1.4 J	**450**
	25	2/23/2021	**2.7**	72 J	7.0 J	7.1 J	**2.6**	< 1.1	**130**	**44**	**3.7**	1.5 J
B6	15	2/23/2021	**2.5**	58 J	7.6 J	7.9 J	**2.9**	4.6 J	**22**	**29**	**3.9**	1.6 J
	25	2/23/2021	**2.4**	42 J	6.6 J	7.2 J	**2.5**	4.2 J	**29**	**22**	2.6 J	1.7 J
Reporting Limit			2.2	120	8.7	17	2.2	15	3.4	19	2.7	5.6
Method Detection Limit			1.1	0.96	2.7	1.9	0.86	1.1	1.1	0.50	0.96	1.3
ESL - Residential Subslab/Soil Gas Cancer Hazard			37	-	-	34	-	-	15	-	16	-
ESL - Residential Subslab/Soil Gas non-Cancer Hazard			35,000	-	3,500	14,000	3,500	-	1,400	10,000	70	-
DTSC SL - Residential Subslab Cancer Endpoint			-	-	-	33	-	-	15	-	-	-
DTSC SL - Residential Subslab non-Cancer Endpoint			-	-	-	-	-	-	1,400	10,000	-	43,000
EPA RSL - Residential Carcinogenic SL			37	-	-	3,300	-	-	370	-	16	-
EPA RSL - Residential non-Carcinogenic SL			33,000	7,000	3,300	21,000	3,300	-	1,400	170,000	70	-

Notes:

Detected concentrations are shown in **bold** type

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ESL = Environmental Screening Levels (SFBRWQCB, 2019)

DTSC SL = Department of Toxic Substance Control Screening Levels (DTSC), Human and Ecological Risk Office (HERO), Health Risk Assessment Note Number 3, 2020

EPA RSL = Environmental Protection Agency Regional Screening Levels (2020)

= Exceeds Residential Screening Levels

Sample ID	Date Sampled	Table 2. Volatile Organic Compounds and Total Petroleum Hydrocarbons in Soil 6728 Sepulveda Boulevard Van Nuys, California 91411				
		VOCs	TPH			
		Acetone	Oil (C33-C36)	Oil (C37-C40)	Oil (C41-C44)	Full Range (C6-C44)
		Micrograms per kilogram (µg/kg)	Milligrams per kilogram (mg/kg)			
B2-5	2/23/2021	<20	**5.6**	**7.3**	**8.5**	**32**
B4-15	2/23/2021	<20	<5.0	<5.0	**5.3**	**21**
B4-22	2/23/2021	**23**	<5.0	<5.0	<5.0	**14**
Reporting Limit		20	5.0	5.0	5.0	5.0
ESL - Residential Direct Exposure Risk		61,000,000	12,000	12,000	12,000	12,000

Notes:

Detected concentrations are shown in **bold** type

< = Analyte not detected at or above given Reporting Limit

- = Criterion is less stringent than other SLs or no regulatory criterion.

ESL = Environmental Screening Levels (SFBRWQCB, 2019)

MCL Priority = Maximum Contaminant Levels (SFBRWQCB, 2019)

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Appendix A
Health and Safety Plan

CITADEL EHS
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Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California 91311

Health and Safety Plan

February 22, 2021

Citadel Project Number 0950.1013.0

Residential Property
6728 Sepulveda Boulevard
Van Nuys, California 91411

www.CitadelEHS.com

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1.0 SITE DESCRIPTION

Citadel EHS (Citadel) has prepared this Health and Safety Plan (HASP) for use during Phase II Subsurface Investigation activities to be conducted at the property located at 6728 Sepulveda Boulevard in the City of Van Nuys, California (Site). Activities conducted under Citadel's direction at the Site will be in compliance with applicable Occupational Safety and Health Administration (OSHA) regulations, particularly those in Title 8 California Code of Regulations (CCR) 5192, and other applicable federal, state, and local laws, regulations, and statutes. A copy of this HASP will be kept onsite during scheduled field activities.

2.0 BACKGROUND

Uncommon Developers (Client) has requested Citadel to conduct soil vapor sampling on the Site where a large multi-residential complex is planned for development. Citadel understands that the development will be above a ground level podium with a partial subterranean parking to approximately eight to twelve feet below ground surface (bgs). To assess the Site for the presence of volatile organic compounds (VOCs), Citadel's investigation will include the collection of soil and soil vapor samples to approximately 25 feet below ground surface (bgs).

3.0 SAFETY POLICY

Safety will be given primary importance in the planning and operation of this project. The safety policy shall strictly adhere to current EPA and OSHA standards, and local government agency requirements having authority over the project as regards to Client employees, as well as to public safety. Some of the applicable health and safety standards are listed below:

- 40 Code of Federal Regulations Part 261, Identification and Listing of Hazardous Waste;
- Health and Safety Code, Division 20, Chapter 6.5, California Hazardous Waste Control Act;
- Title 8, California Code of Regulations, Section 1510, Safety Instruction for Employees;
- Title 8, California Code of Regulations, Section 3380, Personal Protective Equipment;
- Title 8, California Code of Regulations, Section 5144, Respiratory Protection;
- Title 8, California Code of Regulations, Section 5194, Hazard Communication; and
- Title 22, California Code of Regulations, Division 4.5, Environmental Health Standards for the Management of Hazardous Waste.

Each subcontracting firm will assume primary responsibility for the safety of their own work in regard to their employees and other persons. Subcontractors will assume the duty to comply with OSHA, and all other federal, state and local regulations.

The subcontractors work will be monitored by Client project managers for implementation of this HASP, while adhering to their own safety program. The Client will retain the authority and power to enforce this HASP during the progress of the work. Any deficiencies in safe work practices will be brought to the attention of the subcontractor firm's supervisor for immediate corrective action. If the subcontractor fails or refuses to take corrective action promptly, a stop work order shall be issued and the subcontractor or the subcontractor employee may be removed from the Site.

4.0 WORK DESCRIPTION

SOIL SAMPLING

To evaluate the current subsurface conditions, Citadel will advance six borings across the Site. The borings will be advanced to a depth of approximately 25 feet below ground surface (bgs) using a direct push drill rig. Soil samples will be collected in acetate sleeves at approximate five-foot intervals. The soil borings will be logged by, or under the supervision of a California Professional Geologist, and soil samples collected from each boring will be field screened with a photoionization detector (PID) or equivalent to monitor the vapor space for the presence of volatile organic compounds (VOCs). Citadel will collect 30 soil samples for transportation to a state approved analytical laboratory.

SOIL VAPOR SAMPLING

After collection of soil samples, Citadel will install soil vapor probes in each boring at depths of 15 and 25 feet bgs. All soil vapor sampling probes will be installed in accordance with the California Environmental Protection Agency's (Cal EPA) Department of Toxic Substance Control (DTSC) – Active Soil Gas Investigation[1] and Guidance for the Evaluation and Mitigation of Subsurface Vapor Intrusion to Indoor Air[2]. Soil vapor probe tips will be placed within a sand pack at the proposed sampling depths. Approximately six inches of dry bentonite chips will be placed over the sand pack, followed by placement of hydrated bentonite. Gas tight fittings will be placed at the end of the probes at the surface. Soil vapor samples will be collected in one-liter Tedlar bags following the procedure of the Cal EPA's Active Soil Gas Investigation Authority approximately two hours after the probes have been installed. Citadel will collect 12 soil vapor samples for transportation to a state approved analytical laboratory. Following the collection of soil and soil vapor samples, the boring locations will be backfilled with hydrated bentonite.

5.0 KEY PROJECT PERSONNEL AND RESPONSIBILITIES

Project Manager	Scott Grasse (Citadel)
Site Safety Officer (SSO)/Project Monitor	Tim Lambert (Citadel)
Subcontractor Personnel	Samuel Miller (Choice Drilling)

PROJECT MANAGER

The Project Manager has the ultimate responsibility for the health and safety of personnel at the Site. The Project Manager is responsible for:

- Ensuring that project personnel review and understand the requirements of this HASP;
- Keeping on-site personnel informed of the expected hazards and appropriate protective measures at the Site; and
- Providing resources necessary for maintaining a safe and health work environment.

[1] Advisory Active Soil Gas Investigations, California Environmental Protection Agency, Department of Toxic Substance Control, Los Angeles Regional Water Quality Control Board, San Francisco Regional Water Quality Control Board, July 2015.

[2] Guidance for the Evaluation and Mitigation of Subsurface Vapor Intrusion to Indoor Air, Department of Toxic Substance Control, California Environmental Protection Agency, October 2011.

SITE SAFETY OFFICER/PROJECT MONITOR

The SSO is responsible for enforcing the requirements of this HASP once site work begins. The SSO has the authority to immediately correct situations where noncompliance with this HASP is noted and to immediately stop work in cases where an immediate danger to site workers or the environment is perceived. Responsibilities of the SSO also include:

- Obtaining and distributing personal protective equipment (PPE) and air monitoring equipment necessary for this project;
- Limiting access at the Site to authorized personnel;
- Communicating unusual or unforeseen conditions at the Site to the Project Manager;
- Supervising and monitoring the safety performance of site personnel to evaluate the effectiveness of health and safety procedures and correct deficiencies;
- Conducting daily tailgate safety meetings before each day's activities begin; and
- Conducting a site safety inspection prior to the commencement of each day's field activities.

SUBCONTRACTOR PERSONNEL

Subcontractor personnel are expected to comply with the minimum requirements specified in this HASP. Failure to do so may result in the dismissal of the subcontractor or any of the subcontractor's workers from the job site. Subcontractors may employ health and safety procedures that afford them a greater measure of personal protection than those specified in this plan as long as they do not pose additional hazards to themselves, the environment, or others working in the area.

6.0 SITE CONTROL MEASURES

The SSO or Project Manager has been designated to coordinate access and security on site. The Client is responsible for general Site safety.

7.0 STANDARD OPERATING PROCEDURES

GENERAL SAFETY

- Maintain good housekeeping at all times in all project work areas.
- Check the work area to determine what problems or hazards may exist.
- Designate specific areas for the proper storage of materials.
- Store tools, equipment, materials, and supplies in an orderly manner.
- Provide containers for collecting trash and other debris.
- Clean up all spills quickly.
- Report unsafe conditions or unsafe acts to your supervisor immediately.
- Report all occupational illnesses, injuries, and vehicle accidents.
- Do not wear loose clothing, wristwatches, and other loose accessories when within arm's reach of moving machinery.
- Emergency exits and evacuation areas should be clearly marked during work activities.
- Personnel fall protection is required when climbing to perform maintenance six feet or higher above ground.
- Inspect hand tools and use proper PPE.
- Ensure proper grounding and guarding of equipment.

- Keep hands and fingers out of pinch points.
- Use good ergonomic posturing when working with heavy items.

COMMUNICATION PROCEDURES

Due to the close proximity of all field crew members, the necessity for radio communication is not necessary.

The following standard hand signals will be used:

Hand drawn across throat .....Cease operation immediately
Hand gripping throat .....Out of air, cannot breathe
Grip partner's wrist or both hands around waist ..... Leave area immediately
Hands on top of head .....Need assistance
Thumbs up ..... OK, I am alright, understood
Thumbs down.....No, negative

FIELD VEHICLES

- Equip vehicles with emergency supplies and equipment.
- Maintain both a first aid kit and fire extinguisher in the field vehicle at all times.
- Utilize a rotary beacon on vehicle if working adjacent to active roadway.
- Always wear seatbelt while operating vehicle.
- Tie down loose items.

MANUAL LIFTING

- Personnel shall seek assistance when performing manual lifting tasks that appear beyond their physical capabilities.
- Assess the situation before lifting, ensure good lifting and body positioning practices, and ensure good carrying and setting down practices.

HEAT EXPOSURE

- Limit exposure to the sun or take extra precautions when the UV index rating is high.
- Take lunch and breaks in shaded areas.
- Create shade by using umbrellas, tents, and canopies.
- Wear proper clothing: long sleeved shirts with collars, long pants, and UV-protective sunglasses or safety glasses.
- Apply sunscreen generously to all exposed skin surfaces at least 20 minutes before exposure. Re-apply sunscreen at least every 2 hours, and more frequently when sweating or performing activities where sunscreen may be wiped off.
- Communicate any concerns regarding heat stress to a supervisor.
- Keep hydrated throughout the day (about 4 cups per hour).

- OHSA's Heat Index:

Heat Index	Risk Level	Protective Measures
Less than 91°F	Lower (Caution)	Basic heat safety and planning
91°F to 103°F	Moderate	Implement precautions and heighten awareness
103°F to 115°F	High	Additional precautions to protect workers
Greater than 115°F	Very High to Extreme	Triggers even more aggressive protective measures

Utilities (Under Ground and Above Ground): Low Hazard. All boring locations will be hand drilled and stop work will be enforced if any utilities are encountered.

Biological Hazards: Low to Medium Hazard. Beware of spiders, insects and other possible animals.

Site Instability: Low to Medium Hazard. The Site will be inspected prior to equipment placement and closely monitored. Any settling of the equipment will cause the work to stop immediately.

Equipment Refueling: Low Hazard. Equipment shall not be refueled with the engine running. Cigarettes, open flames, or other ignition sources are not allowed within 50 feet of the fueling location.

Personnel Injury: Upon notification of an injury, the Project Field Leader should evaluate the nature of the injury, and the affected person should be decontaminated to the extent possible prior to movement. The Project Field Leader shall initiate the appropriate first aid, and contact should be made for an ambulance and with the designated medical facility (if required).

Fire/Explosion: The fire department shall be alerted, and all personnel moved to a safe distance from the involved area.

Other Equipment Failure: If any other equipment on site fails to operate properly, the Project Team Leader shall be notified and then determine the effect of this failure on continuing operations on site. If the failure affects the safety of personnel or prevents completion of the Work Plan tasks, work will cease until the situation is evaluated and appropriate actions taken.

COVID-19 FIELD WORK PREVENTION GUIDELINES

The following guidelines were prepared to prevent COVID-19 transmission while performing essential field work activities at the Site:

1. **Stay at least 6 feet from others** whenever possible. Avoid, or at least **minimize close contact with others**. Close contact means being within 6 feet of someone else for more than 15 minutes. By CDC guidelines, it doesn't matter if you are wearing face covering or not to be consider as being in close contact. Even with face covering, being close for extended periods of time, can greatly increase your risk of exposure. *Keep your distance even when wearing face covering or PPE.*

2. **Wear face covering in public and anytime you will interface with others**, regardless of time. *Distance and face covering are likely the two best methods available to minimize exposures.*

3. **Wash your hands frequently and avoid touching your face, nose and mouth with unwashed hands.** Also, don't be fooled into a false sense of security, believing gloves will fully protect you from COVID-19. Even when you wear gloves for protection against chemicals, you still need to wash your hands to minimize exposure.

   Be careful when putting on and taking off PPE to be sure we do not contaminate our hands in the process and then touch our face, nose or mouth with unwashed hands. In doing so, we defeat the purpose of wearing PPE. *Also, don't overdo the hand sanitizer – choose to use soap and water as much as possible.*

4. **Clean and disinfect surfaces you come into contact and minimize touching commonly used surfaces whenever possible.** Cleaning and disinfecting surfaces would not be as important if everyone were wearing face covering and washing their hands more regularly. But because individual behaviors vary quite a bit, we need to do what we can to protect ourselves and others by routinely cleaning and disinfecting the things we touch. How often will depend on how often you touch a surface or object and whether others are likely to come into contact with it as well. *Cleaning and disinfecting helps reduce exposure, but don't rely on it as a replacement for distancing, face covering and hand washing.*

5. **Monitor your own health** for COVID-19 symptoms and **stay at home**, away from others, if symptoms develop. The sooner you self-isolate, the more you lessen the chance of spreading it to others, regardless of whether it is COVID-19, the flu or some other contagion.

8.0 EXPOSURE MONITORING

The following substances are known or suspected to be on site. The primary hazards of each are identified as follow:

Substances	Concentration	Primary Hazards
Volatile Organic Compounds	Various	Ingestion, inhalation, skin
Total Petroleum Hydrocarbons	Various	Ingestion, inhalation, skin

VOCs: VOCs include a variety of chemicals, some of which may have short- and long-term adverse health effects. Health effects include eye, nose, and throat irritation, headaches, loss of coordination, nausea, and damage to liver, kidney, and central nervous system. Some organics are known to cause cancer in humans.

The SSO will monitor on-site worker exposure to airborne contaminants during intrusive site activities. Measurements should be taken within the breathing zones of workers. A photoionization device (PID) will be used to monitor changes in exposure to VOCs. The PID shall be calibrated daily in the field and undergo annual maintenance including calibration by a certified provider.

TPH: A complex blend of petroleum-derived normal and branched-chain alkane, cycloalkane, alkene, and aromatic hydrocarbons. May include benzene and its derivatives, sulfur, and naphthalene. Danger of serious damage to health by prolonged exposure in contact with skin. Possible risk of harm to the unborn child. Repeated exposure may cause skin dryness or cracking. Breathing of high vapor concentrations may cause dizziness, light-headedness, headache, nausea, and loss of co-ordination. Continued inhalation may result in unconsciousness. Prolonged or repeated contact with skin may cause redness, itching, irritation, eczema/chapping and oil acne.

Components of the product may be absorbed into the body through the skin. Prolonged and repeated contact with the product may cause skin cancer. May cause damage to the liver. Use proper PPE when handling TPH impacted matrials.

ACTION LEVELS AND EXPOSURE LIMITS

VOCs:
According to OSHA (29 CFR 1926.55 Appendix A, Footnote (A (3)), the composition of TPH varies greatly and thus a single Threshold Limit Value (TLV) for all types of these materials is not applicable. The OHSA Permissible Exposure Limit (PEL) for compounds commonly present in TPH-impacted soil is listed below; these concentrations must not be exceeded when working in areas where these hazardous compounds may be present:

Volatile Organic Compounds (VOCs): 100 ppm_v PEL

If these concentrations are exceeded and cannot be controlled by local methods, an evacuation of the immediate area and possibly the Site will be ordered in accordance with the evacuation route in Section 11.0.

9.0 PERSONAL PROTECTIVE EQUIPMENT

The purpose of PPE is to protect employees from hazards and potential hazards they are likely to encounter during site activities. The amount and type of PPE used will be based on the nature of the hazard encountered or anticipated. Respiratory protection will be utilized when an airborne hazard has been identified using real-time air monitoring devices, or as a precautionary measure in areas designated by the SSO, elevating to level C. If this occurs, contractor personnel shall be respirator-approved.

Dermal protection, primarily in the form of chemical-resistant gloves and coveralls, will be worn whenever contact with chemically affected materials (e.g. soils, groundwater, sludge) is anticipated, without regard to the level of respiratory protection required.

Based on evaluation of potential hazards, the following levels of personal protection have been designated for the applicable work areas or tasks:

Location	Job Function	Level of Protection
Controlled Area	All Workers	A B C (D) Other

Specific protective equipment for each level of protection is as follows:

Level A
Fully-encapsulating suit
SCBA
Disposable coveralls

Level C
Splash gear
Half-face canister respirator with H_2S/VOC cartridge
Mouth/nose canister respirator
Efficiency 100 (HEPA)

Level B

Splash gear
SCBA

Level D

Hard hat
Ear plugs
Neoprene or leather gloves - nitrile gloves
Safety vests and Glasses
Hard toe boots

NO CHANGES TO THE SPECIFIED LEVELS OF PROTECTION SHALL BE MADE WITHOUT THE APPROVAL OF THE SSO OR PROJECT MANAGER.

10.0 DECONTAMINATION PROCEDURES

Despite protective procedures, personnel may come in contact with potentially hazardous compounds while performing work tasks. If so, decontamination needs to take place using an Alconox or tri-sodium phosphate (TSP), followed by a rinse with clean water. Standard decontamination procedure for levels C and D are as follows:

- Equipment drop
- Boot cover and outer glove wash and rinse
- Boot cover and out glove removal
- Suit wash and rinse
- Suit removal
- Safety boot wash and rinse
- Inner glove wash and rinse
- Respirator removal
- Inner glove removal
- Field wash of hands and face

Workers should employ only applicable steps in accordance with level of PPE worn and extent of contamination present. The SSO shall maintain adequate quantities of clean water to be used for personal decontamination (i.e. field wash of hands and face) whenever a suitable washing facility is not located in the immediate vicinity of the work area. Disposable items will be disposed of in an appropriate container. Wash and rinse water generated from decontamination activities will be handled and disposed of properly. Non-disposable items may need to be sanitized before reuse. Each site worker is responsible for the maintenance, decontamination, and sanitizing of his/her own PPE.

Used equipment may be decontaminated as follows:

- An Alconox or TSP and water solution will be used to wash the equipment.
- The equipment will then be rinsed with clean water.

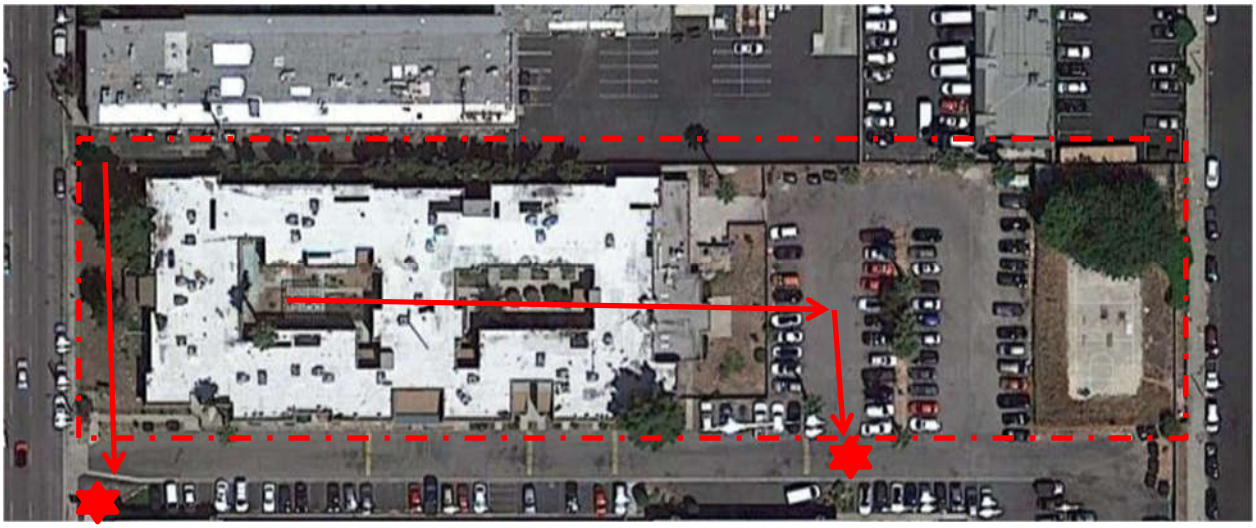
Each person must follow these procedures to reduce the potential for transferring chemically affected materials offsite.

11.0 EMERGENCY PROCEDURES

In the event of an emergency, site personnel will signal distress with three blasts of a horn (a vehicle horn will be sufficient), or other predetermined signal. Communication signals, such as hand signals, must be established where communication equipment is not feasible or in areas of loud noise.

The SSO will designate evacuation routes and refuge areas to be used in the event of an emergency. Site personnel will stay upwind from vapors or smoke and upgradient from spills. Workers should exit through the established decontamination areas wherever possible. If evacuation cannot be done through an established decontamination area, site personnel will go to the nearest safe location and remove contaminated clothing there. Personnel will assemble at the predetermined refuge following evacuation and decontamination. The SSO will count and identify site personnel to verify that all personnel have been evacuated safely. Please refer to Figure 1.0 for the evacuation route and refuge location.

FIGURE 1.0 – EVACUATION ROUTE AND REFUGE AREA



= Approximate Site Boundaries

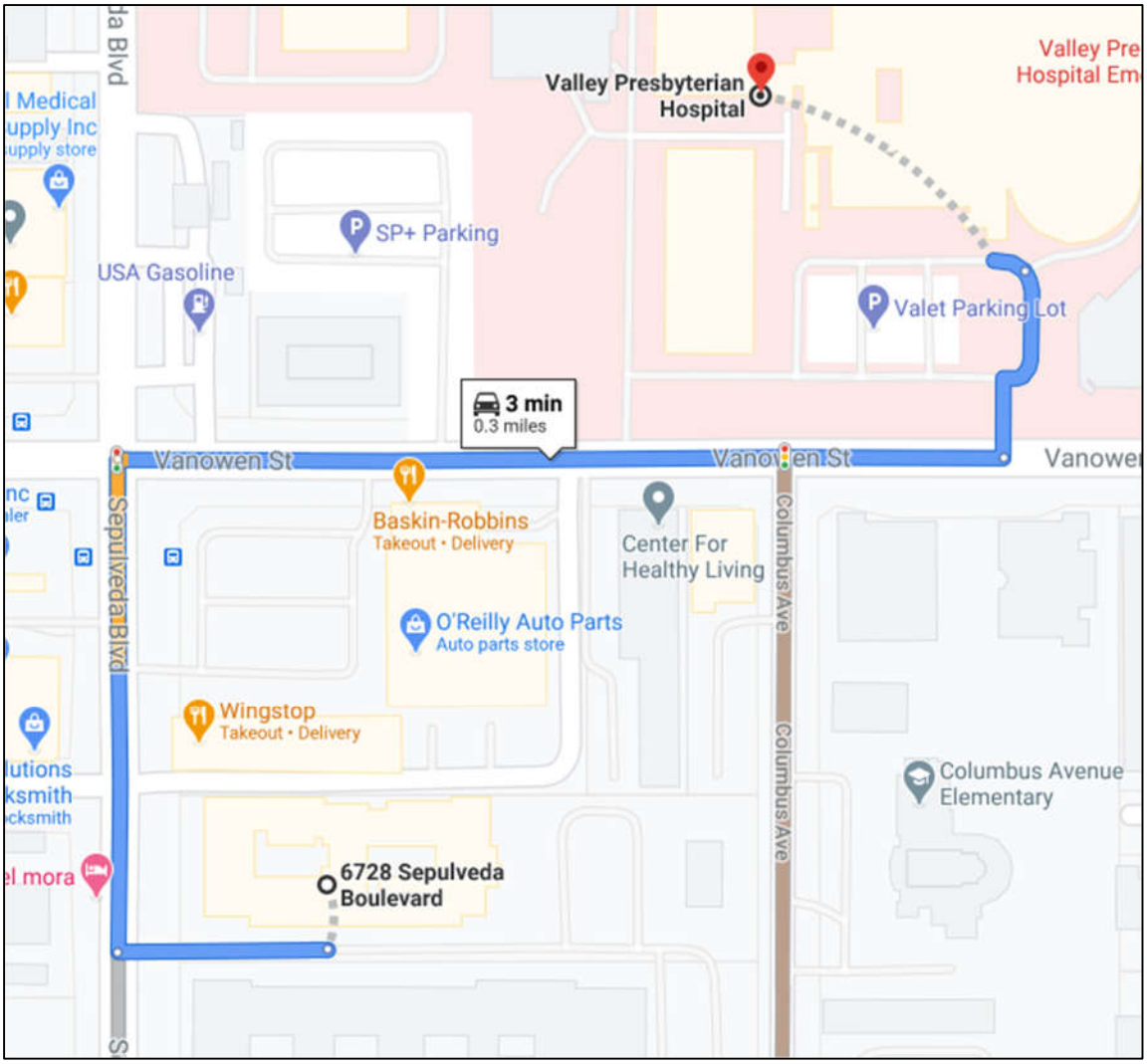
= Refuge Area

= Excavation Route

FIGURE 2.0 – DESIGNATED MEDICAL FACILITY

The designated medical facility is:

Valley Presbyterian Hospital
15107 Vanowen Street
Van Nuys, California 91405
Telephone: (818) 782-6600



Directions:

Head west toward Sepulveda Blvd	
Turn right onto Sepulveda Blvd	489 feet
Turn Right onto Vanowen St	0.2 miles
Turn left into hospital parking lot	207 feet
Destination with be to your front	

Local ambulance service is available from:

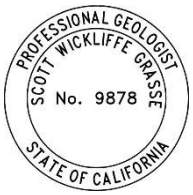
Name: Local Paramedics
Phone: 911

First-aid equipment is available in the SSO's vehicle.

List of emergency phone numbers:

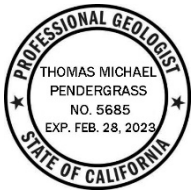
Agency/Facility	**Phone**
Police/Fire	911
Hospital	(805) 497-2727

This HASP has been prepared by:



Scott Grasse, PG, MSc
Project Geologist, Engineering and Environmental Sciences

This HASP has been reviewed by:



T. Michael Pendergrass, PG
Senior Project Geologist, Engineering and Environmental Sciences

CITADEL EHS
assess resolve strengthen

Appendix B
Boring Logs

5' 10' 15' 20' 25'

CITADEL EHS BORING LOG

Boring I.D.	Project No.	Project Name	
B1	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TZ	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 0223-21	Start Time: 0727	Completion Time: 0757	Backfilling: Bentonite
Total Depth: 25'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							3" Asphalt
2							
3							
4							
5	0731	B1-5	0.115			ML	Silt, Dry, Soft, Friable, Med. Brown, 10YR 4/3
6							
7							
8							
9							
10	0733	B1-10	0.183			ML	10YR 5/4
11							
12							
13							
14							
15	0746	B1-10	0.104			ML	
16							
17							
18							
19							
20	0748	B1-20	0.366			ML	
21							
22							
23							
24							
25	0755	B1-25	0.412			ML	Silt, Dry, Loose, Very L. Brown, 10YR 7/4

Probes set at 15' + 25' @ 0815

5' 10' CITADEL EHS 15' 20' 25' BORING LOG

Boring I.D.	Project No.	Project Name	
B2	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0835	Completion Time:	Backfilling: Bentonite
Total Depth: 25'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							3" Asphalt
2							
3							
4							
5	0838	B2-5	4829 ↑ odor			ML	Clayey Silt, Moist, SHA, Dark Brown, 7.5Y 3/2 Observed slight odor + Dark Staing
6							
7							
8							
9							
10	0841	B2-10	1.117			ML	Silt, Dry, HA, M. Brown, 10YR 5/4
11							
12							
13							
14							
15	0844	B2-15	1.923			ML	Silt, Dry, HA, M. Brown,
16							
17							
18							
19							
20	0847	B2-20	1.343			ML	
21							
22							
23							
24							
25	0850	B2-25	0.119			ML	Silt, Dry, LO, L. Brown, 10YR 7/3

Pushes set at 15' + 25' @ 0915

5' 10' 15' 20' 22'

CITADEL EHS

BORING LOG

Boring I.D.	Project No.	Project Name	
B3	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0900	Completion Time: 0940	Backfilling: Bentonite
Total Depth: 22'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	0909	B3-5	0.0			ML	Silt, SMT, FR, Soft, M. Brown, 10YR5/3
10	0917	B3-10	0.0			ML	10YR5/4
15	0923	B3-15	0.065			ML	Silt, Dry, SHA, M. Brown, 2.5Y6/4
20	0930	B3-20	0.000			ML	
22	0940	B3-22	0.0			ML	2.5Y5/4
24							Probes set at 15' + 22' @ 1000
25	~~0945~~						

5' 10' CITADEL EHS 15' 20' BORING LOG

Boring I.D.	Project No.	Project Name	
B4	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0800	Completion Time:	Backfilling:
Total Depth: 22'	Depth to Groundwater:		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	0806	B4-5	0.865			ML	Silt, SMT, FR, NST, NPL, M.Brown, 10YR4/4
10	0811	B4-10	1.102			ML	
15	0818	B4-15	1.367			CL	~~Clayey~~ Silty Clay, SMT, FR, NST, NPL, M.Brown 10YR4/4
20	0824	B4-20	0.022			ML	Silt, Dry, Soft, FR, M.Brown, 10YR5/4
22	0831	B4-22	0.0			ML	Refusal @ 22'
24							Probes set at 15' & 22' @ 0845

5' 10' 15' 20' 25'

CITADEL EHS

BORING LOG

Boring I.D.	Project No.	Project Name	
B5	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location		**Logged By:**	
8728 Sepulveda Blvd, Van Nuys		TL	
Drilling Method	**Driller**	**Checked By:**	
Direct Push	Choice Drilling		

Drilling Date	Start Time	Completion Time	Backfilling	Total Depth	Depth to Groundwater
02-23-21	0955	1016	Bentonite	25'	N/A

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							
2							
3							
4							
5	1003	B5-5	1.391			ML	Silt, Dry, SHA, Greyish Brown, 2.5Y5/3
6							
7							
8							
9							
10	1006	B5-10	1.989			ML	
11							
12							
13							
14							
15	1008	B5-15	5.871			ML	Silt, SMT, w/small Gravel, Clayey, NPL, NST M. Brown, 2.5Y4/3
16							
17							
18							
19							
20	1012	B5-20	2.459			ML	
21							
22							
23							
24							
25	1016	B5-25	1.509			SP	Pg Fine Sand, SMT, LO, L. Brown, 2.5Y7/3

Probes set at 15' & 25' @ 1030

5' 10' 15' 20' 25'

CITADEL EHS BORING LOG

Boring I.D.	Project No.	Project Name
B6	0950.1013.0	Phase II Subsurface Investigation

Location	Logged By:
8728 Sepulveda Blvd, Van Nuys	TL

Drilling Method	Driller	Checked By:
Direct Push	Choice Drilling	

Drilling Date	Start Time	Completion Time	Backfilling	Total Depth	Depth to Groundwater
02-23-21	1120	1150	Bentonite	25'	N/A

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	1125	B6-5	False Reading ~~15'~~	00		ML	Silt, Dry, HA, Greyish Brown,
10	1132	B6-10		0.268		ML	Silt, Dry, Loose, Greyish Brown,
15	1135	B6-15		0232		ML	Silt, Dry, HA, Greyish Brown
20	1139	B6-20		0.114		ML	
25	1148	B6-25		0.0		ML	Very Hard

Probes set at 15' + 25' @ 1200

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	1 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
0640	Citadel on site. Meet with owner, Brian, and walk the site to survey boring locations and discuss logistics.
0700	Choice arrives on site. Discuss scope of work. Conduct safety meeting and review HASP.
0710	Begin setup.
0727	Drilling begins at B1. Second crew begins setup and hand auger at B4 in the west courtyard.
0800	Drilling begins at B4. Begin setting probes at B1.
0815	B1 probes set at 15' & 25'.
0831	Drilling complete at B4. Begin setting probes.
0835	Drilling begins at B2. B4 refusal at 22'.
0855	B2 is complete. Begin setting probes. Drilling begins at B3.
0940	B3 is complete. Begin setting probes. During hand augering at B5, the crew encountered a solid obstruction. This is located at the transformer approx. 4' east. The obstruction is at 3' depth. Crew begins hand augering at the alternate location approx. 40' to the SW.
1016	B5 is complete. Begin setting probes. Begin hand augering B6.
1025	Drilling begins at B6.
1100	Full depth is reached though there was no soil recovery at the depths.
1110	Crew begins hand augering the alternate location for B6 at the SW corner of the property.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	2 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
1120	Drilling begins at the alternate B6.
1150	B6 is complete. Begin setting probes.
1200	B6 probes are set at 15' & 25'. Begin clean up.
1215	Choice Drilling leaves site.
1235	Begin sampling B1 probes.
1300	B1 probes sampled and tubing is pulled. Begin setup at B2.
1305	Begin sampling B2 probes.
1330	B2 is sampled. Tubing is pulled. Begin setup at B3.
1340	Begin sampling B3 probes.
1400	B3 probes are sampled. Begin setup at B4.
1405	Begin sampling B4 probes.
1430	B4 is sampled. Begin pulling tubing and cleanup.
1440	Begin sampling B5 probes
1505	B5 sampling is complete. Begin sampling B6 probes.
	B6 probes are sampled. Begin pulling tubing and cleanup.
	Cleanup complete.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

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Appendix C
Citadel Field Notes

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	1 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
0640	Citadel on site. Meet with owner, Brian, and walk the site to survey boring locations and discuss logistics.
0700	Choice arrives on site. Discuss scope of work. Conduct safety meeting and review HASP.
0710	Begin setup.
0727	Drilling begins at B1. Second crew begins setup and hand auger at B4 in the west courtyard.
0800	Drilling begins at B4. Begin setting probes at B1.
0815	B1 probes set at 15' & 25'.
0831	Drilling complete at B4. Begin setting probes.
0835	Drilling begins at B2. B4 refusal at 22'.
0855	B2 is complete. Begin setting probes. Drilling begins at B3.
0940	B3 is complete. Begin setting probes. During hand augering at B5, the crew encountered a solid obstruction. This is located at the transformer approx. 4' east. The obstruction is at 3' depth. Crew begins hand augering at the alternate location approx. 40' to the SW.
1016	B5 is complete. Begin setting probes. Begin hand augering B6.
1025	Drilling begins at B6.
1100	Full depth is reached though there was no soil recovery at the depths.
1110	Crew begins hand augering the alternate location for B6 at the SW corner of the property.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	2 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
1120	Drilling begins at the alternate B6.
1150	B6 is complete. Begin setting probes.
1200	B6 probes are set at 15' & 25'. Begin clean up.
1215	Choice Drilling leaves site.
1235	Begin sampling B1 probes.
1300	B1 probes sampled and tubing is pulled. Begin setup at B2.
1305	Begin sampling B2 probes.
1330	B2 is sampled. Tubing is pulled. Begin setup at B3.
1340	Begin sampling B3 probes.
1400	B3 probes are sampled. Begin setup at B4.
1405	Begin sampling B4 probes.
1430	B4 is sampled. Begin pulling tubing and cleanup.
1440	Begin sampling B5 probes
1505	B5 sampling is complete. Begin sampling B6 probes.
	B6 probes are sampled. Begin pulling tubing and cleanup.
	Cleanup complete.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

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Appendix D
Laboratory Reports and Chain of Custody Documentation

eurofins | Environment Testing America

ANALYTICAL REPORT

Eurofins Calscience LLC
7440 Lincoln Way
Garden Grove, CA 92841
Tel: (714)895-5494

Laboratory Job ID: 570-51910-1
Client Project/Site: 8728 Sepulveda Blvd.

For:
Citadel Environmental Services Inc
1725 Victory Blvd
Glendale, California 91201

Attn: Scott Grasse

Authorized for release by:
2/26/2021 5:06:20 PM

Don Burley, Senior Project Manager
(714)895-5494
Donald.Burley@eurofinset.com

LINKS

Review your project results through TotalAccess

Have a Question? Ask The Expert

Visit us at:
www.eurofinsus.com/Env

The test results in this report meet all 2003 NELAC, 2009 TNI, and 2016 TNI requirements for accredited parameters, exceptions are noted in this report. This report may not be reproduced except in full, and with written approval from the laboratory. For questions please contact the Project Manager at the e-mail address or telephone number listed on this page.

This report has been electronically signed and authorized by the signatory. Electronic signature is intended to be the legally binding equivalent of a traditionally handwritten signature.

Results relate only to the items tested and the sample(s) as received by the laboratory.

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Method Summary 41
Sample Summary 42
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Definitions/Glossary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Qualifiers

Air - GC/MS VOA

Qualifier	Qualifier Description
J	Result is less than the RL but greater than or equal to the MDL and the concentration is an approximate value.

Glossary

Abbreviation	These commonly used abbreviations may or may not be present in this report.
¤	Listed under the "D" column to designate that the result is reported on a dry weight basis
%R	Percent Recovery
CFL	Contains Free Liquid
CFU	Colony Forming Unit
CNF	Contains No Free Liquid
DER	Duplicate Error Ratio (normalized absolute difference)
Dil Fac	Dilution Factor
DL	Detection Limit (DoD/DOE)
DL, RA, RE, IN	Indicates a Dilution, Re-analysis, Re-extraction, or additional Initial metals/anion analysis of the sample
DLC	Decision Level Concentration (Radiochemistry)
EDL	Estimated Detection Limit (Dioxin)
LOD	Limit of Detection (DoD/DOE)
LOQ	Limit of Quantitation (DoD/DOE)
MCL	EPA recommended "Maximum Contaminant Level"
MDA	Minimum Detectable Activity (Radiochemistry)
MDC	Minimum Detectable Concentration (Radiochemistry)
MDL	Method Detection Limit
ML	Minimum Level (Dioxin)
MPN	Most Probable Number
MQL	Method Quantitation Limit
NC	Not Calculated
ND	Not Detected at the reporting limit (or MDL or EDL if shown)
NEG	Negative / Absent
POS	Positive / Present
PQL	Practical Quantitation Limit
PRES	Presumptive
QC	Quality Control
RER	Relative Error Ratio (Radiochemistry)
RL	Reporting Limit or Requested Limit (Radiochemistry)
RPD	Relative Percent Difference, a measure of the relative difference between two points
TEF	Toxicity Equivalent Factor (Dioxin)
TEQ	Toxicity Equivalent Quotient (Dioxin)
TNTC	Too Numerous To Count

Job ID: 570-51910-1

Laboratory: Eurofins Calscience LLC

Narrative

Job Narrative
570-51910-1

Comments
No additional comments.

Receipt
The samples were received on 2/23/2021 5:34 PM. Unless otherwise noted below, the samples arrived in good condition.

Air Toxics
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B1-15V — Lab Sample ID: 570-51910-31

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	7.5		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	120		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.61	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	1.4		1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	7.1		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	5.8		2.3	0.64	ug/m3	1		TO-15	Total/NA
Di-isopropyl ether (DIPE)	1.9	J	8.4	1.5	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.9		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	57	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	12	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.2	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	16		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	5.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
Styrene	3.2	J	6.4	2.3	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	4.0		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	47		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	4.2		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	11		5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	3.6	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	1.2	J	2.5	1.0	ug/m3	1		TO-15	Total/NA

Client Sample ID: B1-25V — Lab Sample ID: 570-51910-32

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	96		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	2.0		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	67		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloroethane	1.4		1.3	0.45	ug/m3	1		TO-15	Total/NA
Chloromethane	1.5		1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	7.2		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	5.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.4		2.2	1.1	ug/m3	1		TO-15	Total/NA
2-Hexanone	2.6	J	6.1	2.6	ug/m3	1		TO-15	Total/NA
Isopropanol	44	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	9.8	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.1	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.4	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.4	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	5.1		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	29		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	12		5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	1.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B2-15V — Lab Sample ID: 570-51910-33

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	100		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.5		1.6	0.50	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B2-15V (Continued)

Lab Sample ID: 570-51910-33

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
2-Butanone	73		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.70	J	16	0.58	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.5	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	5.7		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	4.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.1		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	47	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	9.2	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	11		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	4.4		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.2	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	17		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.5		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.6	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	3.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B2-25V

Lab Sample ID: 570-51910-34

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	95		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	2.6		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	51		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloromethane	1.3		1.0	0.33	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.7	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	6.1		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.3		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	51	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.3	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.9	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.4	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.6		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.5	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	29		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.6	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.9	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.3	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B3-15V

Lab Sample ID: 570-51910-35

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	58		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	5.1		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	42		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloromethane	0.41	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.9	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	3.7		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.7		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	4.6	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.6		2.2	1.1	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B3-15V (Continued)

Lab Sample ID: 570-51910-35

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Isopropanol	46	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.7	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	14		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	6.1		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	190		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.0		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.4	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	4.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	1.2	J	2.5	1.0	ug/m3	1		TO-15	Total/NA

Client Sample ID: B3-22V

Lab Sample ID: 570-51910-36

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Benzene	13		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	35		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.62	J	16	0.58	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.5	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	4.2		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	3.1		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	46	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.3	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	8.9		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	3.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.5	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	130		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.0		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	5.0	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.8	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
Acetone - DL	350		30	2.4	ug/m3	2.5		TO-15	Total/NA

Client Sample ID: B4-15V

Lab Sample ID: 570-51910-37

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	4.6		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.59	J	16	0.58	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.6		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	1.8	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	1.5	J	2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	40	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.5	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	4.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	1.9	J	2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.1	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	52		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B4-15V (Continued)

Lab Sample ID: 570-51910-37

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Trichloroethene	2.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	2.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	1.7	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B4-22V

Lab Sample ID: 570-51910-38

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	76		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.4	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.3		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	1.9	J	2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	40	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.0	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.7	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	5.3	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.2		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	1.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	480		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.9		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	2.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B5-15V

Lab Sample ID: 570-51910-39

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Benzene	18		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	36		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	1.3	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	65		1.0	0.33	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	2.2	J	2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.4		2.2	1.1	ug/m3	1		TO-15	Total/NA
4-Ethyltoluene	1.2	J	2.5	1.2	ug/m3	1		TO-15	Total/NA
Isopropanol	48	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.0	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	10		6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	15		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	5.4		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.3	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	20		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	110		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.2	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.4	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	7.1	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	2.0	J	2.5	1.0	ug/m3	1		TO-15	Total/NA
Acetone - DL	450		30	2.4	ug/m3	2.5		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B5-25V — Lab Sample ID: 570-51910-40

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	61		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	40		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	19		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.93	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	0.70	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.0		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.7		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	72	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.1	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	7.0	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.6		2.2	0.86	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	130		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	44		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B6-15V — Lab Sample ID: 570-51910-41

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.65	J	16	0.58	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.1	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.5		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.5		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	58	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.9	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.4	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	7.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.9		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	4.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	22		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	29		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.9		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.6	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B6-25V — Lab Sample ID: 570-51910-42

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	170		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	6.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	30		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	1.6	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	0.98	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.0	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,1-Dichloroethene	2.9		2.0	0.69	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	2.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	1.4	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.4		2.2	1.1	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B6-25V (Continued)

Lab Sample ID: 570-51910-42

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Isopropanol	42	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.2	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.2	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.5		2.2	0.86	ug/m3	1		TO-15	Total/NA
Styrene	2.4	J	6.4	2.3	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	4.2	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	29		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	22		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.6	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.7	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.6	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-31
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/23/21 23:34	1
Benzene	**7.5**		1.6	0.50	ug/m3			02/23/21 23:34	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/23/21 23:34	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/23/21 23:34	1
Bromoform	ND		5.2	1.8	ug/m3			02/23/21 23:34	1
Bromomethane	ND		1.9	0.54	ug/m3			02/23/21 23:34	1
2-Butanone	**120**		4.4	1.2	ug/m3			02/23/21 23:34	1
Carbon disulfide	**0.61**	**J**	16	0.58	ug/m3			02/23/21 23:34	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/23/21 23:34	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/23/21 23:34	1
Chloroethane	ND		1.3	0.45	ug/m3			02/23/21 23:34	1
Chloroform	ND		2.4	0.78	ug/m3			02/23/21 23:34	1
Chloromethane	**1.4**		1.0	0.33	ug/m3			02/23/21 23:34	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/23/21 23:34	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/23/21 23:34	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/23/21 23:34	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/23/21 23:34	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/23/21 23:34	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
Dichlorodifluoromethane	**7.1**		2.5	0.98	ug/m3			02/23/21 23:34	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/23/21 23:34	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/23/21 23:34	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/23/21 23:34	1
1,2-Dichloropropane	**5.8**		2.3	0.64	ug/m3			02/23/21 23:34	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/23/21 23:34	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/23/21 23:34	1
Di-isopropyl ether (DIPE)	**1.9**	**J**	8.4	1.5	ug/m3			02/23/21 23:34	1
Ethylbenzene	**4.9**		2.2	1.1	ug/m3			02/23/21 23:34	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/23/21 23:34	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/23/21 23:34	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/23/21 23:34	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/23/21 23:34	1
Isopropanol	**57**	**J**	120	0.96	ug/m3			02/23/21 23:34	1
Methylene Chloride	**12**	**J**	17	1.9	ug/m3			02/23/21 23:34	1
4-Methyl-2-pentanone	**3.2**	**J**	6.1	2.3	ug/m3			02/23/21 23:34	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/23/21 23:34	1
m,p-Xylene	**16**		8.7	2.7	ug/m3			02/23/21 23:34	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/23/21 23:34	1
o-Xylene	**5.7**		2.2	0.86	ug/m3			02/23/21 23:34	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/23/21 23:34	1
Styrene	**3.2**	**J**	6.4	2.3	ug/m3			02/23/21 23:34	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/23/21 23:34	1
tert-Butyl alcohol (TBA)	**3.6**	**J**	15	1.1	ug/m3			02/23/21 23:34	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/23/21 23:34	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/23/21 23:34	1
Tetrachloroethene	**4.0**		3.4	1.1	ug/m3			02/23/21 23:34	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-31
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Toluene	**47**		19	0.50	ug/m3			02/23/21 23:34	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/23/21 23:34	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/23/21 23:34	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/23/21 23:34	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/23/21 23:34	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/23/21 23:34	1
Trichloroethene	**4.2**		2.7	0.96	ug/m3			02/23/21 23:34	1
Trichlorofluoromethane	**11**		5.6	1.3	ug/m3			02/23/21 23:34	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/23/21 23:34	1
1,2,4-Trimethylbenzene	**3.6**	**J**	7.4	1.6	ug/m3			02/23/21 23:34	1
1,3,5-Trimethylbenzene	**1.2**	**J**	2.5	1.0	ug/m3			02/23/21 23:34	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/23/21 23:34	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/23/21 23:34	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/23/21 23:34*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/23/21 23:34*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/23/21 23:34*	*1*

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-32
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**96**		12	0.94	ug/m3			02/24/21 00:28	1
Benzene	**2.0**		1.6	0.50	ug/m3			02/24/21 00:28	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 00:28	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 00:28	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 00:28	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 00:28	1
2-Butanone	**67**		4.4	1.2	ug/m3			02/24/21 00:28	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 00:28	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 00:28	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 00:28	1
Chloroethane	**1.4**		1.3	0.45	ug/m3			02/24/21 00:28	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 00:28	1
Chloromethane	**1.5**		1.0	0.33	ug/m3			02/24/21 00:28	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 00:28	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 00:28	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 00:28	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 00:28	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 00:28	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
Dichlorodifluoromethane	**7.2**		2.5	0.98	ug/m3			02/24/21 00:28	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 00:28	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 00:28	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 00:28	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-32
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,2-Dichloropropane	**5.6**		2.3	0.64	ug/m3			02/24/21 00:28	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 00:28	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 00:28	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 00:28	1
Ethylbenzene	**2.4**		2.2	1.1	ug/m3			02/24/21 00:28	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 00:28	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 00:28	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 00:28	1
2-Hexanone	**2.6**	**J**	6.1	2.6	ug/m3			02/24/21 00:28	1
Isopropanol	**44**	**J**	120	0.96	ug/m3			02/24/21 00:28	1
Methylene Chloride	**9.8**	**J**	17	1.9	ug/m3			02/24/21 00:28	1
4-Methyl-2-pentanone	**4.1**	**J**	6.1	2.3	ug/m3			02/24/21 00:28	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 00:28	1
m,p-Xylene	**6.4**	**J**	8.7	2.7	ug/m3			02/24/21 00:28	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 00:28	1
o-Xylene	**2.7**		2.2	0.86	ug/m3			02/24/21 00:28	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 00:28	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 00:28	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 00:28	1
tert-Butyl alcohol (TBA)	**3.4**	**J**	15	1.1	ug/m3			02/24/21 00:28	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 00:28	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 00:28	1
Tetrachloroethene	**5.1**		3.4	1.1	ug/m3			02/24/21 00:28	1
Toluene	**29**		19	0.50	ug/m3			02/24/21 00:28	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 00:28	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 00:28	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 00:28	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 00:28	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 00:28	1
Trichloroethene	**3.7**		2.7	0.96	ug/m3			02/24/21 00:28	1
Trichlorofluoromethane	**12**		5.6	1.3	ug/m3			02/24/21 00:28	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 00:28	1
1,2,4-Trimethylbenzene	**1.9**	**J**	7.4	1.6	ug/m3			02/24/21 00:28	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 00:28	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 00:28	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 00:28	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 00:28*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 00:28*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 00:28*	*1*

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**100**		12	0.94	ug/m3			02/24/21 01:23	1
Benzene	**3.5**		1.6	0.50	ug/m3			02/24/21 01:23	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 01:23	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 01:23	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 01:23	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 01:23	1
2-Butanone	**73**		4.4	1.2	ug/m3			02/24/21 01:23	1
Carbon disulfide	**0.70**	**J**	16	0.58	ug/m3			02/24/21 01:23	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 01:23	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 01:23	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 01:23	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 01:23	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 01:23	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 01:23	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 01:23	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 01:23	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 01:23	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 01:23	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 01:23	1
1,3-Dichlorobenzene	**1.5**	**J**	3.0	1.5	ug/m3			02/24/21 01:23	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 01:23	1
Dichlorodifluoromethane	**5.7**		2.5	0.98	ug/m3			02/24/21 01:23	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 01:23	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 01:23	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 01:23	1
1,2-Dichloropropane	**4.6**		2.3	0.64	ug/m3			02/24/21 01:23	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 01:23	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 01:23	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 01:23	1
Ethylbenzene	**4.1**		2.2	1.1	ug/m3			02/24/21 01:23	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 01:23	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 01:23	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 01:23	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 01:23	1
Isopropanol	**47**	**J**	120	0.96	ug/m3			02/24/21 01:23	1
Methylene Chloride	**9.2**	**J**	17	1.9	ug/m3			02/24/21 01:23	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 01:23	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 01:23	1
m,p-Xylene	**11**		8.7	2.7	ug/m3			02/24/21 01:23	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 01:23	1
o-Xylene	**4.4**		2.2	0.86	ug/m3			02/24/21 01:23	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 01:23	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 01:23	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 01:23	1
tert-Butyl alcohol (TBA)	**3.2**	**J**	15	1.1	ug/m3			02/24/21 01:23	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 01:23	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 01:23	1
Tetrachloroethene	**17**		3.4	1.1	ug/m3			02/24/21 01:23	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 01:23	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 01:23	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 01:23	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 01:23	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 01:23	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 01:23	1
Trichloroethene	**3.5**		2.7	0.96	ug/m3			02/24/21 01:23	1
Trichlorofluoromethane	**4.6**	**J**	5.6	1.3	ug/m3			02/24/21 01:23	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 01:23	1
1,2,4-Trimethylbenzene	**3.0**	**J**	7.4	1.6	ug/m3			02/24/21 01:23	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 01:23	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 01:23	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 01:23	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 01:23*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 01:23*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 01:23*	*1*

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-34
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**95**		12	0.94	ug/m3			02/24/21 02:18	1
Benzene	**2.6**		1.6	0.50	ug/m3			02/24/21 02:18	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 02:18	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 02:18	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 02:18	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 02:18	1
2-Butanone	**51**		4.4	1.2	ug/m3			02/24/21 02:18	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 02:18	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 02:18	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 02:18	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 02:18	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 02:18	1
Chloromethane	**1.3**		1.0	0.33	ug/m3			02/24/21 02:18	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 02:18	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 02:18	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 02:18	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 02:18	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 02:18	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 02:18	1
1,3-Dichlorobenzene	**1.7**	**J**	3.0	1.5	ug/m3			02/24/21 02:18	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 02:18	1
Dichlorodifluoromethane	**6.1**		2.5	0.98	ug/m3			02/24/21 02:18	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 02:18	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 02:18	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 02:18	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 02:18	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 02:18	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-34
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 02:18	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 02:18	1
Ethylbenzene	**2.3**		2.2	1.1	ug/m3			02/24/21 02:18	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 02:18	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 02:18	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 02:18	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 02:18	1
Isopropanol	**51**	**J**	120	0.96	ug/m3			02/24/21 02:18	1
Methylene Chloride	**7.3**	**J**	17	1.9	ug/m3			02/24/21 02:18	1
4-Methyl-2-pentanone	**3.9**	**J**	6.1	2.3	ug/m3			02/24/21 02:18	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 02:18	1
m,p-Xylene	**6.4**	**J**	8.7	2.7	ug/m3			02/24/21 02:18	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 02:18	1
o-Xylene	**2.6**		2.2	0.86	ug/m3			02/24/21 02:18	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 02:18	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 02:18	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 02:18	1
tert-Butyl alcohol (TBA)	**2.5**	**J**	15	1.1	ug/m3			02/24/21 02:18	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 02:18	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 02:18	1
Tetrachloroethene	**29**		3.4	1.1	ug/m3			02/24/21 02:18	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 02:18	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 02:18	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 02:18	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 02:18	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 02:18	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 02:18	1
Trichloroethene	**2.6**	**J**	2.7	0.96	ug/m3			02/24/21 02:18	1
Trichlorofluoromethane	**4.9**	**J**	5.6	1.3	ug/m3			02/24/21 02:18	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 02:18	1
1,2,4-Trimethylbenzene	**2.3**	**J**	7.4	1.6	ug/m3			02/24/21 02:18	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 02:18	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 02:18	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 02:18	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 02:18*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 02:18*	*1*
Toluene-d8 (Surr)	*105*		*70 - 130*		*02/24/21 02:18*	*1*

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**58**		12	0.94	ug/m3			02/24/21 03:14	1
Benzene	**5.1**		1.6	0.50	ug/m3			02/24/21 03:14	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 03:14	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 03:14	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 03:14	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 03:14	1
2-Butanone	**42**		4.4	1.2	ug/m3			02/24/21 03:14	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 03:14	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 03:14	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 03:14	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 03:14	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 03:14	1
Chloromethane	**0.41**	**J**	1.0	0.33	ug/m3			02/24/21 03:14	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 03:14	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 03:14	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 03:14	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 03:14	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 03:14	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 03:14	1
1,3-Dichlorobenzene	**1.9**	**J**	3.0	1.5	ug/m3			02/24/21 03:14	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 03:14	1
Dichlorodifluoromethane	**3.7**		2.5	0.98	ug/m3			02/24/21 03:14	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 03:14	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 03:14	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 03:14	1
1,2-Dichloropropane	**3.7**		2.3	0.64	ug/m3			02/24/21 03:14	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 03:14	1
1,1-Difluoroethane	**4.6**	**J**	5.4	0.99	ug/m3			02/24/21 03:14	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 03:14	1
Ethylbenzene	**4.6**		2.2	1.1	ug/m3			02/24/21 03:14	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 03:14	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 03:14	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 03:14	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 03:14	1
Isopropanol	**46**	**J**	120	0.96	ug/m3			02/24/21 03:14	1
Methylene Chloride	**8.7**	**J**	17	1.9	ug/m3			02/24/21 03:14	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 03:14	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 03:14	1
m,p-Xylene	**14**		8.7	2.7	ug/m3			02/24/21 03:14	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 03:14	1
o-Xylene	**6.1**		2.2	0.86	ug/m3			02/24/21 03:14	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 03:14	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 03:14	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 03:14	1
tert-Butyl alcohol (TBA)	**2.6**	**J**	15	1.1	ug/m3			02/24/21 03:14	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 03:14	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 03:14	1
Tetrachloroethene	**190**		3.4	1.1	ug/m3			02/24/21 03:14	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 03:14	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 03:14	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 03:14	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 03:14	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 03:14	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 03:14	1
Trichloroethene	**3.0**		2.7	0.96	ug/m3			02/24/21 03:14	1
Trichlorofluoromethane	**4.4**	**J**	5.6	1.3	ug/m3			02/24/21 03:14	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 03:14	1
1,2,4-Trimethylbenzene	**4.0**	**J**	7.4	1.6	ug/m3			02/24/21 03:14	1
1,3,5-Trimethylbenzene	**1.2**	**J**	2.5	1.0	ug/m3			02/24/21 03:14	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 03:14	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 03:14	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 03:14*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 03:14*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 03:14*	*1*

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzene	**13**		1.6	0.50	ug/m3			02/24/21 04:10	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 04:10	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 04:10	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 04:10	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 04:10	1
2-Butanone	**35**		4.4	1.2	ug/m3			02/24/21 04:10	1
Carbon disulfide	**0.62**	**J**	16	0.58	ug/m3			02/24/21 04:10	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 04:10	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 04:10	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 04:10	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 04:10	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 04:10	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 04:10	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 04:10	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 04:10	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 04:10	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 04:10	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 04:10	1
1,3-Dichlorobenzene	**1.5**	**J**	3.0	1.5	ug/m3			02/24/21 04:10	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 04:10	1
Dichlorodifluoromethane	**4.2**		2.5	0.98	ug/m3			02/24/21 04:10	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 04:10	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 04:10	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 04:10	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 04:10	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 04:10	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 04:10	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 04:10	1
Ethylbenzene	**3.1**		2.2	1.1	ug/m3			02/24/21 04:10	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 04:10	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 04:10	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 04:10	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 04:10	1
Isopropanol	**46**	**J**	120	0.96	ug/m3			02/24/21 04:10	1
Methylene Chloride	**8.3**	**J**	17	1.9	ug/m3			02/24/21 04:10	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 04:10	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 04:10	1
m,p-Xylene	**8.9**		8.7	2.7	ug/m3			02/24/21 04:10	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 04:10	1
o-Xylene	**3.7**		2.2	0.86	ug/m3			02/24/21 04:10	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 04:10	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 04:10	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 04:10	1
tert-Butyl alcohol (TBA)	**2.5**	**J**	15	1.1	ug/m3			02/24/21 04:10	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 04:10	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 04:10	1
Tetrachloroethene	**130**		3.4	1.1	ug/m3			02/24/21 04:10	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 04:10	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 04:10	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 04:10	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 04:10	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 04:10	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 04:10	1
Trichloroethene	**3.0**		2.7	0.96	ug/m3			02/24/21 04:10	1
Trichlorofluoromethane	**5.0**	**J**	5.6	1.3	ug/m3			02/24/21 04:10	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 04:10	1
1,2,4-Trimethylbenzene	**2.8**	**J**	7.4	1.6	ug/m3			02/24/21 04:10	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 04:10	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 04:10	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 04:10	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*105*		*67 - 131*		*02/24/21 04:10*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 04:10*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 04:10*	*1*

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/24/21 05:04	1
Benzene	**4.6**		1.6	0.50	ug/m3			02/24/21 05:04	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 05:04	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 05:04	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 05:04	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 05:04	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 05:04	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Carbon disulfide	**0.59**	**J**	16	0.58	ug/m3			02/24/21 05:04	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 05:04	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 05:04	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 05:04	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 05:04	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 05:04	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 05:04	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 05:04	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 05:04	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 05:04	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 05:04	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
Dichlorodifluoromethane	**2.6**		2.5	0.98	ug/m3			02/24/21 05:04	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 05:04	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 05:04	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 05:04	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 05:04	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 05:04	1
1,1-Difluoroethane	**1.8**	**J**	5.4	0.99	ug/m3			02/24/21 05:04	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 05:04	1
Ethylbenzene	**1.5**	**J**	2.2	1.1	ug/m3			02/24/21 05:04	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 05:04	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 05:04	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 05:04	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 05:04	1
Isopropanol	**40**	**J**	120	0.96	ug/m3			02/24/21 05:04	1
Methylene Chloride	**8.5**	**J**	17	1.9	ug/m3			02/24/21 05:04	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 05:04	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 05:04	1
m,p-Xylene	**4.6**	**J**	8.7	2.7	ug/m3			02/24/21 05:04	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 05:04	1
o-Xylene	**1.9**	**J**	2.2	0.86	ug/m3			02/24/21 05:04	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 05:04	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 05:04	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 05:04	1
tert-Butyl alcohol (TBA)	**2.1**	**J**	15	1.1	ug/m3			02/24/21 05:04	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 05:04	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 05:04	1
Tetrachloroethene	**52**		3.4	1.1	ug/m3			02/24/21 05:04	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 05:04	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 05:04	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 05:04	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 05:04	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 05:04	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 05:04	1
Trichloroethene	**2.7**		2.7	0.96	ug/m3			02/24/21 05:04	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Trichlorofluoromethane	**2.5**	**J**	5.6	1.3	ug/m3			02/24/21 05:04	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 05:04	1
1,2,4-Trimethylbenzene	**1.7**	**J**	7.4	1.6	ug/m3			02/24/21 05:04	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 05:04	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 05:04	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 05:04	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 05:04*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 05:04*	*1*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/24/21 05:04*	*1*

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-38
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**76**		12	0.94	ug/m3			02/24/21 05:59	1
Benzene	**3.7**		1.6	0.50	ug/m3			02/24/21 05:59	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 05:59	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 05:59	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 05:59	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 05:59	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 05:59	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 05:59	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 05:59	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 05:59	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 05:59	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 05:59	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 05:59	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 05:59	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 05:59	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 05:59	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 05:59	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 05:59	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
Dichlorodifluoromethane	**2.4**	**J**	2.5	0.98	ug/m3			02/24/21 05:59	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 05:59	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 05:59	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 05:59	1
1,2-Dichloropropane	**3.3**		2.3	0.64	ug/m3			02/24/21 05:59	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 05:59	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 05:59	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 05:59	1
Ethylbenzene	**1.9**	**J**	2.2	1.1	ug/m3			02/24/21 05:59	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 05:59	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 05:59	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-38
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 05:59	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 05:59	1
Isopropanol	**40**	**J**	120	0.96	ug/m3			02/24/21 05:59	1
Methylene Chloride	**8.0**	**J**	17	1.9	ug/m3			02/24/21 05:59	1
4-Methyl-2-pentanone	**3.7**	**J**	6.1	2.3	ug/m3			02/24/21 05:59	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 05:59	1
m,p-Xylene	**5.3**	**J**	8.7	2.7	ug/m3			02/24/21 05:59	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 05:59	1
o-Xylene	**2.2**		2.2	0.86	ug/m3			02/24/21 05:59	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 05:59	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 05:59	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 05:59	1
tert-Butyl alcohol (TBA)	**1.6**	**J**	15	1.1	ug/m3			02/24/21 05:59	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 05:59	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 05:59	1
Tetrachloroethene	**480**		3.4	1.1	ug/m3			02/24/21 05:59	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 05:59	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 05:59	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 05:59	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 05:59	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 05:59	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 05:59	1
Trichloroethene	**2.9**		2.7	0.96	ug/m3			02/24/21 05:59	1
Trichlorofluoromethane	**2.5**	**J**	5.6	1.3	ug/m3			02/24/21 05:59	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 05:59	1
1,2,4-Trimethylbenzene	**2.0**	**J**	7.4	1.6	ug/m3			02/24/21 05:59	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 05:59	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 05:59	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 05:59	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*104*		*67 - 131*		*02/24/21 05:59*	*1*
1,2-Dichloroethane-d4 (Surr)	*114*		*70 - 130*		*02/24/21 05:59*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 05:59*	*1*

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzene	**18**		1.6	0.50	ug/m3			02/24/21 06:53	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 06:53	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 06:53	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 06:53	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 06:53	1
2-Butanone	**36**		4.4	1.2	ug/m3			02/24/21 06:53	1
Carbon disulfide	**1.3**	**J**	16	0.58	ug/m3			02/24/21 06:53	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 06:53	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 06:53	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 06:53	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 06:53	1
Chloromethane	**65**		1.0	0.33	ug/m3			02/24/21 06:53	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 06:53	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 06:53	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 06:53	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 06:53	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 06:53	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/24/21 06:53	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 06:53	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 06:53	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 06:53	1
1,2-Dichloropropane	**2.2**	**J**	2.3	0.64	ug/m3			02/24/21 06:53	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 06:53	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 06:53	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 06:53	1
Ethylbenzene	**4.4**		2.2	1.1	ug/m3			02/24/21 06:53	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 06:53	1
4-Ethyltoluene	**1.2**	**J**	2.5	1.2	ug/m3			02/24/21 06:53	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 06:53	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 06:53	1
Isopropanol	**48**	**J**	120	0.96	ug/m3			02/24/21 06:53	1
Methylene Chloride	**7.0**	**J**	17	1.9	ug/m3			02/24/21 06:53	1
4-Methyl-2-pentanone	**10**		6.1	2.3	ug/m3			02/24/21 06:53	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 06:53	1
m,p-Xylene	**15**		8.7	2.7	ug/m3			02/24/21 06:53	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 06:53	1
o-Xylene	**5.4**		2.2	0.86	ug/m3			02/24/21 06:53	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 06:53	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 06:53	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 06:53	1
tert-Butyl alcohol (TBA)	**3.3**	**J**	15	1.1	ug/m3			02/24/21 06:53	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 06:53	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 06:53	1
Tetrachloroethene	**20**		3.4	1.1	ug/m3			02/24/21 06:53	1
Toluene	**110**		19	0.50	ug/m3			02/24/21 06:53	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 06:53	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 06:53	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 06:53	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 06:53	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 06:53	1
Trichloroethene	**2.2**	**J**	2.7	0.96	ug/m3			02/24/21 06:53	1
Trichlorofluoromethane	**1.4**	**J**	5.6	1.3	ug/m3			02/24/21 06:53	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 06:53	1
1,2,4-Trimethylbenzene	**7.1**	**J**	7.4	1.6	ug/m3			02/24/21 06:53	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,3,5-Trimethylbenzene	**2.0**	**J**	2.5	1.0	ug/m3			02/24/21 06:53	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 06:53	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 06:53	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 06:53*	*1*
1,2-Dichloroethane-d4 (Surr)	*110*		*70 - 130*		*02/24/21 06:53*	*1*
Toluene-d8 (Surr)	*105*		*70 - 130*		*02/24/21 06:53*	*1*

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-40
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**61**		12	0.94	ug/m3			02/24/21 07:48	1
Benzene	**40**		1.6	0.50	ug/m3			02/24/21 07:48	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 07:48	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 07:48	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 07:48	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 07:48	1
2-Butanone	**19**		4.4	1.2	ug/m3			02/24/21 07:48	1
Carbon disulfide	**0.93**	**J**	16	0.58	ug/m3			02/24/21 07:48	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 07:48	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 07:48	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 07:48	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 07:48	1
Chloromethane	**0.70**	**J**	1.0	0.33	ug/m3			02/24/21 07:48	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 07:48	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 07:48	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 07:48	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 07:48	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 07:48	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/24/21 07:48	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 07:48	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 07:48	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 07:48	1
1,2-Dichloropropane	**3.0**		2.3	0.64	ug/m3			02/24/21 07:48	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 07:48	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 07:48	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 07:48	1
Ethylbenzene	**2.7**		2.2	1.1	ug/m3			02/24/21 07:48	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 07:48	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 07:48	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 07:48	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 07:48	1
Isopropanol	**72**	**J**	120	0.96	ug/m3			02/24/21 07:48	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-40
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Methylene Chloride	**7.1**	**J**	17	1.9	ug/m3			02/24/21 07:48	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 07:48	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 07:48	1
m,p-Xylene	**7.0**	**J**	8.7	2.7	ug/m3			02/24/21 07:48	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 07:48	1
o-Xylene	**2.6**		2.2	0.86	ug/m3			02/24/21 07:48	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 07:48	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 07:48	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 07:48	1
tert-Butyl alcohol (TBA)	ND		15	1.1	ug/m3			02/24/21 07:48	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 07:48	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 07:48	1
Tetrachloroethene	**130**		3.4	1.1	ug/m3			02/24/21 07:48	1
Toluene	**44**		19	0.50	ug/m3			02/24/21 07:48	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 07:48	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 07:48	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 07:48	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 07:48	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 07:48	1
Trichloroethene	**3.7**		2.7	0.96	ug/m3			02/24/21 07:48	1
Trichlorofluoromethane	**1.5**	**J**	5.6	1.3	ug/m3			02/24/21 07:48	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 07:48	1
1,2,4-Trimethylbenzene	**2.9**	**J**	7.4	1.6	ug/m3			02/24/21 07:48	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 07:48	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 07:48	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 07:48	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*99*		*67 - 131*		*02/24/21 07:48*	*1*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*		*02/24/21 07:48*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 07:48*	*1*

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/24/21 08:42	1
Benzene	**3.7**		1.6	0.50	ug/m3			02/24/21 08:42	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 08:42	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 08:42	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 08:42	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 08:42	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 08:42	1
Carbon disulfide	**0.65**	**J**	16	0.58	ug/m3			02/24/21 08:42	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 08:42	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 08:42	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 08:42	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 08:42	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 08:42	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 08:42	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 08:42	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 08:42	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 08:42	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 08:42	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
Dichlorodifluoromethane	**2.1**	**J**	2.5	0.98	ug/m3			02/24/21 08:42	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 08:42	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 08:42	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 08:42	1
1,2-Dichloropropane	**3.5**		2.3	0.64	ug/m3			02/24/21 08:42	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 08:42	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 08:42	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 08:42	1
Ethylbenzene	**2.5**		2.2	1.1	ug/m3			02/24/21 08:42	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 08:42	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 08:42	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 08:42	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 08:42	1
Isopropanol	**58**	**J**	120	0.96	ug/m3			02/24/21 08:42	1
Methylene Chloride	**7.9**	**J**	17	1.9	ug/m3			02/24/21 08:42	1
4-Methyl-2-pentanone	**4.4**	**J**	6.1	2.3	ug/m3			02/24/21 08:42	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 08:42	1
m,p-Xylene	**7.6**	**J**	8.7	2.7	ug/m3			02/24/21 08:42	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 08:42	1
o-Xylene	**2.9**		2.2	0.86	ug/m3			02/24/21 08:42	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 08:42	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 08:42	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 08:42	1
tert-Butyl alcohol (TBA)	**4.6**	**J**	15	1.1	ug/m3			02/24/21 08:42	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 08:42	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 08:42	1
Tetrachloroethene	**22**		3.4	1.1	ug/m3			02/24/21 08:42	1
Toluene	**29**		19	0.50	ug/m3			02/24/21 08:42	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 08:42	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 08:42	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 08:42	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 08:42	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 08:42	1
Trichloroethene	**3.9**		2.7	0.96	ug/m3			02/24/21 08:42	1
Trichlorofluoromethane	**1.6**	**J**	5.6	1.3	ug/m3			02/24/21 08:42	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 08:42	1
1,2,4-Trimethylbenzene	**2.9**	**J**	7.4	1.6	ug/m3			02/24/21 08:42	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 08:42	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 08:42	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 08:42	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*		*02/24/21 08:42*	*1*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*		*02/24/21 08:42*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 08:42*	*1*

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-42
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**170**		12	0.94	ug/m3			02/24/21 09:37	1
Benzene	**6.7**		1.6	0.50	ug/m3			02/24/21 09:37	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 09:37	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 09:37	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 09:37	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 09:37	1
2-Butanone	**30**		4.4	1.2	ug/m3			02/24/21 09:37	1
Carbon disulfide	**1.6**	**J**	16	0.58	ug/m3			02/24/21 09:37	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 09:37	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 09:37	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 09:37	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 09:37	1
Chloromethane	**0.98**	**J**	1.0	0.33	ug/m3			02/24/21 09:37	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 09:37	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 09:37	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 09:37	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 09:37	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 09:37	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
Dichlorodifluoromethane	**2.0**	**J**	2.5	0.98	ug/m3			02/24/21 09:37	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 09:37	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 09:37	1
1,1-Dichloroethene	**2.9**		2.0	0.69	ug/m3			02/24/21 09:37	1
1,2-Dichloropropane	**2.6**		2.3	0.64	ug/m3			02/24/21 09:37	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 09:37	1
1,1-Difluoroethane	**1.4**	**J**	5.4	0.99	ug/m3			02/24/21 09:37	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 09:37	1
Ethylbenzene	**2.4**		2.2	1.1	ug/m3			02/24/21 09:37	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 09:37	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 09:37	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 09:37	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 09:37	1
Isopropanol	**42**	**J**	120	0.96	ug/m3			02/24/21 09:37	1
Methylene Chloride	**7.2**	**J**	17	1.9	ug/m3			02/24/21 09:37	1
4-Methyl-2-pentanone	**4.2**	**J**	6.1	2.3	ug/m3			02/24/21 09:37	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-42
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 09:37	1
m,p-Xylene	**6.6**	**J**	8.7	2.7	ug/m3			02/24/21 09:37	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 09:37	1
o-Xylene	**2.5**		2.2	0.86	ug/m3			02/24/21 09:37	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 09:37	1
Styrene	**2.4**	**J**	6.4	2.3	ug/m3			02/24/21 09:37	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 09:37	1
tert-Butyl alcohol (TBA)	**4.2**	**J**	15	1.1	ug/m3			02/24/21 09:37	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 09:37	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 09:37	1
Tetrachloroethene	**29**		3.4	1.1	ug/m3			02/24/21 09:37	1
Toluene	**22**		19	0.50	ug/m3			02/24/21 09:37	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 09:37	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 09:37	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 09:37	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 09:37	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 09:37	1
Trichloroethene	**2.6**	**J**	2.7	0.96	ug/m3			02/24/21 09:37	1
Trichlorofluoromethane	**1.7**	**J**	5.6	1.3	ug/m3			02/24/21 09:37	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 09:37	1
1,2,4-Trimethylbenzene	**2.6**	**J**	7.4	1.6	ug/m3			02/24/21 09:37	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 09:37	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 09:37	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 09:37	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 09:37*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 09:37*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 09:37*	*1*

Method: TO-15 - Volatile Organic Compounds in Ambient Air - DL

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	350		30	2.4	ug/m3			02/24/21 21:29	2.5

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 21:29*	*2.5*
1,2-Dichloroethane-d4 (Surr)	*115*		*70 - 130*		*02/24/21 21:29*	*2.5*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/24/21 21:29*	*2.5*

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	450		30	2.4	ug/m3			02/24/21 22:24	2.5

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*		*02/24/21 22:24*	*2.5*
1,2-Dichloroethane-d4 (Surr)	*111*		*70 - 130*		*02/24/21 22:24*	*2.5*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 22:24*	*2.5*

Surrogate Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Matrix: Air

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)		
		BFB	DCA	TOL
Lab Sample ID	Client Sample ID	(67-131)	(70-130)	(70-130)
570-51910-31	B1-15V	102	112	103
570-51910-32	B1-25V	102	112	104
570-51910-33	B2-15V	102	112	104
570-51910-34	B2-25V	103	113	105
570-51910-35	B3-15V	103	113	104
570-51910-36	B3-22V	105	113	103
570-51910-36 - DL	B3-22V	103	115	102
570-51910-37	B4-15V	103	113	102
570-51910-38	B4-22V	104	114	104
570-51910-39	B5-15V	102	110	105
570-51910-39 - DL	B5-15V	101	111	103
570-51910-40	B5-25V	99	109	104
570-51910-41	B6-15V	101	109	104
570-51910-42	B6-25V	102	112	104
LCS 570-131206/4	Lab Control Sample	101	113	102
LCS 570-131500/4	Lab Control Sample	98	109	103
LCSD 570-131206/5	Lab Control Sample Dup	99	115	103
LCSD 570-131500/5	Lab Control Sample Dup	98	108	104
MB 570-131206/7	Method Blank	97	118	102
MB 570-131500/7	Method Blank	97	110	103

Surrogate Legend

BFB = 4-Bromofluorobenzene (Surr)
DCA = 1,2-Dichloroethane-d4 (Surr)
TOL = Toluene-d8 (Surr)

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Lab Sample ID: MB 570-131206/7
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		12	0.94	ug/m3			02/23/21 16:01	1
Benzene	ND		1.6	0.50	ug/m3			02/23/21 16:01	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/23/21 16:01	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/23/21 16:01	1
Bromoform	ND		5.2	1.8	ug/m3			02/23/21 16:01	1
Bromomethane	ND		1.9	0.54	ug/m3			02/23/21 16:01	1
2-Butanone	ND		4.4	1.2	ug/m3			02/23/21 16:01	1
Carbon disulfide	ND		16	0.58	ug/m3			02/23/21 16:01	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/23/21 16:01	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/23/21 16:01	1
Chloroethane	ND		1.3	0.45	ug/m3			02/23/21 16:01	1
Chloroform	ND		2.4	0.78	ug/m3			02/23/21 16:01	1
Chloromethane	ND		1.0	0.33	ug/m3			02/23/21 16:01	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/23/21 16:01	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/23/21 16:01	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/23/21 16:01	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/23/21 16:01	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/23/21 16:01	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/23/21 16:01	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/23/21 16:01	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/23/21 16:01	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/23/21 16:01	1
1,2-Dichloropropane	ND		2.3	0.64	ug/m3			02/23/21 16:01	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/23/21 16:01	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/23/21 16:01	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/23/21 16:01	1
Ethylbenzene	ND		2.2	1.1	ug/m3			02/23/21 16:01	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/23/21 16:01	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/23/21 16:01	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/23/21 16:01	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/23/21 16:01	1
Isopropanol	ND		120	0.96	ug/m3			02/23/21 16:01	1
Methylene Chloride	ND		17	1.9	ug/m3			02/23/21 16:01	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/23/21 16:01	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/23/21 16:01	1
m,p-Xylene	ND		8.7	2.7	ug/m3			02/23/21 16:01	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/23/21 16:01	1
o-Xylene	ND		2.2	0.86	ug/m3			02/23/21 16:01	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/23/21 16:01	1
Styrene	ND		6.4	2.3	ug/m3			02/23/21 16:01	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/23/21 16:01	1
tert-Butyl alcohol (TBA)	ND		15	1.1	ug/m3			02/23/21 16:01	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/23/21 16:01	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/23/21 16:01	1
Tetrachloroethene	ND		3.4	1.1	ug/m3			02/23/21 16:01	1

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: MB 570-131206/7
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Toluene	ND		19	0.50	ug/m3			02/23/21 16:01	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/23/21 16:01	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/23/21 16:01	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/23/21 16:01	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/23/21 16:01	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/23/21 16:01	1
Trichloroethene	ND		2.7	0.96	ug/m3			02/23/21 16:01	1
Trichlorofluoromethane	ND		5.6	1.3	ug/m3			02/23/21 16:01	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/23/21 16:01	1
1,2,4-Trimethylbenzene	ND		7.4	1.6	ug/m3			02/23/21 16:01	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/23/21 16:01	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/23/21 16:01	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/23/21 16:01	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*67 - 131*		*02/23/21 16:01*	*1*
1,2-Dichloroethane-d4 (Surr)	*118*		*70 - 130*		*02/23/21 16:01*	*1*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/23/21 16:01*	*1*

Lab Sample ID: LCS 570-131206/4
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
Acetone	59.4	59.49		ug/m3		100	69 - 146
Benzene	79.9	89.80		ug/m3		112	70 - 133
Benzyl chloride	129	123.5		ug/m3		95	63 - 130
Bromodichloromethane	168	178.4		ug/m3		107	70 - 130
Bromoform	258	243.7		ug/m3		94	70 - 132
Bromomethane	97.1	106.3		ug/m3		109	70 - 137
2-Butanone	73.7	75.15		ug/m3		102	64 - 143
Carbon disulfide	77.9	87.90		ug/m3		113	70 - 150
Carbon tetrachloride	157	165.5		ug/m3		105	70 - 130
Chlorobenzene	115	109.2		ug/m3		95	70 - 130
Chloroethane	66.0	72.26		ug/m3		110	70 - 137
Chloroform	122	127.2		ug/m3		104	70 - 132
Chloromethane	51.6	59.52		ug/m3		115	65 - 142
cis-1,2-Dichloroethene	99.1	98.35		ug/m3		99	70 - 130
cis-1,3-Dichloropropene	113	108.4		ug/m3		96	70 - 130
Dibromochloromethane	213	206.5		ug/m3		97	70 - 130
1,2-Dibromo-3-Chloropropane	242	205.9		ug/m3		85	68 - 130
1,2-Dibromoethane	192	188.7		ug/m3		98	70 - 130
1,2-Dichlorobenzene	150	137.2		ug/m3		91	70 - 130
1,3-Dichlorobenzene	150	139.2		ug/m3		93	69 - 132
1,4-Dichlorobenzene	150	138.6		ug/m3		92	67 - 132
Dichlorodifluoromethane	124	152.5		ug/m3		123	70 - 142
1,1-Dichloroethane	101	109.5		ug/m3		108	70 - 131
1,2-Dichloroethane	101	111.5		ug/m3		110	70 - 134

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCS 570-131206/4
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
1,1-Dichloroethene	99.1	105.5		ug/m3		106	70 - 130
1,2-Dichloropropane	116	120.5		ug/m3		104	70 - 130
Dichlorotetrafluoroethane	175	204.3		ug/m3		117	70 - 137
1,1-Difluoroethane	67.5	68.13		ug/m3		101	60 - 130
Di-isopropyl ether (DIPE)	104	94.83		ug/m3		91	64 - 130
Ethylbenzene	109	110.2		ug/m3		102	70 - 130
Ethyl-t-butyl ether (ETBE)	104	100.7		ug/m3		96	70 - 130
4-Ethyltoluene	123	116.6		ug/m3		95	70 - 130
Hexachloro-1,3-butadiene	267	210.0		ug/m3		79	55 - 130
2-Hexanone	102	103.5		ug/m3		101	59 - 140
Isopropanol	61.5	61.44	J	ug/m3		100	60 - 130
Methylene Chloride	86.8	86.68		ug/m3		100	70 - 130
4-Methyl-2-pentanone	102	105.9		ug/m3		103	64 - 133
Methyl-t-Butyl Ether (MTBE)	90.1	98.26		ug/m3		109	70 - 132
m,p-Xylene	217	228.9		ug/m3		105	70 - 130
n-Butylbenzene	137	133.3		ug/m3		97	70 - 130
o-Xylene	109	113.2		ug/m3		104	70 - 130
sec-Butylbenzene	137	117.1		ug/m3		85	70 - 130
Styrene	106	100.4		ug/m3		94	70 - 130
Tert-amyl methyl ether	104	101.2		ug/m3		97	70 - 130
tert-Butyl alcohol (TBA)	152	148.9		ug/m3		98	70 - 130
tert-Butylbenzene	137	132.1		ug/m3		96	70 - 130
1,1,2,2-Tetrachloroethane	172	166.9		ug/m3		97	70 - 130
Tetrachloroethene	170	163.5		ug/m3		96	70 - 130
Toluene	94.2	99.27		ug/m3		105	70 - 130
trans-1,2-Dichloroethene	99.1	105.7		ug/m3		107	70 - 140
trans-1,3-Dichloropropene	113	116.5		ug/m3		103	70 - 130
1,2,4-Trichlorobenzene	186	140.3		ug/m3		76	56 - 130
1,1,1-Trichloroethane	136	141.3		ug/m3		104	70 - 137
1,1,2-Trichloroethane	136	138.5		ug/m3		102	70 - 130
Trichloroethene	134	137.6		ug/m3		102	70 - 130
Trichlorofluoromethane	140	168.1		ug/m3		120	70 - 143
1,1,2-Trichloro-1,2,2-trifluoroethane	192	194.7		ug/m3		102	70 - 130
1,2,4-Trimethylbenzene	123	124.0		ug/m3		101	70 - 130
1,3,5-Trimethylbenzene	123	117.8		ug/m3		96	70 - 130
Vinyl acetate	88.0	87.02		ug/m3		99	67 - 138
Vinyl chloride	63.9	68.91		ug/m3		108	70 - 133

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*
Toluene-d8 (Surr)	*102*		*70 - 130*

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131206/5
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Acetone			59.4	57.40		ug/m3		97	69 - 146	4	25
Benzene			79.9	91.81		ug/m3		115	70 - 133	2	25
Benzyl chloride			129	122.2		ug/m3		94	63 - 130	1	25
Bromodichloromethane			168	179.5		ug/m3		107	70 - 130	1	25
Bromoform			258	246.3		ug/m3		95	70 - 132	1	25
Bromomethane			97.1	103.1		ug/m3		106	70 - 137	3	25
2-Butanone			73.7	78.07		ug/m3		106	64 - 143	4	25
Carbon disulfide			77.9	90.65		ug/m3		116	70 - 150	3	25
Carbon tetrachloride			157	165.4		ug/m3		105	70 - 130	0	25
Chlorobenzene			115	110.5		ug/m3		96	70 - 130	1	25
Chloroethane			66.0	68.59		ug/m3		104	70 - 137	5	25
Chloroform			122	129.8		ug/m3		106	70 - 132	2	25
Chloromethane			51.6	58.11		ug/m3		113	65 - 142	2	25
cis-1,2-Dichloroethene			99.1	99.61		ug/m3		100	70 - 130	1	25
cis-1,3-Dichloropropene			113	109.9		ug/m3		97	70 - 130	1	25
Dibromochloromethane			213	205.1		ug/m3		96	70 - 130	1	25
1,2-Dibromo-3-Chloropropane			242	207.6		ug/m3		86	68 - 130	1	25
1,2-Dibromoethane			192	187.2		ug/m3		97	70 - 130	1	25
1,2-Dichlorobenzene			150	138.0		ug/m3		92	70 - 130	1	25
1,3-Dichlorobenzene			150	138.9		ug/m3		92	69 - 132	0	25
1,4-Dichlorobenzene			150	138.5		ug/m3		92	67 - 132	0	25
Dichlorodifluoromethane			124	152.9		ug/m3		124	70 - 142	0	25
1,1-Dichloroethane			101	111.5		ug/m3		110	70 - 131	2	25
1,2-Dichloroethane			101	114.1		ug/m3		113	70 - 134	2	25
1,1-Dichloroethene			99.1	109.0		ug/m3		110	70 - 130	3	25
1,2-Dichloropropane			116	124.7		ug/m3		108	70 - 130	3	25
Dichlorotetrafluoroethane			175	197.5		ug/m3		113	70 - 137	3	25
1,1-Difluoroethane			67.5	68.88		ug/m3		102	60 - 130	1	25
Di-isopropyl ether (DIPE)			104	98.60		ug/m3		94	64 - 130	4	25
Ethylbenzene			109	110.5		ug/m3		102	70 - 130	0	25
Ethyl-t-butyl ether (ETBE)			104	103.2		ug/m3		99	70 - 130	2	25
4-Ethyltoluene			123	117.1		ug/m3		95	70 - 130	0	25
Hexachloro-1,3-butadiene			267	212.9		ug/m3		80	55 - 130	1	25
2-Hexanone			102	104.2		ug/m3		102	59 - 140	1	25
Isopropanol			61.5	60.52	J	ug/m3		98	60 - 130	2	25
Methylene Chloride			86.8	89.06		ug/m3		103	70 - 130	3	25
4-Methyl-2-pentanone			102	106.7		ug/m3		104	64 - 133	1	25
Methyl-t-Butyl Ether (MTBE)			90.1	100.5		ug/m3		112	70 - 132	2	25
m,p-Xylene			217	231.9		ug/m3		107	70 - 130	1	25
n-Butylbenzene			137	132.0		ug/m3		96	70 - 130	1	25
o-Xylene			109	115.6		ug/m3		107	70 - 130	2	25
sec-Butylbenzene			137	117.4		ug/m3		86	70 - 130	0	25
Styrene			106	103.3		ug/m3		97	70 - 130	3	25
Tert-amyl methyl ether			104	103.3		ug/m3		99	70 - 130	2	25
tert-Butyl alcohol (TBA)			152	153.5		ug/m3		101	70 - 130	3	25
tert-Butylbenzene			137	132.4		ug/m3		96	70 - 130	0	25
1,1,2,2-Tetrachloroethane			172	171.1		ug/m3		100	70 - 130	3	25
Tetrachloroethene			170	163.6		ug/m3		96	70 - 130	0	25

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131206/5
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Toluene			94.2	98.74		ug/m3		105	70 - 130	1	25
trans-1,2-Dichloroethene			99.1	107.8		ug/m3		109	70 - 140	2	25
trans-1,3-Dichloropropene			113	117.2		ug/m3		103	70 - 130	1	25
1,2,4-Trichlorobenzene			186	142.7		ug/m3		77	56 - 130	2	25
1,1,1-Trichloroethane			136	144.1		ug/m3		106	70 - 137	2	25
1,1,2-Trichloroethane			136	140.8		ug/m3		103	70 - 130	2	25
Trichloroethene			134	138.6		ug/m3		103	70 - 130	1	25
Trichlorofluoromethane			140	163.3		ug/m3		116	70 - 143	3	25
1,1,2-Trichloro-1,2,2-trifluoroethane			192	198.7		ug/m3		104	70 - 130	2	25
1,2,4-Trimethylbenzene			123	124.0		ug/m3		101	70 - 130	0	25
1,3,5-Trimethylbenzene			123	118.6		ug/m3		96	70 - 130	1	25
Vinyl acetate			88.0	90.42		ug/m3		103	67 - 138	4	25
Vinyl chloride			63.9	66.61		ug/m3		104	70 - 133	3	25

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*99*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*115*		*70 - 130*
Toluene-d8 (Surr)	*103*		*70 - 130*

Lab Sample ID: MB 570-131500/7
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		12	0.94	ug/m3			02/24/21 16:07	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*67 - 131*		*02/24/21 16:07*	*1*
1,2-Dichloroethane-d4 (Surr)	*110*		*70 - 130*		*02/24/21 16:07*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 16:07*	*1*

Lab Sample ID: LCS 570-131500/4
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
Acetone			59.4	54.58		ug/m3		92	69 - 146		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*98*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*
Toluene-d8 (Surr)	*103*		*70 - 130*

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131500/5
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Acetone			59.4	52.86		ug/m3		89	69 - 146	3	25

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*98*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*108*		*70 - 130*
Toluene-d8 (Surr)	*104*		*70 - 130*

QC Association Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Air - GC/MS VOA

Analysis Batch: 131206

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-31	B1-15V	Total/NA	Air	TO-15	
570-51910-32	B1-25V	Total/NA	Air	TO-15	
570-51910-33	B2-15V	Total/NA	Air	TO-15	
570-51910-34	B2-25V	Total/NA	Air	TO-15	
570-51910-35	B3-15V	Total/NA	Air	TO-15	
570-51910-36	B3-22V	Total/NA	Air	TO-15	
570-51910-37	B4-15V	Total/NA	Air	TO-15	
570-51910-38	B4-22V	Total/NA	Air	TO-15	
570-51910-39	B5-15V	Total/NA	Air	TO-15	
570-51910-40	B5-25V	Total/NA	Air	TO-15	
570-51910-41	B6-15V	Total/NA	Air	TO-15	
570-51910-42	B6-25V	Total/NA	Air	TO-15	
MB 570-131206/7	Method Blank	Total/NA	Air	TO-15	
LCS 570-131206/4	Lab Control Sample	Total/NA	Air	TO-15	
LCSD 570-131206/5	Lab Control Sample Dup	Total/NA	Air	TO-15	

Analysis Batch: 131500

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-36 - DL	B3-22V	Total/NA	Air	TO-15	
570-51910-39 - DL	B5-15V	Total/NA	Air	TO-15	
MB 570-131500/7	Method Blank	Total/NA	Air	TO-15	
LCS 570-131500/4	Lab Control Sample	Total/NA	Air	TO-15	
LCSD 570-131500/5	Lab Control Sample Dup	Total/NA	Air	TO-15	

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-31
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/23/21 23:34	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-32
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 00:28	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-33
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 01:23	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-34
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 02:18	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-35
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 03:14	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-36
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 04:10	KA4W	ECL 2
	Instrument ID: GCMSNN									
Total/NA	Analysis	TO-15	DL	2.5	400 mL	400 mL	131500	02/24/21 21:29	KA4W	ECL 2
	Instrument ID: GCMSNN									

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-37
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 05:04	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-38
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 05:59	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-39
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 06:53	KA4W	ECL 2
	Instrument ID: GCMSNN									
Total/NA	Analysis	TO-15	DL	2.5	400 mL	400 mL	131500	02/24/21 22:24	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-40
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 07:48	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-41
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 08:42	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-42
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 09:37	KA4W	ECL 2
	Instrument ID: GCMSNN									

Laboratory References:

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Accreditation/Certification Summary

Client: Citadel Environmental Services Inc
Job ID: 570-51910-1
Project/Site: 8728 Sepulveda Blvd.

Laboratory: Eurofins Calscience LLC

All accreditations/certifications held by this laboratory are listed. Not all accreditations/certifications are applicable to this report.

Authority	Program	Identification Number	Expiration Date
California	Los Angeles County Sanitation Districts	10109	09-30-21
California	SCAQMD LAP	17LA0919	11-30-21
California	State	2944	09-30-21
Guam	State	20-003R	10-31-20 *
Nevada	State	CA00111	07-31-21
Oregon	NELAP	CA300001	01-30-22
USDA	US Federal Programs	P330-20-00034	02-10-23
Washington	State	C916-18	10-11-21

* Accreditation/Certification renewal pending - accreditation/certification considered valid.

Method Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method	Method Description	Protocol	Laboratory
TO-15	Volatile Organic Compounds in Ambient Air	EPA	ECL 2

Protocol References:

EPA = US Environmental Protection Agency

Laboratory References:

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Sample Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Lab Sample ID	Client Sample ID	Matrix	Collected	Received	Asset ID
570-51910-31	B1-15V	Air	02/23/21 12:45	02/23/21 17:34	
570-51910-32	B1-25V	Air	02/23/21 12:55	02/23/21 17:34	
570-51910-33	B2-15V	Air	02/23/21 13:15	02/23/21 17:34	
570-51910-34	B2-25V	Air	02/23/21 13:25	02/23/21 17:34	
570-51910-35	B3-15V	Air	02/23/21 13:45	02/23/21 17:34	
570-51910-36	B3-22V	Air	02/23/21 13:55	02/23/21 17:34	
570-51910-37	B4-15V	Air	02/23/21 14:10	02/23/21 17:34	
570-51910-38	B4-22V	Air	02/23/21 14:20	02/23/21 17:34	
570-51910-39	B5-15V	Air	02/23/21 14:50	02/23/21 17:34	
570-51910-40	B5-25V	Air	02/23/21 15:00	02/23/21 17:34	
570-51910-41	B6-15V	Air	02/23/21 15:12	02/23/21 17:34	
570-51910-42	B6-25V	Air	02/23/21 15:23	02/23/21 17:34	

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570-51910 Chain of Custody

CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 1 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD"):
☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
1	B1-5	02-23-21	0731	Soil	1-Sleeve																	
2	B1-10		0733																			
3	B1-15		0746																			
4	B1-20		0748																			
5	B1-25		0755																			
6	B2-5		0838																			
7	B2-10		0841																			
8	B2-15		0844																			
9	B2-20		0847																			
10	B2-25		0850																			

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4.6/35 SC6

06/02/14 Revision

2/26/2021

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 2 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER.: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

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TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

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☐ COELT EDF GLOBAL ID LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
11	B3-5	02-23-21	0909	Soil	1-Sleeve																	T
12	B3-10		0917																			
13	B3-15		0923																			
14	B3-20		0930																			
15	B3-~~25~~22		0940																			
16	B4-5		0806																			
17	B4-10		0811																			
18	B4-15		0818																			
19	B4-20		0824																			
20	B4-22		0831																			

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Tim Lambert	[illegible] 6 EC I	2-23-2021	17:34
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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 3 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS:

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH _____	BTEX / MTBE ☐ 8260 ☐ _____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	Hold				
21	B5-5	02-23-21	1003	Soil	1-Sleeve																		T				
22	B5-10	"	1006	"	"																		"				
23	B5-15	"	1008	"	"																		"				
24	B5-20	"	1012	"	"																		"				
25	B5-25	"	1016	"	"																		"				
26	B6-5	"	1125	"	"																		"				
27	B6-10	"	1132	"	"																		"				
28	B6-15	"	1135	"	"																		"				
29	B6-20	"	1139	"	"																		"				
30	B6-25	"	1148	"	"																		"				

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Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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2/26/2021

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 4 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd.

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	TPH(g) GRO	TPH(d) DRO	TPH C6-C36 C6-C44	TPH ____	BTEX / MTBE 8260 ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) En Core Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs 8270 8270 SIM	T22 Metals 6010/747X 6020/747X	Cr(VI) 7196 7199 218.6	TO-15			
31	B1-15V	2-23-21	1245	Vapor	1-Tedlar																		X			
32	B1-25V	"	1255	"	"																		X			
33	B2-15V	"	1315	"	"																		X			
34	B2-25V	"	1325	"	"																		X			
35	B3-15V	"	1345	"	"																		X			
36	B3-22V	"	1355	"	"																		X			
37	B4-15V	"	1410	"	"																		X			
38	B4-22V	"	1420	"	"																		X			
39	B5-15V	"	1450	"	"																		X			
40	B5-25V	"	1500	"	"																		X			

Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Tim Lambert	[illegible] E CI	2-23-2021	17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

06/02/14 Revision

2/26/2021

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7440 Lincoln Way, Garden Grove, CA 92841-1427 • (714) 895-5494
For courier service / sample drop off information, contact us26_sales@eurofinsus com or call us

CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 5 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD.

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID LOG CODE.

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	TO-15			
41	B6-15V	02-23-21	1512	Vapor	1-Tedlar																		X			
42	B6-25V	02-23-21	1523	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

06/02/14 Revision

2/26/2021

Login Sample Receipt Checklist

Client: Citadel Environmental Services Inc

Job Number: 570-51910-1

Login Number: 51910
List Number: 1
Creator: Cruise, Noel

List Source: Eurofins Calscience

Question	Answer	Comment
Radioactivity wasn't checked or is </= background as measured by a survey meter.	True	
The cooler's custody seal, if present, is intact.	True	
Sample custody seals, if present, are intact.	True	
The cooler or samples do not appear to have been compromised or tampered with.	True	
Samples were received on ice.	True	
Cooler Temperature is acceptable.	True	
Cooler Temperature is recorded.	True	
COC is present.	True	
COC is filled out in ink and legible.	True	
COC is filled out with all pertinent information.	True	
Is the Field Sampler's name present on COC?	True	
There are no discrepancies between the containers received and the COC.	True	
Samples are received within Holding Time (excluding tests with immediate HTs)	True	
Sample containers have legible labels.	True	
Containers are not broken or leaking.	True	
Sample collection date/times are provided.	True	
Appropriate sample containers are used.	True	
Sample bottles are completely filled.	True	
Sample Preservation Verified.	True	
There is sufficient vol. for all requested analyses, incl. any requested MS/MSDs	True	
Containers requiring zero headspace have no headspace or bubble is <6mm (1/4").	True	
Multiphasic samples are not present.	True	
Samples do not require splitting or compositing.	True	
Residual Chlorine Checked.	True	

eurofins | Environment Testing America

ANALYTICAL REPORT

Eurofins Calscience LLC
7440 Lincoln Way
Garden Grove, CA 92841
Tel: (714)895-5494

Laboratory Job ID: 570-51910-2
Client Project/Site: 8728 Sepulveda Blvd.

For:
Citadel Environmental Services Inc
1725 Victory Blvd
Glendale, California 91201

Attn: Scott Grasse

Authorized for release by:
3/1/2021 8:12:50 AM

Don Burley, Senior Project Manager
(714)895-5494
Donald.Burley@eurofinset.com

LINKS

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www.eurofinsus.com/Env

The test results in this report meet all 2003 NELAC, 2009 TNI, and 2016 TNI requirements for accredited parameters, exceptions are noted in this report. This report may not be reproduced except in full, and with written approval from the laboratory. For questions please contact the Project Manager at the e-mail address or telephone number listed on this page.

This report has been electronically signed and authorized by the signatory. Electronic signature is intended to be the legally binding equivalent of a traditionally handwritten signature.

Results relate only to the items tested and the sample(s) as received by the laboratory.

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Definitions/Glossary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Qualifiers

GC/MS VOA

Qualifier	Qualifier Description
*+	LCS and/or LCSD is outside acceptance limits, high biased.

Glossary

Abbreviation	These commonly used abbreviations may or may not be present in this report.
¤	Listed under the "D" column to designate that the result is reported on a dry weight basis
%R	Percent Recovery
CFL	Contains Free Liquid
CFU	Colony Forming Unit
CNF	Contains No Free Liquid
DER	Duplicate Error Ratio (normalized absolute difference)
Dil Fac	Dilution Factor
DL	Detection Limit (DoD/DOE)
DL, RA, RE, IN	Indicates a Dilution, Re-analysis, Re-extraction, or additional Initial metals/anion analysis of the sample
DLC	Decision Level Concentration (Radiochemistry)
EDL	Estimated Detection Limit (Dioxin)
LOD	Limit of Detection (DoD/DOE)
LOQ	Limit of Quantitation (DoD/DOE)
MCL	EPA recommended "Maximum Contaminant Level"
MDA	Minimum Detectable Activity (Radiochemistry)
MDC	Minimum Detectable Concentration (Radiochemistry)
MDL	Method Detection Limit
ML	Minimum Level (Dioxin)
MPN	Most Probable Number
MQL	Method Quantitation Limit
NC	Not Calculated
ND	Not Detected at the reporting limit (or MDL or EDL if shown)
NEG	Negative / Absent
POS	Positive / Present
PQL	Practical Quantitation Limit
PRES	Presumptive
QC	Quality Control
RER	Relative Error Ratio (Radiochemistry)
RL	Reporting Limit or Requested Limit (Radiochemistry)
RPD	Relative Percent Difference, a measure of the relative difference between two points
TEF	Toxicity Equivalent Factor (Dioxin)
TEQ	Toxicity Equivalent Quotient (Dioxin)
TNTC	Too Numerous To Count

Job ID: 570-51910-2

Laboratory: Eurofins Calscience LLC

Narrative

Job Narrative
570-51910-2

Comments
No additional comments.

Receipt
The samples were received on 2/23/2021 5:34 PM. Unless otherwise noted below, the samples arrived in good condition, and where required, properly preserved and on ice. The temperature of the cooler at receipt time was 3.5º C.

GC/MS VOA
Method 8260B: The following analyte recovered outside control limits for the LCS associated with preparation batch 570-132342 and analytical batch 570-132363: 1,2-Dichloropropane. This is not indicative of a systematic control problem because this was a random marginal exceedance. Qualified results have been reported.

Method 8260B: The matrix spike / matrix spike duplicate (MS/MSD) recoveries for preparation batch 570-132342 and analytical batch 570-132363 were outside control limits. Sample matrix interference is suspected because the associated laboratory control sample (LCS) recovery was within acceptance limits.

No additional analytical or quality issues were noted, other than those described above or in the Definitions/Glossary page.

GC Semi VOA
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Organic Prep
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

VOA Prep
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Client Sample ID: B2-5 — Lab Sample ID: 570-51910-6

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
C33-C36	5.6		5.0		mg/Kg	1		8015B	Total/NA
C37-C40	7.3		5.0		mg/Kg	1		8015B	Total/NA
C41-C44	8.5		5.0		mg/Kg	1		8015B	Total/NA
C6-C44	32		5.0		mg/Kg	1		8015B	Total/NA

Client Sample ID: B4-15 — Lab Sample ID: 570-51910-18

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
C41-C44	5.3		5.0		mg/Kg	1		8015B	Total/NA
C6-C44	21		5.0		mg/Kg	1		8015B	Total/NA

Client Sample ID: B4-22 — Lab Sample ID: 570-51910-20

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
Acetone	23		20		ug/Kg	1		8260B	Total/NA
C6-C44	14		5.0		mg/Kg	1		8015B	Total/NA

This Detection Summary does not include radiochemical test results.

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8260B - Volatile Organic Compounds (GC/MS)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromoform	ND		5.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichloropropane	ND	*+	1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2,2-Dichloropropane	ND		5.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Styrene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
Dibromofluoromethane (Surr)	*104*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
1,2-Dichloroethane-d4 (Surr)	*102*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
Toluene-d8 (Surr)	*99*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:01*	*1*

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromoform	ND		5.1		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichloropropane	ND	*+	1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2,2-Dichloropropane	ND		5.1		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Styrene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
Dibromofluoromethane (Surr)	*105*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
1,2-Dichloroethane-d4 (Surr)	*104*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
Toluene-d8 (Surr)	*100*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:29*	*1*

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**23**		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Benzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromodichloromethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromoform	ND		4.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Carbon disulfide	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Carbon tetrachloride	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloroform	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Chlorotoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
4-Chlorotoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
cis-1,2-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
cis-1,3-Dichloropropene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dibromo-3-Chloropropane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dibromoethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dibromomethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,4-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichloropropane	ND	*+	0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3-Dichloropropane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2,2-Dichloropropane	ND		4.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Di-isopropyl ether (DIPE)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Ethylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Ethyl-t-butyl ether (ETBE)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Isopropylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Methylene Chloride	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Naphthalene	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
n-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
o-Xylene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
p-Isopropyltoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
sec-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Styrene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Tert-amyl-methyl ether (TAME)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
tert-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,1,2-Tetrachloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Tetrachloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Toluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
trans-1,2-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,1-Trichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2-Trichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Trichlorofluoromethane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Vinyl acetate	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Vinyl chloride	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*98*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
Dibromofluoromethane (Surr)	*106*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
1,2-Dichloroethane-d4 (Surr)	*101*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
Toluene-d8 (Surr)	*98*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:56*	*1*

Method: 8015B - Diesel Range Organics (DRO) (GC)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C33-C36	**5.6**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C37-C40	**7.3**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C41-C44	**8.5**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C6-C44	**32**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*93*		*61 - 145*	*02/24/21 13:54*	*02/25/21 23:22*	*1*

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C41-C44	**5.3**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C6-C44	**21**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*86*		*61 - 145*	*02/24/21 13:54*	*02/25/21 23:43*	*1*

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8015B - Diesel Range Organics (DRO) (GC)

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C41-C44	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C6-C44	**14**		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*90*		*61 - 145*	*02/24/21 13:54*	*02/26/21 00:05*	*1*

Surrogate Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8260B - Volatile Organic Compounds (GC/MS)

Matrix: Solid

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)			
		BFB	DBFM	DCA	TOL
Lab Sample ID	Client Sample ID	(80-120)	(79-133)	(71-155)	(80-120)
440-279518-B-16-D MS	Matrix Spike	97	103	100	100
440-279518-B-16-E MSD	Matrix Spike Duplicate	100	106	101	99
570-51910-6	B2-5	97	104	102	99
570-51910-18	B4-15	97	105	104	100
570-51910-20	B4-22	98	106	101	98
LCS 570-132342/2-A	Lab Control Sample	101	104	97	100
LCSD 570-132342/3-A	Lab Control Sample Dup	100	102	97	100
MB 570-132342/1-A	Method Blank	100	104	102	99

Surrogate Legend

BFB = 4-Bromofluorobenzene (Surr)
DBFM = Dibromofluoromethane (Surr)
DCA = 1,2-Dichloroethane-d4 (Surr)
TOL = Toluene-d8 (Surr)

Method: 8015B - Diesel Range Organics (DRO) (GC)

Matrix: Solid

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)
		OTCSN1
Lab Sample ID	Client Sample ID	(61-145)
570-51910-6	B2-5	93
570-51910-18	B4-15	86
570-51910-20	B4-22	90
570-51943-A-1-A MS	Matrix Spike	89
570-51943-A-1-B MSD	Matrix Spike Duplicate	83
LCS 570-131567/2-A	Lab Control Sample	89
LCSD 570-131567/3-A	Lab Control Sample Dup	81
MB 570-131567/1-A	Method Blank	91

Surrogate Legend

OTCSN = n-Octacosane (Surr)

Method: 8260B - Volatile Organic Compounds (GC/MS)

Lab Sample ID: MB 570-132342/1-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 132342

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromoform	ND		5.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2,2-Dichloropropane	ND		5.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethanol	ND		250		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: MB 570-132342/1-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 132342

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Styrene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
Dibromofluoromethane (Surr)	*104*		*79 - 133*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
1,2-Dichloroethane-d4 (Surr)	*102*		*71 - 155*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
Toluene-d8 (Surr)	*99*		*80 - 120*	*02/26/21 17:37*	*02/26/21 22:53*	*1*

Lab Sample ID: LCS 570-132342/2-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
Benzene	50.1	53.44		ug/Kg		107	78 - 120
Carbon tetrachloride	50.1	57.68		ug/Kg		115	49 - 139
Chlorobenzene	50.1	57.98		ug/Kg		116	79 - 120
1,2-Dibromoethane	50.1	57.57		ug/Kg		115	70 - 130
1,2-Dichlorobenzene	50.1	57.23		ug/Kg		114	75 - 120
1,2-Dichloroethane	50.1	58.45		ug/Kg		117	70 - 130
1,1-Dichloroethene	50.1	49.94		ug/Kg		100	74 - 122
Di-isopropyl ether (DIPE)	50.1	56.78		ug/Kg		113	78 - 120
Ethanol	501	491.6		ug/Kg		98	56 - 140
Ethylbenzene	50.1	55.35		ug/Kg		110	76 - 120
Ethyl-t-butyl ether (ETBE)	50.1	53.83		ug/Kg		107	70 - 124
Methyl-t-Butyl Ether (MTBE)	50.1	52.43		ug/Kg		105	70 - 124
m,p-Xylene	100	109.2		ug/Kg		109	70 - 130

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: LCS 570-132342/2-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 132342

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
o-Xylene			50.1	54.98		ug/Kg		110	70 - 130		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*101*		*80 - 120*
Dibromofluoromethane (Surr)	*104*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*97*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: LCSD 570-132342/3-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA
Prep Batch: 132342

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Benzene			49.4	48.44		ug/Kg		98	78 - 120	10	20
Carbon tetrachloride			49.4	53.58		ug/Kg		108	49 - 139	7	20
Chlorobenzene			49.4	52.72		ug/Kg		107	79 - 120	10	20
1,2-Dibromoethane			49.4	52.44		ug/Kg		106	70 - 130	9	20
1,2-Dichlorobenzene			49.4	52.12		ug/Kg		105	75 - 120	9	20
1,2-Dichloroethane			49.4	53.45		ug/Kg		108	70 - 130	9	20
1,1-Dichloroethene			49.4	45.30		ug/Kg		92	74 - 122	10	20
Di-isopropyl ether (DIPE)			49.4	51.61		ug/Kg		104	78 - 120	10	20
Ethanol			494	452.3		ug/Kg		92	56 - 140	8	20
Ethylbenzene			49.4	50.68		ug/Kg		103	76 - 120	9	20
Ethyl-t-butyl ether (ETBE)			49.4	49.54		ug/Kg		100	70 - 124	8	20
Methyl-t-Butyl Ether (MTBE)			49.4	46.79		ug/Kg		95	70 - 124	11	20
m,p-Xylene			98.8	99.32		ug/Kg		101	70 - 130	9	20
o-Xylene			49.4	50.41		ug/Kg		102	70 - 130	9	20

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*
Dibromofluoromethane (Surr)	*102*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*97*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: 440-279518-B-16-D MS
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits		
Benzene	ND		50.6	49.34		ug/Kg		97	61 - 127		
Carbon tetrachloride	ND		50.6	51.91		ug/Kg		103	51 - 135		
Chlorobenzene	ND		50.6	52.72		ug/Kg		104	57 - 123		
1,2-Dibromoethane	ND		50.6	54.69		ug/Kg		108	64 - 124		
1,2-Dichlorobenzene	ND		50.6	50.18		ug/Kg		99	35 - 131		
1,2-Dichloroethane	ND		50.6	55.00		ug/Kg		109	70 - 130		
1,1-Dichloroethene	ND		50.6	44.89		ug/Kg		89	47 - 143		
Di-isopropyl ether (DIPE)	ND		50.6	53.35		ug/Kg		105	57 - 129		
Ethanol	ND		506	529.0		ug/Kg		105	17 - 167		

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: 440-279518-B-16-D MS
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits
Ethylbenzene	ND		50.6	50.07		ug/Kg		99	57 - 129
Ethyl-t-butyl ether (ETBE)	ND		50.6	51.25		ug/Kg		101	55 - 127
Methyl-t-Butyl Ether (MTBE)	ND		50.6	49.23		ug/Kg		97	57 - 123
m,p-Xylene	ND		101	97.57		ug/Kg		96	70 - 130
o-Xylene	ND		50.6	50.03		ug/Kg		99	70 - 130

Surrogate	*MS %Recovery*	*MS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*
Dibromofluoromethane (Surr)	*103*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*100*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: 440-279518-B-16-E MSD
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike Duplicate
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MSD Result	MSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Benzene	ND		48.7	44.95		ug/Kg		92	61 - 127	9	20
Carbon tetrachloride	ND		48.7	51.27		ug/Kg		105	51 - 135	1	29
Chlorobenzene	ND		48.7	48.35		ug/Kg		99	57 - 123	9	20
1,2-Dibromoethane	ND		48.7	49.90		ug/Kg		102	64 - 124	9	20
1,2-Dichlorobenzene	ND		48.7	45.26		ug/Kg		93	35 - 131	10	25
1,2-Dichloroethane	ND		48.7	50.18		ug/Kg		103	70 - 130	9	20
1,1-Dichloroethene	ND		48.7	43.47		ug/Kg		89	47 - 143	3	25
Di-isopropyl ether (DIPE)	ND		48.7	50.10		ug/Kg		103	57 - 129	6	20
Ethanol	ND		487	438.8		ug/Kg		90	17 - 167	19	47
Ethylbenzene	ND		48.7	45.99		ug/Kg		94	57 - 129	8	22
Ethyl-t-butyl ether (ETBE)	ND		48.7	48.05		ug/Kg		99	55 - 127	6	20
Methyl-t-Butyl Ether (MTBE)	ND		48.7	46.84		ug/Kg		96	57 - 123	5	21
m,p-Xylene	ND		97.5	89.75		ug/Kg		92	70 - 130	8	20
o-Xylene	ND		48.7	45.87		ug/Kg		94	70 - 130	9	20

Surrogate	*MSD %Recovery*	*MSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*
Dibromofluoromethane (Surr)	*106*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*101*		*71 - 155*
Toluene-d8 (Surr)	*99*		*80 - 120*

Method: 8015B - Diesel Range Organics (DRO) (GC)

Lab Sample ID: MB 570-131567/1-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 131567

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1

Method: 8015B - Diesel Range Organics (DRO) (GC) (Continued)

Lab Sample ID: MB 570-131567/1-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 131567

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C9-C10	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C41-C44	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C6-C44	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*91*		*61 - 145*	*02/24/21 13:52*	*02/25/21 09:58*	*1*

Lab Sample ID: LCS 570-131567/2-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 131567

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
Diesel Range Organics [C10-C28]			400	477.5		mg/Kg		119	67 - 121		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
n-Octacosane (Surr)	*89*		*61 - 145*

Lab Sample ID: LCSD 570-131567/3-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA
Prep Batch: 131567

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Diesel Range Organics [C10-C28]			400	439.0		mg/Kg		110	67 - 121	8	20

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
n-Octacosane (Surr)	*81*		*61 - 145*

Lab Sample ID: 570-51943-A-1-A MS
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 131567

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits		
Diesel Range Organics [C10-C28]	27		396	488.5		mg/Kg		116	33 - 153		

Method: 8015B - Diesel Range Organics (DRO) (GC) (Continued)

Lab Sample ID: 570-51943-A-1-A MS
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 131567

Surrogate	*MS %Recovery*	*MS Qualifier*	*Limits*
n-Octacosane (Surr)	*89*		*61 - 145*

Lab Sample ID: 570-51943-A-1-B MSD
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike Duplicate
Prep Type: Total/NA
Prep Batch: 131567

Analyte	Sample Result	Sample Qualifier	Spike Added	MSD Result	MSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Diesel Range Organics [C10-C28]	27		402	492.2		mg/Kg		116	33 - 153	1	32

Surrogate	*MSD %Recovery*	*MSD Qualifier*	*Limits*
n-Octacosane (Surr)	*83*		*61 - 145*

GC/MS VOA

Prep Batch: 132342

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	5030C	
570-51910-18	B4-15	Total/NA	Solid	5030C	
570-51910-20	B4-22	Total/NA	Solid	5030C	
MB 570-132342/1-A	Method Blank	Total/NA	Solid	5030C	
LCS 570-132342/2-A	Lab Control Sample	Total/NA	Solid	5030C	
LCSD 570-132342/3-A	Lab Control Sample Dup	Total/NA	Solid	5030C	
440-279518-B-16-D MS	Matrix Spike	Total/NA	Solid	5030C	
440-279518-B-16-E MSD	Matrix Spike Duplicate	Total/NA	Solid	5030C	

Analysis Batch: 132363

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	8260B	132342
570-51910-18	B4-15	Total/NA	Solid	8260B	132342
570-51910-20	B4-22	Total/NA	Solid	8260B	132342
MB 570-132342/1-A	Method Blank	Total/NA	Solid	8260B	132342
LCS 570-132342/2-A	Lab Control Sample	Total/NA	Solid	8260B	132342
LCSD 570-132342/3-A	Lab Control Sample Dup	Total/NA	Solid	8260B	132342
440-279518-B-16-D MS	Matrix Spike	Total/NA	Solid	8260B	132342
440-279518-B-16-E MSD	Matrix Spike Duplicate	Total/NA	Solid	8260B	132342

GC Semi VOA

Analysis Batch: 131523

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
MB 570-131567/1-A	Method Blank	Total/NA	Solid	8015B	131567
LCS 570-131567/2-A	Lab Control Sample	Total/NA	Solid	8015B	131567
LCSD 570-131567/3-A	Lab Control Sample Dup	Total/NA	Solid	8015B	131567
570-51943-A-1-A MS	Matrix Spike	Total/NA	Solid	8015B	131567
570-51943-A-1-B MSD	Matrix Spike Duplicate	Total/NA	Solid	8015B	131567

Prep Batch: 131567

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	3550C	
570-51910-18	B4-15	Total/NA	Solid	3550C	
570-51910-20	B4-22	Total/NA	Solid	3550C	
MB 570-131567/1-A	Method Blank	Total/NA	Solid	3550C	
LCS 570-131567/2-A	Lab Control Sample	Total/NA	Solid	3550C	
LCSD 570-131567/3-A	Lab Control Sample Dup	Total/NA	Solid	3550C	
570-51943-A-1-A MS	Matrix Spike	Total/NA	Solid	3550C	
570-51943-A-1-B MSD	Matrix Spike Duplicate	Total/NA	Solid	3550C	

Analysis Batch: 132031

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	8015B	131567
570-51910-18	B4-15	Total/NA	Solid	8015B	131567
570-51910-20	B4-22	Total/NA	Solid	8015B	131567

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Client Sample ID: B2-5

Lab Sample ID: 570-51910-6

Date Collected: 02/23/21 08:38
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			4.96 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:01	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			10.01 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/25/21 23:22	N1A	ECL 1
	Instrument ID: GC47									

Client Sample ID: B4-15

Lab Sample ID: 570-51910-18

Date Collected: 02/23/21 08:18
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			4.92 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:29	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			10.00 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/25/21 23:43	N1A	ECL 1
	Instrument ID: GC47									

Client Sample ID: B4-22

Lab Sample ID: 570-51910-20

Date Collected: 02/23/21 08:31
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			5.07 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:56	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			9.99 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/26/21 00:05	N1A	ECL 1
	Instrument ID: GC47									

Laboratory References:

ECL 1 = Eurofins Calscience LLC Lincoln, 7440 Lincoln Way, Garden Grove, CA 92841, TEL (714)895-5494

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Accreditation/Certification Summary

Client: Citadel Environmental Services Inc
Job ID: 570-51910-2
Project/Site: 8728 Sepulveda Blvd.

Laboratory: Eurofins Calscience LLC

All accreditations/certifications held by this laboratory are listed. Not all accreditations/certifications are applicable to this report.

Authority	Program	Identification Number	Expiration Date
California	Los Angeles County Sanitation Districts	10109	09-30-21
California	SCAQMD LAP	17LA0919	11-30-21
California	State	2944	09-30-21
Guam	State	20-003R	10-31-20 *
Nevada	State	CA00111	07-31-21
Oregon	NELAP	CA300001	01-30-22
USDA	US Federal Programs	P330-20-00034	02-10-23
Washington	State	C916-18	10-11-21

* Accreditation/Certification renewal pending - accreditation/certification considered valid.

Method Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method	Method Description	Protocol	Laboratory
8260B	Volatile Organic Compounds (GC/MS)	SW846	ECL 2
8015B	Diesel Range Organics (DRO) (GC)	SW846	ECL 1
3550C	Ultrasonic Extraction	SW846	ECL 1
5030C	Purge and Trap	SW846	ECL 2

Protocol References:

SW846 = "Test Methods For Evaluating Solid Waste, Physical/Chemical Methods", Third Edition, November 1986 And Its Updates.

Laboratory References:

ECL 1 = Eurofins Calscience LLC Lincoln, 7440 Lincoln Way, Garden Grove, CA 92841, TEL (714)895-5494

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Sample Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Lab Sample ID	Client Sample ID	Matrix	Collected	Received	Asset ID
570-51910-6	B2-5	Solid	02/23/21 08:38	02/23/21 17:34	
570-51910-18	B4-15	Solid	02/23/21 08:18	02/23/21 17:34	
570-51910-20	B4-22	Solid	02/23/21 08:31	02/23/21 17:34	

Burley, Donald

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Wednesday, February 24, 2021 7:47 AM
To: Burley, Donald
Cc: Tim Lambert
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Don,

Please analyze the following soil samples for VOC by 8260B and TPH full range with 72-hour TAT. I understand results will be available Monday morning or possible Friday afternoon.

B2-5
B4-15
B4-25

Thank you, Scott

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess - resolve - strengthen
Long Beach Office
2525 Cherry Ave., Suite 105
Signal Hill, CA 90755
P: 818.246.2702 | **C:** 562.547.3061 | **D:** 818.200.5502
www.CitadelEHS.com
Glendale | Costa Mesa | Valencia | Long Beach | Oakland

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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 2:37 PM
To: Scott Grasse <SGrasse@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

$45 for TPH full range (C6-C44)
$75 for VOCs full list

Thank you.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 2:27 PM
To: Burley, Donald <Donald.Burley@eurofinset.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Also TPH full range – for $45

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
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Long Beach Office
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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 1:38 PM
To: Scott Grasse <SGrasse@citadelehs.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

If the samples are here by 7pm tonight, we can get results to you by end of Friday for the 72-hour TAT. If we get the samples before noon tomorrow, we can have results to you before noon on Monday for the 72-hour TAT. Do you want be to cancel the courier sample pickup tomorrow? Thanks.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 1:33 PM
To: Burley, Donald <Donald.Burley@eurofinset.com>

Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Thanks Don. If we get them early enough Monday morning we are ok. What is the latest tomorrow morning we could get you the samples and still get results by Monday morning with 72 hour turn around time. If we get them to you tonight before 7pm could we get results just as early or earlier on Monday morning with 72 hour TAT?

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess - resolve - strengthen
Long Beach Office
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Signal Hill, CA 90755
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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 11:36 AM
To: Scott Grasse <SGrasse@citadelehs.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

I will get the sample pickup scheduled for tomorrow. The TAT starts when the samples get back to the lab. So results Thursday would be 1-day TAT; results Friday would be a 2-day TAT (50%); results Monday would be a 3-day TAT (25%). Thank you.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 11:16 AM
To: Burley, Donald <Donald.Burley@eurofinset.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Don,

We have 12 tedlar bags with vapor samples that need analysis. Would you be able to pick them up from the Glendale office tomorrow?

We would also like to have them analyzed for VOCs by TO-15 since your pricing is the same as 8260 at $125. We need the results by Friday afternoon. Is that possible with a pickup tomorrow and a 72-hour +25% surcharge?

Thanks Scott

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess - resolve - strengthen
Long Beach Office
2525 Cherry Ave., Suite 105 GSA Advantage!®
Signal Hill, CA 90755
P: 818.246.2702 | **C:** 562.547.3061 | **D:** 818.200.5502
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570-51910 Chain of Custody

CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 1 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD"):
☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
1	B1-5	02-23-21	0731	Soil	1-Sleeve																		
2	B1-10		0733																				
3	B1-15		0746																				
4	B1-20		0748																				
5	B1-25		0755																				
6	B2-5		0838																				
7	B2-10		0841																				
8	B2-15		0844																				
9	B2-20		0847																				
10	B2-25		0850																				

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) ECI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

4.6/35 SC6

06/02/14 Revision

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 2 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER.: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
11	B3-5	02-23-21	0909	Soil	1-Sleeve																	T
12	B3-10		0917																			
13	B3-15		0923																			
14	B3-20		0930																			
15	B3-~~25~~22		0940																			
16	B4-5		0806																			
17	B4-10		0811																			
18	B4-15		0818																			
19	B4-20		0824																			
20	B4-22		0831																			

Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time
Tim Lambert	[illegible] 6 ECI	2-23-2021	17:34
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CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 3 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS:

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH _____	BTEX / MTBE ☐ 8260 ☐ _____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	Hold				
21	B5-5	02-23-21	1003	Soil	1-Sleeve																		T				
22	B5-10	"	1006	"	"																		"				
23	B5-15	"	1008	"	"																		"				
24	B5-20	"	1012	"	"																		"				
25	B5-25	"	1016	"	"																		"				
26	B6-5	"	1125	"	"																		"				
27	B6-10	"	1132	"	"																		"				
28	B6-15	"	1135	"	"																		"				
29	B6-20	"	1139	"	"																		"				
30	B6-25	"	1148	"	"																		"				

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) B & B CT	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 4 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd.

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	TO-15			
31	B1-15V	2-23-21	1245	Vapor	1-Tedlar																		X			
32	B1-25V	"	1255	"	"																		X			
33	B2-15V	"	1315	"	"																		X			
34	B2-25V	"	1325	"	"																		X			
35	B3-15V	"	1345	"	"																		X			
36	B3-22V	"	1355	"	"																		X			
37	B4-15V	"	1410	"	"																		X			
38	B4-22V	"	1420	"	"																		X			
39	B5-15V	"	1450	"	"																		X			
40	B5-25V	"	1500	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) E CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

06/02/14 Revision

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For courier service / sample drop off information, contact us26_sales@eurofinsus com or call us

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41	B6-15V	02-23-21	1512	Vapor	1-Tedlar																		X			
42	B6-25V	02-23-21	1523	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

06/02/14 Revision

Login Sample Receipt Checklist

Client: Citadel Environmental Services Inc

Job Number: 570-51910-2

Login Number: 51910
List Number: 1
Creator: Cruise, Noel

List Source: Eurofins Calscience

Question	Answer	Comment
Radioactivity wasn't checked or is </= background as measured by a survey meter.	True	
The cooler's custody seal, if present, is intact.	True	
Sample custody seals, if present, are intact.	True	
The cooler or samples do not appear to have been compromised or tampered with.	True	
Samples were received on ice.	True	
Cooler Temperature is acceptable.	True	
Cooler Temperature is recorded.	True	
COC is present.	True	
COC is filled out in ink and legible.	True	
COC is filled out with all pertinent information.	True	
Is the Field Sampler's name present on COC?	True	
There are no discrepancies between the containers received and the COC.	True	
Samples are received within Holding Time (excluding tests with immediate HTs)	True	
Sample containers have legible labels.	True	
Containers are not broken or leaking.	True	
Sample collection date/times are provided.	True	
Appropriate sample containers are used.	True	
Sample bottles are completely filled.	True	
Sample Preservation Verified.	True	
There is sufficient vol. for all requested analyses, incl. any requested MS/MSDs	True	
Containers requiring zero headspace have no headspace or bubble is <6mm (1/4").	True	
Multiphasic samples are not present.	True	
Samples do not require splitting or compositing.	True	
Residual Chlorine Checked.	True	

CITADEL EHS
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PRIVILEGED AND CONFIDENTIAL

April 27, 2021

Leon Benrimon
UNCOMMON DEVELOPERS
9220 Winnetka Avenue
Los Angeles, California 91311

Re: CITADEL Project No. 0950.1017.0
Phase I Environmental Site Assessment Report
6728 Sepulveda Boulevard
Van Nuys, California 91411

Dear Mr. Benrimon:

Enclosed please find Citadel EHS's Phase I Environmental Site Assessment Report for the above-referenced location.

The Phase I Environmental Site Assessment Report was conducted for Uncommon Developers, in accordance with Citadel's Proposal 09501.1017.P, dated April 14, 2021, and a mutually agreed upon scope of work.

If after your review, you have any questions or require additional information, please do not hesitate to telephone me at the Citadel Office in Glendale at (818) 246-2707.

Sincerely,
CITADEL EHS

Mark Drollinger

Digitally signed by Mark Drollinger
Date: 2021.04.27 18:15:07 -07'00'

Mark Drollinger, M.Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

Enclosure

CITADEL EHS
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Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California 91311

Phase I Environmental Site Assessment Report

April 27, 2021

Citadel Project Number 0950.1017.0

6728 Sepulveda Boulevard
Van Nuys, California 91411

www.CitadelEHS.com

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EXECUTIVE SUMMARY

Project Summary

Client Name/User:	Uncommon Developers	**Property Visit Date:**	April 22, 2021
Client Contact:	Leon Benrimon	**Construction Date:**	N/A
Phone Number:	(818) 894-2525	**No. Buildings/No. Units:**	None
Email Address:	leon@uncommondevelopers.com	**No. of Stories:**	N/A
Property Name:	None	**Bldg. Square Footage:**	N/A
Property Address:	6728 Sepulveda Boulevard	**Property Acreage:**	2.18 acres
Property City, State, Zip:	Los Angeles, California 91411	**Property Use:**	Vacant
Property Identification:	2235-004-010	**Property History:**	Undeveloped land, orchards, and nursing home
Other Improvements:	Undeveloped land and asphalt-paved surface areas		

SUMMARY OF FINDINGS

Report Section		No Further Action	REC	HREC	CREC	Non-ASTM Scope	Recommended Action
2.2	Site Description	X					
2.3	Adjacent Properties	X					
5.0	Historical Review		X				Prepare Human Health Risk Assessment (HHRA) and Soil Management Plan (SMP)
5.6	Previous Reports	X					
6.1	Regulatory Review	X					
6.2	Vapor Encroachment		X				Prepare Human Health Risk Assessment (HHRA) and Soil Management Plan (SMP)
4.1	USTs/ASTs	X					
4.1	PCBs	X					
4.1	Chemicals/Hazardous Materials/Raw Materials	X					
4.2	ACMs/ACCMs	X					
4.2	Lead-Based Paint	X					
4.2	Lead in Drinking Water	X					
4.2	Radon	X					
4.2	Methane	X					
4.1	Other	X					

Citadel EHS (Citadel) was contracted by Uncommon Developers (Client) to perform a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

Current Site Conditions

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

Site History

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

Previous Environmental Reports

Citadel reviewed the following environmental reports for the Site:

- Patriot Environmental Laboratory Services, Inc. (Patriot) performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. Patriot's assessment revealed no evidence of recognized environmental conditions (RECs), historical recognized environmental conditions (HRECs), or controlled recognized environmental conditions (CRECs). No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis condition. No signs or reports of leaking hydraulic fluid was reportedly and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

- Geocon West, Inc. (Geocon) submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet below ground surface (bgs). Groundwater was not encountered during the investigation.

- Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. The soil vapor samples were analyzed for volatile organic compounds (VOCs). Results indicated that the detected concentration of tetrachloroethylene (PCE) in all soil vapor sample exceeded current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied. Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the

structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

- Earth Science LLC (Earth Science) conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the north-adjacent dry cleaning operations. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for organochlorine pesticides (OCPs); two soil samples collected from five feet bgs were analyzed for VOCs; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs.

  VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-dichlorodiphenyldichloroethylene (4,4'-DDE), which was detected at a concentration of 0.0058 milligram per kilogram (mg/kg) below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 micrograms per cubic meter (µg/m^3), and above the residential use DTSC screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples. Earth Science recommended the preparation of a Potentially Responsible Party (PRP) Search Report, a Health and Safety Plan (HASP), and a Soil Management Plan (SMP); and notification of the appropriate regulatory agency regarding the soil vapor impacts at the Site.

- Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

  PCE was detected in all soil vapor samples with concentrations exceeding the residential environmental screening levels (ESLs) of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected 10 of the 12 soil vapor samples with concentrations exceeding the residential ESLs at 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels. Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and total petroleum hydrocarbons (TPH) by EPA Method 8015B. None of the detected concentrations were above residential screening levels.

  Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Citadel provided the following recommendations:

  - Preparation of a Human Health Risk Assessment (HHRA) to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.

- Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

Environmental Databases

The Site was identified on the Enforcement and Compliance History Information (ECHO) and the Hazardous Waste Tracking System (HWTS) databases. ECHO provides integrated compliance and enforcement information; and HWTS is the Department of Toxic Substances Control's (DTSC) data repository for hazardous waste identification and manifest information. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Citadel reviewed information provided by Environmental Data Resources (EDR) regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a leaking underground storage tank (LUST) occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and closed by the Los Angeles Fire Department (LAFD) on September 25, 1996. Based on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.

Three properties were identified as within 0.125-mile and upgradient of the Site on the Historical Gas Station database:

- 6734 Sepulveda Boulevard, approximately 323 feet north of the Site
  - According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 323 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965.
  - This property was also identified on the LAFD's UST and hazardous materials inventory listings with an inactive status. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed.
  - Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a vapor encroachment condition (VEC) concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
- 6759 Sepulveda Boulevard, approximately 225 feet northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. appeared to be da service station was constructed at the property in 1960. A grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.

- 6810 Sepulveda Boulevard, approximately 515 feet north-northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

One property was identified as within 0.125-mile and upgradient of the Site on the Historical Dry Cleaners database:

- 6754 Sepulveda Boulevard, approximately 174 feet northwest of the Site (adjoining property north of the Site)
  - According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The rear of the tenant space is located approximately 20 feet north of the Site boundary.
  - Citadel reviewed the South Coast Air Quality Management District's (SCAQMD) Facility Information Detail (FIND) for information regarding the dry cleaning equipment. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site.
  - The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

RECOGNIZED ENVIRONMENTAL CONDITIONS

According to American Society for Testing and Materials (ASTM) Standard of Practice E1527-13, recognized environmental conditions (REC) fall under three specific categories when evaluating a site or properties within the site vicinity. These categories are defined below.

A recognized environmental condition, or REC, means the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. De minimis conditions are not recognized environmental conditions.

A controlled recognized environmental condition, or CREC, is a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

An historical recognized environmental condition, or HREC, is a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to

any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

According to ASTM E2600-15, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property (TP) caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Based on a review of historical and present records, and Site reconnaissance, Citadel believes that sufficient information was collected and evaluated for the Site to determine if a REC, HREC, CREC, or a de minimis condition exists. Based on our review, reported release incidents that would represent RECs in connection with the Site or a source of a release that would be likely to contribute to a VEC was identified. Citadel identified the following environmental concerns:

- A former adjoining dry cleaner operated dry cleaning equipment with PCE from 1985 until at least 2014. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.
- A former gasoline station was also located at the adjoining property north of the Site. While USTs associated with the gasoline station are likely to been removed, it is unclear when USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

No evidence for designating the Site as a HREC or CREC from reviews of historical documents and present Site conditions was found.

NON-ASTM SCOPE CONSIDERATIONS

The California Bureau of Mines and Geology and California Department of Public Health (CADPH) participated in the United States EPA's State Radon Survey, a Federal survey to measure levels of indoor radon in all states. Based on the results of this survey, CADPH predicted that approximately 0.5% of homes in Region 9 would have radon concentrations over the EPA action level of 4.0 picoCuries per liter (pCi/L).

The Federal EPA Radon Zone for Los Angeles County is Zone 2, which indicates an average indoor concentration greater than or equal to 2.0 pCi/L of air and less than or equal to 4.0 pCi/L. In a survey, 39 tests were performed within the 91405 zip code for the presence of radon. Of these, none were found to contain radon in excess of 4.0 pCi/L. Site-specific radon values were not available and were not a part of this ASTM Phase I ESA.

A potable well was not observed on-Site and the Site does not lie within a known or potential flood zone or wetlands.

1.0 INTRODUCTION

Citadel EHS (Citadel) was contracted by Uncommon Developers (Client) to perform a Phase I Environmental Site Assessment (Phase I ESA) of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

1.1 PURPOSE

The purpose of the Phase I ESA was to review past and present land use practices and to evaluate the presence, or likely presence, of any hazardous substances or petroleum products that have been discharged into the property's structure, ground, groundwater, or surface water. This qualitative assessment was accomplished by review of current and readily available information regarding past and current land use for indications of the manufacture, generation, use, storage and/or disposal of hazardous substances at the Site. A Site visit was also conducted to observe existing Site conditions. This report provides the results of the Phase I ESA performed.

1.2 INVOLVED PARTIES

The involved party(s) in this study, to the best of our knowledge, is Uncommon Developers; 6728 Sepulveda QOZB LLC; Yellowstone Investments, LLC; Bedrock Properties, LLC; and Uncommon Builders.

Citadel understands that this Phase I ESA is being requested in conjunction with due diligence activities by Uncommon Developers; 6728 Sepulveda QOZB LLC; Yellowstone Investments, LLC; Bedrock Properties, LLC; and Uncommon Builders. Citadel recognizes that this report is to be used exclusively by Uncommon Developers; 6728 Sepulveda QOZB LLC; Yellowstone Investments, LLC; Bedrock Properties, LLC; Uncommon Builders; and their successors, lenders, and assigns. It is a report upon which Uncommon Developers; 6728 Sepulveda QOZB LLC; Yellowstone Investments, LLC; Bedrock Properties, LLC; Uncommon Builders; and their successors, lenders, and assigns, can rely.

This assessment and report were prepared on behalf of and for the exclusive use of Uncommon Developers; 6728 Sepulveda QOZB LLC; Yellowstone Investments, LLC; Bedrock Properties, LLC; Uncommon Builders; their lenders and assigns (Client) solely for its use and reliance, subject to the terms and conditions agreed upon between Citadel and the Client.

1.3 SCOPE OF SERVICES

This Phase I ESA was conducted in accordance with the American Society for Testing and Materials (ASTM) Standard of Practice E1527-13 and the standards of care and diligence normally practiced by recognized consulting firms in performing services of a similar nature.

The scope of services for this assessment consisted of the following:

- Performed a Site inspection to verify current Site conditions, and check for visible evidence of previously disposed and/or currently present hazardous waste, surface contamination, underground and above ground storage tanks (USTs/ASTs), suspect polychlorinated biphenyls (PCBs), and other potential environmental hazards.

- Conducted a visual survey of the adjacent properties and the immediate vicinity to determine if any nearby sites posed a significant environmental threat to the Site.

- Reviewed currently and readily available documents, including maps, aerial photographs, governmental databases of known hazardous waste sites and underground tanks, other consultant reports (if any), fire insurance maps, and other accessible records.

- Reviewed results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

- Consulted with appropriate governmental agencies having jurisdiction relative to past history of the property, complaints or incidents in the immediate area, and permits that may have been issued.

- Prepared a Phase I report, inclusive of our findings and recommendations, with applicable illustrations and documentation.

The scope of services outlined above is generally considered sufficient to properly assess the Site based on the data search, reasonably ascertainable documents, and Site inspection.

2.0 GENERAL SITE CHARACTERISTICS

2.1 LOCATION

The rectangular-shaped Site is located approximately 0.46 mile east of the Interstate 405, locally referred to as the San Diego Freeway. The Site is bounded by commercial and retail properties to the north; Columbus Avenue to the east; a nursing home to the south; and Sepulveda Boulevard to the west. The general Site vicinity is occupied by commercial and retail properties, along with nursing homes, an elementary school, and a hospital.

According to the U.S. Geological Survey (USGS) Van Nuys Quadrangle (7.5 Minute Series), dated 2012, the Site is at an elevation of approximately 736 feet above mean sea level (AMSL) and appears to slope to the south-southeast. The Site is located at approximate coordinates of 34° 11' 34.12" North Latitude and 118° 27' 54.31" West Longitude.

A Site Location Map identified as Figure 1 is included in Appendix A.

2.2 SITE DESCRIPTION

According to the County of Los Angeles' Assessor's Parcel Maps, the Site is comprised of one parcel legally identified as Assessor's Parcel Number (APN) 2235-004-010. The Site encompasses approximately 2.18 acres of land.

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

A Site Plan is included as Figure 2 in Appendix A. Select photographs of the Site and vicinity is included as Appendix B.

2.3 ADJACENT PROPERTIES

The immediately surrounding properties of the Site consist of the following:

Direction from Site	Address – Tenant/Use
North	Grand Plaza, consisting of the following tenants: ➢ 6734 Sepulveda Boulevard – Wingstop, a restaurant ➢ 6736 Sepulveda Boulevard – Dentistry, a dental office ➢ 6740 Sepulveda Boulevard – Subway, a restaurant ➢ 6742 Sepulveda Boulevard – MetroPCS, a cell phone store ➢ 6748 Sepulveda Boulevard – John's Watch Repair, a watch repair service ➢ 6750 Sepulveda Boulevard – Shears Barber, a hair salon ➢ 6752 Sepulveda Boulevard – Dazzle Hair & Nail Spa, a hair and nail salon ➢ 6754-6756 Sepulveda Boulevard – Van Nuys Coin Laundry ➢ 15232 Vanowen Street – Rose Bakery, a bakery ➢ 15230A Vanowen Street – Dollar King, a retail shop ➢ 15230 Vanowen Street – O'Reilly Auto Parts, an auto retail shop ➢ 15226 Vanowen Street – Oportun, a loan agency ➢ 15224 Vanowen Street – Baskin Robbins, an ice cream shop ➢ 15222 Vanowen Street – Garibay's Flowers, a florist 15220 Vanowen Street – Center For Healthy Living, an adult day health care center 15216 Vanowen Street – Multi-tenant medical building
East	6700 Columbus Avenue – Columbus Avenue Elementary School
South	6700 Sepulveda Boulevard – California Healthcare and Rehabilitation, a skilled nursing home
West	6719 Sepulveda Boulevard – In construction

2.4 UTILITIES

No electrical or gas service is currently being supplied to the Site.

3.0 ENVIRONMENTAL SETTING

3.1 PHYSICAL SITE CHARACTERISTICS

Based upon the National American Datum (NAD) of 1983, the Site is at an elevation of approximately 736 feet AMSL.

The Site is identified on the geologic map of the San Fernando and Van Nuys (north half) quadrangles, Los Angeles County, California (Dibblee and Ehrenspeck, 1991) as being Holocene aged surficial sediments (Qa). The surficial sediments are described as alluvial gravel, sand, and clay of valley areas. The United States Department of Agriculture (USDA) Natural Resources Conservation Service (NRCS) National Cooperative Soil Survey identifies the Site soils as Urban Land-Grommet-Ballona complex. The Urban Land soils are described alluvial fans landform with very high runoff; the Grommet soils are described as well-drained loam with low runoff; and the Ballona soils are described as well-drained loam and clay loam with medium runoff. According to the Limited Phase II Soil Vapor Sampling Services Report, prepared by Citadel and dated March 9, 2021, soil encountered at the Site included silt, clayey silt, and silty clay.

USGS Topographic Map	Van Nuys Quadrangle
Groundwater Basin	San Fernando Valley Groundwater Basin
Nearest Surface Water to Site	Haskell Channel, approximately 0.7 mile southwest of the Site
Gradient Direction (Source)	South-southeast (topographic maps)
Estimated Depth to Groundwater (Source)	Approximately 235 feet below ground surface, approximately 0.5 mile north of the Site (GeoTracker/Delta Consultants, 2009)
Nearest Wetland to Site (Source)	Haskell Channel, approximately 0.7 mile southwest of the Site (National Wetlands Inventory)
Nearest 100 or 500-year Flood Zone	500-year flood zone, approximately 0.6 mile northwest of the Site (Federal Emergency Management Agency)

4.0 SITE RECONNAISSANCE

Citadel representative Ms. Alexandria Reed conducted the Phase I ESA reconnaissance on April 22, 2021. Ms. Reed was unescorted during the Site reconnaissance, which consisted of an inspection of the Site and a perimeter survey of the surrounding properties. Findings from the Site inspection, research and perimeter survey are presented below.

4.1 SITE RECONNAISSANCE FINDINGS

Yes	No	Observation
	X	Aboveground Storage Tanks (ASTs) and Underground Storage Tanks (USTs)
	X	Identified Hazardous Materials
	X	Polychlorinated Biphenyls (PCBs) – Electric or Mechanical Equipment Likely to Contain Fluids
	X	Radioactive Man-Made Materials
	X	Pits, Ponds, and Lagoons
	X	Septic Tanks and Cesspools
	X	Wells, Cisterns, Sumps, and Drains
	X	Wastewater or Grease Interceptors
	X	Interior Stains or Corrosion
	X	Strong, Pungent, or Noxious Odors
	X	Pools of Liquid
	X	Stained Soil or Pavement
	X	Stressed Vegetation
	X	Other

4.2 NON-ASTM SERVICES

ASBESTOS CONTAINING MATERIALS

The EPA issued a final rule under Section 6 of Toxic Substances Control Act (TSCA) banning most asbestos-containing building materials (ACBMs) in 1989. The ban on ACBMs was vacated in 1991 allowing some building materials to continue to contain asbestos. The applicability of the EPA's National Emission Standards for Hazardous Air Pollutants (NESHAP, 40 CFR Chapter 61, Subpart M) apply to the owner or operator of a facility where an inspection for the presence of asbestos-

containing materials (ACM), including Category I (asbestos containing packings, gaskets, resilient floor coverings and asphalt roofing products), and Category II (all remaining types of non-friable asbestos containing material not included in Category I that when dry, cannot be crumbled, pulverized or reduced to powder by hand pressure), non-friable ACM must occur prior to the commencement of demolition or renovation activities.

Building materials, coatings, and/or finishes containing asbestos may be present in any structure regardless of the date of construction. In accordance with NESHAPS and local air pollution control district regulations, all suspect materials, finishes, and coatings that will be impacted by renovation or demolition regardless of the date of construction are required to be surveyed for the presence of asbestos by State-licensed asbestos consultants.

No structures were observed at the Site. A survey for asbestos-containing materials was not requested or conducted as part of this Phase I ESA.

LEAD-BASED/LEAD-CONTAINING PAINTS

Lead-based paint (LBP) is defined as any paint, varnish, stain, or other applied coating that has greater than or equal to one milligram per square centimeter (mg/cm^2) (5,000 microgram per gram (µg/g) or 5,000 parts per million (ppm)) of lead by federal guidelines; state and local definitions may differ from the federal definitions in amounts ranging from 0.5 mg/cm^2 to 2.0 mg/cm^2. In 2009, the US Consumer Product Safety Commission (16 Code of Federal Regulations CFR 1303) banned paint containing more than 0.009% (90 ppm) lead for residential use. Buildings built before 1978 are much more likely to have LBP; however, all commercial structures regardless of the date of construction likely contain lead-based or lead-containing glazings, varnishes, stains, coatings, paints, and primers. Such materials that will be impacted by renovation, repair, or demolition should be tested beforehand and the results disclosed to trades or staff that will be doing such work. All associated waste streams should be accurately characterized for proper disposal requirements.

No structures were observed at the Site. A survey for lead containing materials was not requested or conducted as part of this Phase I ESA.

DRINKING WATER

The Site is supplied with municipal drinking water by the Los Angeles Department of Water and Power. An assessment of lead in drinking water was not requested or conducted as part of this Phase I ESA.

RADON

The California Bureau of Mines and Geology and California Department of Public Health (CADPH) participated in the United States EPA's State Radon Survey, a Federal survey to measure levels of indoor radon in all states. Based on the results of this survey, CADPH predicted that approximately 0.5% of homes in Region 9 would have radon concentrations over the EPA action level of 4.0 picoCuries per liter (pCi/L).

The Federal EPA Radon Zone for Los Angeles County is Zone 2, which indicates an average indoor concentration greater than or equal to 2.0 pCi/L of air and less than or equal to 4.0 pCi/L. In a survey, 39 tests were performed within the 91405 zip code for the presence of radon. Of these, none were found to contain radon in excess of 4.0 pCi/L. Site-specific radon values were not available and were not a part of this ASTM Phase I ESA.

METHANE

In March 2004, Ordinance Number 175790 was adopted into the Los Angeles Municipal Code (Section 91.106.4.1 and Division 71, Chapter IX) to establish citywide methane mitigation requirements, and included updated construction standards to control methane intrusion into buildings. This ordinance established defined geographic areas as Methane Zones and Methane Buffer Zones, which relate to specific assessment and mitigation requirements per area, and set forth a standard of assessment and mitigation in the planning stages of all new construction in these areas.

The Site is not located within the City of Los Angeles Methane or Methane Buffer Zones recognized by the Los Angeles Department of Building and Safety.

5.0 SITE HISTORY

The purpose of the records review is to obtain and review reasonably ascertainable/standard sources that will help identify recognized environmental conditions in connection with the property. Reasonably ascertainable records from standard sources is (1) information that is publicly available, (2) information that is obtainable from its source within reasonable time and cost constraints, and (3) information that is practically reviewable.

Reasonable time and cost means that the information will be provided by the source within 20 calendar days of receiving a written, telephone, or in-person request at no more than a nominal cost intended to cover the source's cost of retrieving and duplicating the information. Information that can only be reviewed by a visit to the source is reasonably ascertainable if the visit is permitted by the source within 20 days of request.

To investigate the history of the Site, Citadel reviewed select historic aerial photographs, building permits, city directories, and Sanborn Fire Insurance Maps provided by Environmental Data Resources Inc. (EDR). In addition, Citadel reviewed client-supplied information, and oil and gas maps, and Citadel interviewed selected individuals regarding historic Site use. Citadel's reviews of these reports and interviews are discussed below.

5.1 HISTORICAL AERIAL PHOTOGRAPHS

Historical aerial photographs of the Site and vicinity were obtained from EDR to ascertain historical land uses and to identify any evidence of hazardous material generation or storage. Below are brief descriptions of observations made from the aerial photographs of the Site and vicinity.

Dates(s)	Site Description	Surrounding Area Descriptions
1928, 1938	The Site appears developed as an orchard	**North:** Small structures, likely a gasoline station and three dwellings, and orchards **East:** Orchard **South:** Orchard **West:** Sepulveda Boulevard, with orchards beyond

Dates(s)	Site Description	Surrounding Area Descriptions
1947	Relatively unchanged	**North:** Relatively unchanged **East:** Undeveloped land **South:** Relatively unchanged **West:** Several small structures, likely residences, appear developed
1952	Undeveloped land (no longer developed as orchard)	**North:** No longer appear developed with orchards; the area along Sepulveda Boulevard appears occupied as a surface parking lot **East:** Undeveloped land **South:** Relatively unchanged **West:** Relatively unchanged
1964	Relatively unchanged	**North:** Two of the residences appear to have been replaced with portions of the current commercial structures **East:** Several small structures, likely associated with the current school, appear developed **South:** Relatively unchanged **West:** The previously identified structures appear to have been replaced with a multi-family residence
1967	Relatively unchanged	**North:** The gasoline station and remaining residence appear to have been replaced with the current retail shopping center **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged
1970	Relatively unchanged	**North:** One of the commercial structures north of the Site appear to have expanded to its current configuration **East:** Columbus Avenue appears developed; several new structures appear to have replaced former structures **South:** The current nursing home facility appears developed **West:** Relatively unchanged
1977, 1983	The Site appears developed with a structure occupied as a nursing home facility with surface parking areas	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged
1989, 1995	The east portion of the Site appears developed with a basketball court	**North:** Relatively unchanged **East:** One of the previously identified structure appears to have been replaced with one of the current structures **South:** Relatively unchanged **West:** Relatively unchanged
2002, 2005, 2009, 2012, 2016	Relatively unchanged	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged **West:** Relatively unchanged

Copies of the Aerial Photographs provided by EDR can be found in Appendix C.

5.2 HISTORIC BUILDING PERMITS

EDR provides a listing of building permits for the Site and adjoining properties, if available. In addition, Citadel reviewed building permits with the City of Los Angeles Building Department. A nursing home was constructed at the Site in 1972 and demolished by April 2021.

Copies of select building permits is included as Appendix D.

5.3 HISTORICAL FIRE INSURANCE MAPS

Citadel requested that EDR review its collection of Sanborn Fire Insurance Maps for potential coverage of the Site and vicinity. Sanborn Map coverage was not available for the Site.

A copy of the EDR Sanborn Map Report is included as Appendix E.

5.4 CITY PARCEL PROFILE REPORT

Citadel reviewed the on-line parcel profile report from the City of Los Angeles interactive database, NavigateLA. Alias addresses identified for the Site include:

- 6728 North Sepulveda Boulevard
- 6715 North Columbus Avenue

5.5 HISTORICAL CITY DIRECTORIES

City directories were researched by EDR in order to identify previous Site tenants and/or neighboring properties with a potential for hazardous materials generation and/or storage. EDR researched city directory listings from 1920 through 2014 (non-inclusive) and provided their search results to Citadel for review. The following table summarizes information provided by the city directory search.

Dates(s)	Occupant Listed
6828 SEPULVEDA BOULEVARD	
1975, 1980	California Villa and residential listings
1985, 1991, 1994, 1995, 1999, 2004, 2006, 20009, 2014	California Villa Retirement Hotel and residential listings

No listings were associated with 6715 North Columbus Avenue.

A copy of the EDR City Directory Abstract is included as Appendix F.

5.6 CLIENT-SUPPLIED ENVIRONMENTAL INFORMATION

Citadel reviewed the *Phase I Environmental Site Assessment of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Patriot Environmental Laboratory Services, Inc., dated August 31, 2020.

> Patriot Environmental Laboratory Services, Inc. (Patriot) performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. According to Patriot, the Site was used for orchards prior to 1928; the Site building was constructed in

1973. Patriot's assessment revealed no evidence of recognized environmental conditions (RECs), historical recognized environmental conditions (HRECs), or controlled recognized environmental conditions (CRECs). No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis condition. No signs or reports of leaking hydraulic fluid was reportedly and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

Citadel reviewed the *Geotechnical Investigation, Proposed Multi-Family Residential Development, 6728 North Sepulveda Boulevard, 6715 North Columbus Avenue, Los Angeles, California,* prepared by Geocon West, Inc., dated September 10, 2020.

Geocon West, Inc. (Geocon) submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet bgs. Groundwater was not encountered during the investigation.

Citadel reviewed the *Limited Subsurface Investigation Report of California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Patriot Environmental Laboratory Services, Inc., dated September 17, 2020.

Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. The soil vapor samples were collected from each boring and analyzed for volatile organic compounds (VOCs) by EPA Method 8260B. Results indicate that tetrachloroethylene (PCE) was detected between 1.3 and 5.3 micrograms per liter (µg/L); no other VOCs were detected in any of the samples.

The detected concentrations were compared to the Regional Screening Levels (RSLs) modified using attenuation factors of 0.03 (EPA) and 0.001 (Department of Toxic Substances Control [DTSC]), with the most stringent screening level as 0.015 µg/L. Results indicated that the detected concentration of PCE in all soil vapor sample exceeded current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied.

Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

Citadel reviewed the *Limited Phase II Environmental Site Assessment Report, Former California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Earth Science LLC, dated October 19, 2020.

Earth Science LLC (Earth Science) conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the north-adjacent dry cleaning operations. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for organochlorine pesticides (OCPs) by EPA Method 8081; two soil samples collected from five feet bgs were analyzed for VOCs by EPA Method 8260/5035; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs by EPA Method 8260.

VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-dichlorodiphenyldichloroethylene (4,4'-DDE), which was detected at a concentration of 0.0058 milligram per kilogram (mg/kg) below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 micrograms per cubic meter (µg/m^3), and above the residential use DTSC screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples.

According to Earth Science, the results of the investigation confirmed that the north-adjacent dry cleaning operations was the likely source of PCE-contaminated soil vapor at the Site. Earth Science recommended the following:

- Preparation of a Potentially Responsible Party (PRP) Search Report to identify potential responsible parties (RPs) in the area which may have caused or contributed to the contamination at the Site.
- Notification of the appropriate regulatory agency regarding the soil vapor impacts at the Site. Any further investigation, remediation, or mitigation activities should be conducted under the oversight of the regulatory agency until a No Further Action (NFA) determination and approval for the redevelopment of the Site for residential use is issued by the regulatory agency.
- Preparation of a Health and Safety Plan (HASP) and a Soil Management Plan (SMP) to implement measures to minimize worker exposure to the contaminated Site soils and to minimize the potential for the contaminated soils to impact the environment.

Citadel reviewed the *Limited Phase II Soil Vapor Sampling Services Report, 6728 Sepulveda Boulevard, Van Nuys, California 91411,* prepared by Citadel EHS, dated March 9, 2021.

Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

PCE was detected in all soil vapor samples with concentrations exceeding the residential environmental screening levels (ESLs) of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected 10 of the 12 soil vapor samples with concentrations

exceeding the residential ESLs at 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels.

Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and total petroleum hydrocarbons (TPH) by EPA Method 8015B. Acetone was detected at a concentration of 23 micrograms per kilogram (µg/kg) in one of the soil samples; the concentration is below the residential screening level of 61,000,000 µg/kg. TPH concentrations were detected between 14 and 32 mg/kg in the three soil samples, below the residential screening level of 12,000 mg/kg.

Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Citadel provided the following recommendations:

- Preparation of a Human Health Risk Assessment (HHRA) to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.
- Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

A copy of the reviewed report can be found in Appendix G.

5.7 HISTORICAL TOPOGRAPHIC MAPS

Historical topographic maps were provided by EDR in order to identify natural features and changes in development over a long period of time. The topographic maps provides the user with a regional view of changes to the Site and vicinity that other historical databases such as aerial photographs may not provide. Below are brief descriptions of observations made from the topographic maps of the Site and vicinity.

Dates(s)	Site Description	Surrounding Area Descriptions
1894, 1896, 1898, 1900, 1902	Undeveloped land	**North:** Undeveloped land **East:** Undeveloped land **South:** Undeveloped land **West:** Undeveloped land
1902, 1921	Relatively unchanged	**North:** Relatively unchanged; Vanowen Street and a small structure appear developed further north **East:** Relatively unchanged **South:** Relatively unchanged **West:** Sepulveda Boulevard, with undeveloped land beyond
1924, 1926	Relatively unchanged	**North:** Relatively unchanged **East:** Relatively unchanged **South:** Relatively unchanged; a small structure appears developed further south **West:** Relatively unchanged

Dates(s)	Site Description	Surrounding Area Descriptions
1953	Shading indicative of urban development	**North:** Shading indicative of urban development **East:** Shading indicative of urban development; the current street system further east appears developed **South:** Shading indicative of urban development **West:** Shading indicative of urban development; the current street system appears developed
1966	Undeveloped land (no longer shaded)	**North:** A portion of the current commercial structure appears developed; a hospital appears developed further northeast **East:** Relatively unchanged **South:** Relatively unchanged **West:** Undeveloped land (no longer shaded)
1972	Relatively unchanged	**North:** The current retail shopping center appears developed; the previously identified structure appears to have expanded to its current configuration **East:** Relatively unchanged **South:** The current nursing home structure appears developed **West:** Relatively unchanged
2012	Structures not depicted on this map	Structures not depicted on this map

Copies of the historical topographic maps provided by EDR are included as Appendix H.

5.8 HISTORIC OIL AND GAS MAPS

Citadel reviewed information available on-line through the California Department of Conservation's website. The Geological Energy Management Division (CalGEM) Online Mapping System (COMS) shows that there are no oil wells within an one-mile radius of the Site.

5.9 INTERVIEWS

Citadel submitted a User Questionnaire to the Client. The User Questionnaire was completed by Yellowstone Investments LLC; 6728 Sepulveda QOZB LLC; Bedrock Properties Group LLC; and Uncommon Builders LLC. The completed User Questionnaires can be found in Appendix I.

5.10 ENVIRONMENTAL LIEN

Citadel was not provided with a title search for the Site. No environmental lien was identified for the Site.

5.11 SUMMARY OF SITE HISTORY

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

6.0 REGULATORY AGENCY REVIEW

6.1 DATABASE REVIEW

As part of the Phase I ESA, Citadel utilized EDR of Milford, Connecticut, as an information source for regulatory agency database records.

The following summary of the database information is divided into five columns. The first column identifies the environmental database researched; the second column indicates the distance from the Site that was used for the research; the third column indicates if the Site was identified in the specified database; the fourth column lists the number of listings identified on the database within the specified distance of the Site; and the fifth column indicates if the sites identified are potential environmental concerns to the Site.

Although locations of the orphan sites are frequently unknown, Citadel attempts to evaluate the potential adverse environmental impact that these facilities may have on the Site. This evaluation consists of reviewing street names in an effort to learn whether the street on which the Site is located lies within the search distance of the subject property, a drive-by view of surrounding properties during the Site visit, and evaluating the Site type and information provided by government agencies. The orphan sites included in the following table are those Citadel identified as potentially located within the identified search distance.

Database	Radius	Site Identified	No. of Listings Identified	Potential Environmental Concern to the Site
National Priorities List	1 mile	No	0	
RCRA Corrective Action Treatment/Storage/Disposal (TSD) Facilities (CORRACTS)	1 mile	No	0	
Delisted National Priorities List	1 mile	No	0	
CERCLIS Sites	½ mile	No	0	
CERCLIS No Further Remedial Action Planned (NFRAP) Sites	½ mile	No	0	
RCRA Non-Corrective Action TSD Facilities	½ mile	No	0	
State/Tribal Voluntary Cleanup Sites	½ mile	No	0	
State/Tribal Leaking Registered Storage Tank Sites	½ mile	No	6	No, based on distance and case closure status
State/Tribal Brownfield Sites/CERCLIS Equivalent	1 mile	No	3	No, based on distance
Historic CORTESE List	½ mile	No	2	No, based on distance
State/Tribal Solid Waste Landfill Sites/Facilities	½ mile	No	0	
Federal/State/Tribal Engineering Controls Registries	½ mile	No	0	
Federal/State/Tribal Institutional Controls Registries	½ mile	No	0	
RCRA Large Quantity Generators	¼ mile	No	1	No

Database	Radius	Site Identified	No. of Listings Identified	Potential Environmental Concern to the Site
RCRA Small Quantity Generators	¼ mile	No	6	No
RCRA Non Generators	¼ mile	No	22	
State/Tribal Registered Storage Tank Sites	¼ mile	No	5	See discussion below
HIST UST	¼ mile	No	7	No
CA FID UST	¼ mile	No	5	No
SWEEPS UST	¼ mile	No	5	No
Facility Index System (FINDS)	Site	No	0	
HAZNET	Site	No	0	
Orphan	N/A	No	2	No

A brief discussion of select facilities and their database listings are included following the table. The full report provided by EDR and reviewed by Citadel can be found in Appendix J.

Site Name	Judy Shea
Database(s)	HWTS, ECHO
Address	6728 Sepulveda Boulevard
Distance/Direction	Target Property
Comments	The Site was identified on the Enforcement and Compliance History Information (ECHO) and the Hazardous Waste Tracking System (HWTS) databases. ECHO provides integrated compliance and enforcement information; and HWTS is the Department of Toxic Substances Control's (DTSC) data repository for hazardous waste identification and manifest information. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Site Name	Grand Plaza, LLC
Database(s)	UST, HAZMAT
Address	6734 Sepulveda Boulevard
Distance/Direction	33 feet west-northwest of the Site
Comments	This property was identified on the Los Angeles Fire Department's (LAFD) UST and hazardous materials inventory listings with an inactive status. No further information was provided. While EDR identifies this property as 33 feet north-northwest of the Site, the listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at

	the property were demolished by 1964 and the current retail shopping center was constructed in 1965. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with the USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a vapor encroachment condition (VEC) concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

Site Name	Sepulveda Cleaner, AFCO Cleaners and Laundry, Alpha Cleaners
Database(s)	DRYCLEANERS, EDR Hist Cleaner, HAZMAT
Address	6754 Sepulveda Boulevard
Distance/Direction	174 feet northwest of the Site
Comments	This property was identified on the Historical Dry Cleaners and the Drycleaners databases with several listings. According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. Citadel reviewed the South Coast Air Quality Management District's (SCAQMD) Facility Information Detail (FIND) for information regarding the dry cleaning equipment. The following information was provided: o Alpha Cleaners, Facility ID No. 46039 o An inactive permit, issued in 1985, to operate dry cleaning equipment using PCE. o A notice of violation (NOV) was issued in April 1985; no further information was provided but the case was closed in September 1985. o Sepulveda Cleaners, Facility ID No. 62032 o An inactive permit, issued in 1988, to operate dry cleaning equipment using PCE. o Sepulveda Cleaners, Facility ID No. 111950 o Inactive permits, issued in 1997 and 2007, to operate dry cleaning equipment using PCE. o A notice to comply (NC) was issued in April 2000 to repair vapor leaks marked on filter still and water separator greater than 300 parts per million (ppm); returned to compliance in August 2000. o A NC was issued in May 2003 to repair leak around the sight glass; returned to compliance in July 2003. o A notice of violation (NOV) was issued in August 2004 due to PCE leak at 1,045 ppm (greater than 300 ppm); the case was closed in December 2004. o A NC was issued in October 2007 to provide weekly inspection, annual mileage, PCE purchases, and hazardous water manifest records; and to provide records that all door gaskets had been replaced and condenser had been serviced; returned to compliance in December 2007. o A NC was issued in March 2011 to apply for a new permit to operate PCE dry cleaning machine and to provide records of PCE purchase orders, clothes cleaned for 2009 and 2010, and CARB certification; the facility was reinspected in July 2011 and the status indicated a change in ownership.

	○ Sepulveda Cleaners, Facility ID No. 167080 ○ Inactive permits, issued in 2011, to operate dry cleaning equipment using PCE. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

Maps showing the location of these facilities and additional information are provided in the Government Records Report in Appendix J.

6.2 VAPOR ENCROACHMENT CONDITION

According to ASTM E2600-15, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property (TP) caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Tier 1 screening begins with the default area of concern (AOC) defined by the approximate minimum search distances adjusted as appropriate for local conditions, and then determining if known or suspected contaminated properties with contaminants of concern (COCs) exist within the established AOC. The default AOC is one third of a mile around the TP for COCs and one-tenth of a mile for petroleum hydrocarbon COCs. The AOC is measured from the TP boundary to a contaminated property with known or suspected COC contamination of soil or groundwater or both. The default AOC may be expanded or reduced by the environmental professional (adjusted AOC) using experience and professional judgment, based on factors like groundwater flow direction, subsurface characteristics, surficial features and man-made features.

If groundwater flow direction is known or can be inferred from the Phase I ESA investigation of the TP, the default AOC in the down-gradient direction may be reduced to the area within the critical distance of 100 feet. The AOC in the cross-gradient direction may also be reduced, depending upon the critical distance and the width of the COC-contaminated plume associated with a known or likely COC-contaminated property located in a cross-gradient direction from the TP. The critical distance is the lineal distance in any direction between the nearest edge of the contaminated plume and the nearest TP boundary, and is equal to 100 feet for COCs or 30 feet for dissolved petroleum hydrocarbon COCs.

For a COC-contaminated property identified in Tier 1 located down-gradient from the TP, it is not necessary to have information on migrating groundwater contaminated plume dimensions as the critical distance is measured from the nearest TP boundary to the source of contamination

at the off-site down-gradient property. In this case, the AOC may be reduced to the area within the critical distance.

For a contaminated property identified in Tier 1 located crossgradient from the TP, the AOC will be the area within the critical distance plus one half of a reasonable estimation of the contaminated plume width (at the point nearest the closest TP boundary) that might be associated with the nearby known or suspected COC-contaminated property (that is, the COC-contaminated property where the groundwater contamination originated). The environmental professional's judgment and experience can be used to estimate the width of the COC-contaminated plume that might be associated with the nearby known or suspected COC-contaminated property. If it is not possible to estimate the contaminated plume width, then the AOC cannot be reduced in the cross-gradient direction.

Citadel reviewed information provided by EDR regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a leaking underground storage tank (LUST) occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and closed by the LAFD on September 25, 1996. Based on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.

EDR also provided the following listings on the Historical Gas Station and Dry Cleaners databases as within 0.125-mile and upgradient, 365 feet and cross-gradient, or 100 feet and downgradient of the Site.

Historical Gas Stations	
Site Name	Patterson
Address	15260 Vanowen Place
Distance/Direction	323 feet north of the Site
Comments	According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 323 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site and discussed above in Section 6.1. While the USTs have likely been removed, it is unclear when the USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
Site Name	Shaman Service Center
Address	6759 Sepulveda Boulevard
Distance/Direction	225 feet northwest of the Site
Comments	According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. appeared to be da service station was constructed at the property in 1960. A

Historical Gas Stations	
	grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.
Site Name	Brett's Incorporated
Address	6810 Sepulveda Boulevard
Distance/Direction	515 feet north-northwest of the Site
Comments	According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

Historical Dry Cleaners	
Site Name	AFCO Cleaners and Laundry Inc.
Address	6754 Sepulveda Boulevard
Distance/Direction	174 feet northwest of the Site
Comments	According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site and discussed above in Section 6.1. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

A copy of the vapor encroachment screen provided by EDR is included as Appendix K.

6.3 REGULATORY AGENCIES

Local and state agencies, such as environmental health departments, fire prevention bureaus, and building and planning departments are contacted to identify any current or previous reports of hazardous materials use, storage, and/or unauthorized releases that may have impacted the Site.

BUILDING DEPARTMENT

Citadel contacted the City of Los Angeles Building Department for information regarding the Site in order to identify historical tenants and property use. Please see Section 5.2 for further discussion.

FIRE DEPARTMENT

The City of Los Angeles Fire Department (LAFD) has recently issued lists of active and inactive ASTs, USTs, and hazardous materials inventories (HMI) as of June 1, 2019. The Site was not identified on these lists.

CALIFORNIA ENVIRONMENTAL PROTECTION AGENCY

The California EPA (CalEPA) Regulated Site Portal combines data of environmentally regulated sites and facilities in California into a single, searchable database. The portal provides an overview of regulated activities across the spectrum of environmental programs for any given location in California. These activities include hazardous materials and waste, state and federal cleanups, impacted ground and surface waters, and toxic materials. Citadel reviewed the Site Portal Profile for the Site. The Site was not identified in the database.

AIR QUALITY MANAGEMENT DISTRICT

Citadel reviewed information available on-line through the South Coast Air Quality Management District's Facility Information Detail (FIND) database. The Site was not identified on the database.

REGIONAL WATER QUALITY CONTROL BOARD

The GeoTracker Database is the California State Water Resources Control Board's (SWRCB) Internet-accessible database system used by the SWRCB, regional boards, and local agencies to track and archive compliance data from authorized or unauthorized discharges of waste to land, or unauthorized releases of hazardous substances from underground storage tanks. According to GeoTracker, the former Chevron Station, located at 6810 Sepulveda Boulevard, approximately 380 feet north of the Site, is listed as a LUST Cleanup Site. According to information provided by GeoTracker, a gasoline leak was reported in January 1996. The case was completed and closed by the LAFD on September 25, 1996. Based on the distance and closure status, this property is not a significant environmental concern.

7.0 DATA GAPS

A data gap is a lack of or inability to obtain information despite good faith efforts to gather such information. A data failure is a failure to achieve the historical research objectives even after reviewing the standard historical sources that are reasonably ascertainable and likely to be useful.

The following data gaps have been identified during the course of this investigation:

- Additional governmental agencies that are not included in the Government Records report may maintain information regarding environmental conditions at the Site and nearby facilities.

With regard to these data gaps, Citadel believes that the most significant potential sources for on-site contamination have been identified during the current investigation.

8.0 FINDINGS

Citadel was contracted by Uncommon Developers (Client) to perform a Phase I ESA of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California; hereinafter referred to as the "Site."

Current Site Conditions

The Site consists of undeveloped land in the north portion of the Site and asphalt-paved surface areas in the south portion of the Site. Access to the Site parking areas is in the southwest corner of the Site along Sepulveda Boulevard. At the time of the Site reconnaissance, the Site was unoccupied. Chain link fencing was observed along the perimeters of the Site. No stationary equipment was observed at the Site.

Site History

A review of historical sources showed that the Site was undeveloped as early as 1894 until at least 1928 with the use of the Site as orchards. The Site appeared undeveloped by 1952 and remained relatively unchanged until the construction of a nursing home in 1972. The nursing home was demolished by April 2021.

Previous Environmental Reports

Citadel reviewed the following environmental reports for the Site:

- Patriot performed a Phase I ESA of the Site in August 2020. At the time of the report, the Site was occupied as an assisted living and memory care facility consisting of apartments, cafeteria, kitchen, recreation areas, laundry, offices, nursing station, mechanical rooms, and storage rooms. Patriot's assessment revealed no evidence of RECs, HRECs, or CRECs. No further assessment was recommended; however, Patriot identified the two hydraulic elevators at the Site as de minimis condition. No signs or reports of leaking hydraulic fluid was reportedly and no further action regarding the elevators appeared necessary at the time; however, Patriot noted that testing and disposal of impacted soils surrounding the elevators may be required when the building is demolished.

- Geocon submitted a geotechnical investigation report in September 2020 for a proposed multi-family residential development at the Site. According to the report, the proposed development will consist of constructing a five-story multi-family residential structure over one level of podium parking at or near present Site grade. The investigation consisted of advancing three borings to depths between 40.5 and 65.5 feet bgs. Groundwater was not encountered during the investigation.

- Patriot conducted a limited subsurface investigation in September 2020. According to the report, the Site had no known significant environmental concerns associated with recent or historical site uses; however, the property is located south of a community shopping center with multiple tenants; one of which was formerly occupied by a dry cleaner business. The presence of the former dry cleaner facility was identified as a potential environmental concern. The investigation included three soil borings along the north boundary of the Site with vapor probes set at approximately six feet bgs. The soil vapor samples were analyzed for VOCs. Results indicated that the detected

concentration of PCE in all soil vapor sample exceeded current residential screening levels, suggesting a possible vapor intrusion threat that could potentially impact residents of the structure when occupied. Patriot recommended indoor air sampling for VOCs to confirm actual indoor air conditions if the structure was to be reoccupied; or the installation of a liquid boot and a passive sub-slab depressurization system for a new structure.

- Earth Science conducted a limited subsurface investigation at the Site in October 2020, to further investigate the known presence of VOCs in the soil vapor at the Site as a result of the north-adjacent dry cleaning operations. The investigation included the advancement of 10 borings to a depth of five feet bgs with soil samples collected at two and five feet bgs. Upon completion of the borings, soil vapor probes were set at five feet bgs in each boring. Two soil samples collected from two feet bgs were analyzed for OCPs; two soil samples collected from five feet bgs were analyzed for VOCs; and 10 soil vapor samples (and one duplicate sample) were analyzed using a mobile laboratory for VOCs.

  VOCs were not detected in the two analyzed soil samples. OCPs were not detected in the two analyzed soil samples with the exception for 4,4'-DDE, which was detected at a concentration of 0.0058 mg/kg below the screening levels of 2.0 mg/kg. PCE was detected in four of the soil vapor samples (one of which was a duplicate sample) at concentrations ranging from 23 to 51 µg/m^3, and above the residential use DTSC screening level of 15 µg/m^3. No other VOCs were detected in the remaining soil vapor samples. Earth Science recommended the preparation of a PRP Search Report, a HASP, and a SMP; and notification of the appropriate regulatory agency regarding the soil vapor impacts at the Site.

- Citadel conducted a limited subsurface investigation at the Site in February 2021. Citadel advanced six borings to a maximum depth of 25 feet bgs. Soil samples were collected at five-foot intervals. Upon completion of the borings, soil vapor sample probes were installed in each boring at 15 feet and at the terminus of each boring (between 22 to 25 feet bgs). The collected soil samples were submitted to the laboratory and placed on hold for analysis. Twelve soil vapor samples were collected and analyzed for VOCs by EPA Method TO-15.

  PCE was detected in all soil vapor samples with concentrations exceeding the residential ESLs of 15 µg/m^3 in five boring locations, ranging from 17 to 480 µg/m^3. Benzene was detected 10 of the 12 soil vapor samples with concentrations exceeding the residential ESLs at 3.2 µg/m^3 in five boring locations, ranging from 3.5 to 40 µg/m^3. The remaining VOCs detected above the reporting limits were below their respective residential screening levels. Upon receipt of the soil vapor laboratory results, three soil samples were analyzed for VOCs by EPA Method 8260B and TPH by EPA Method 8015B. None of the detected concentrations were above residential screening levels.

  Based on the results, Citadel concluded that the Site was impacted by the presence of VOCs. The presence of PCE was consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations north of the Site. Solvent and fuel-related VOCs were also present in soil vapor. Citadel provided the following recommendations:

  - Preparation of a HHRA to determine whether VOCs detected in soil vapor represents a threat to current and future human health, and to determine

whether risk-control measures would be required to protect future residents and workers based on the planned residential development. The installation of a soil vapor barrier and passive venting system may be recommended based on the results of the HHRA.

- Preparation and implementation of a SMP prior to any construction activities that require excavation of soil.

Environmental Databases

The Site was identified on the ECHO and the HWTS databases. ECHO provides integrated compliance and enforcement information; and HWTS is the DTSC's data repository for hazardous waste identification and manifest information. The Site was identified on these databases due to being identified as a generator of asbestos-containing materials in December 2020 and January 2021. No violations were reported. The appearance of the Site on these databases reflects proper disposal of hazardous waste and do not represent an environmental concern.

Citadel reviewed information provided by EDR regarding nearby properties to evaluate for potential on-Site vapor encroachment concerns from off-site sources. According to EDR, historical releases of petroleum products from a LUST occurred within 0.25-mile and upgradient of the Site. A former Chevron Station, located at 6810 Sepulveda Boulevard, is listed as a LUST site. According to EDR, the property is approximately 515 feet north-northwest of the Site and the non-petroleum hydrocarbon leak was reported in January 1996. The case was completed and closed by the LAFD on September 25, 1996. Based on the case closure and distance from the Site, this case is not expected to represent a significant concern to the Site.

Three properties were identified as within 0.125-mile and upgradient of the Site on the Historical Gas Station database:

- 6734 Sepulveda Boulevard, approximately 323 feet north of the Site
  - According to EDR, this property was occupied as a gasoline service station in 1940. While EDR identifies this property as 323 feet north-northwest of the Site, this listing is associated with the adjoining property north of the Site. Citadel reviewed historic building permits for the adjoining property north of the Site. A service station was constructed at the property in 1927 and was occupied as a used car lot by 1950. The service station was converted to a vegetable stand by 1952. The structures at the property were demolished by 1964 and the current retail shopping center was constructed in 1965.
  - This property was also identified on the LAFD's UST and hazardous materials inventory listings with an inactive status. Since the property was not identified on the historical UST databases, the LAFD listing is likely associated with USTs removal. While the USTs have likely been removed, it is unclear when the USTs were removed.
  - Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.
- 6759 Sepulveda Boulevard, approximately 225 feet northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1977 and as an automotive repair shop in 1991. According to reviewed building permits and aerial photographs, this property appeared to be developed with a service station by 1947. A new service station was constructed in 1960. appeared to be da service station was constructed at the property in

1960. A grading permit to backfill tank hole was issued in 1989. Due to the removed UST and distance from the Site, this listing is not likely to have adversely affected the Site.

- 6810 Sepulveda Boulevard, approximately 515 feet north-northwest of the Site
  - According to EDR, this property was occupied as a gasoline service station from 1969 to 1991; a carwash from 1988 to 2011; and a general automotive repair shop in 2010. This property was also identified as a LUST site, as discussed above. Based on the case closure and distance from the Site, this property is not likely to have adversely affected the Site.

One property was identified as within 0.125-mile and upgradient of the Site on the Historical Dry Cleaners database:

- 6754 Sepulveda Boulevard, approximately 174 feet northwest of the Site
  - According to EDR, the property was occupied by a garment pressing and cleaners' agents from 1973 to 1980; and a dry cleaning plant from 1982 to 2014. The facility is currently operating as a coin-operated laundry with dry cleaning services. While EDR identifies this property as 174 feet northwest of the Site, this listing is associated with a tenant space at the adjoining property north of the Site. The rear of the tenant space is located approximately 20 feet north of the Site boundary.
  - Citadel reviewed the SCAQMD's FIND for information regarding the dry cleaning equipment. The facility has operated dry cleaning equipment with PCE from 1985 until at least 2014. No dry cleaning equipment is currently listed; the current dry cleaning service is likely off-Site.
  - The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.

9.0 CONCLUSIONS AND RECOMMENDATIONS

According to ASTM Standard of Practice E1527-13, recognized environmental conditions (REC) fall under three specific categories when evaluating a site or properties within the site vicinity. These categories are defined below.

A REC means the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to any release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. De minimis conditions are not recognized environmental conditions.

A CREC, is a recognized environmental condition resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (for example, as evidenced by the issuance of a no further action letter or equivalent, or meeting risk-based criteria established by regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

An HREC, is a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls (for example, property use restrictions, activity and use limitations, institutional controls, or engineering controls).

According to ASTM E2600-10, the goal of conducting a vapor encroachment screening on a parcel of property is to identify a vapor encroachment condition (VEC), which is the presence or likely presence of chemicals of concern vapors in the subsurface of the target property caused by the release of vapors from contaminated soil or groundwater or both either on or near the target property as identified by Tier 1 or Tier 2 procedures. The purpose of Tier 1 is to conduct a screen using Phase I ESA-type information to determine if a VEC exists at the target property. If the Tier 1 screen cannot rule out the possibility of a VEC existing at the target property, then a Tier 2 screen can be conducted. Tier 2 applies numeric screening criteria to existing or newly collected soil, soil gas, and/or groundwater testing results to evaluate whether or not a VEC can be ruled out. Tier 2 has two data collective components: non-invasive and invasive.

Based on a review of historical and present records, and Site reconnaissance, Citadel believes that sufficient information was collected and evaluated for the Site to determine if a REC, HREC, CREC, or a de minimis condition exists. Based on our review, reported release incidents that would represent RECs in connection with the Site or a source of a release that would be likely to contribute to a VEC was identified. Citadel identified the following environmental concerns:

- A former adjoining dry cleaner operated dry cleaning equipment with PCE from 1985 until at least 2014. The historic use of PCE and its proximity to the Site represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the PCE in soil vapor is likely from the former adjoining dry cleaner and represents a REC.
- A former gasoline station was also located at the adjoining property north of the Site. While USTs associated with the gasoline station are likely to been removed, it is unclear when USTs were removed. Based on the proximity to the Site and the lack of information regarding the USTs, the historic occupancy as a gasoline station represents a VEC concern. Based on the subsurface investigations conducted at the Site, the source of the detected benzene in soil vapor is possibly from the former adjoining gasoline station and represents a REC.

No evidence for designating the Site as a HREC or CREC from reviews of historical documents and present Site conditions was found. Based on the previous subsurface investigations, the Site has been impacted by PCE and benzene in the soil vapor. Citadel recommends the preparation of a HHRA to determine whether VOCs detected in soil vapor represents a threat to current and future human health and to determine whether risk-control strategies such as a vapor barrier could be required to protect future residents based on the planned residential development. Citadel also recommends the preparation and implantation of a SMP prior to construction activities at the Site that would require excavation of soil.

10.0 LIMITATIONS

The information and opinions rendered in this report are exclusively for use by the Client. Citadel will not distribute this report without the Client's written consent, except as may be required by law or court order. The recommendations expressed in this report took into consideration the purpose and scope of this limited assignment. We accept responsibility for the competent performance of our duties in executing the assignment and preparing this report in accordance

with the normal standards of our profession, but disclaim any responsibility for consequential damages resulting from inaccuracies in information provided by the Client, federal, state, county, or local regulatory agencies.

11.0 DISCLAIMER

The services performed by Citadel Environmental Services, Inc. ("Citadel"), d.b.a. Citadel EHS, in connection with this Report were performed in accordance with generally and currently accepted engineering practices and principles; provided, however, Citadel completed such services as directed by the Client and the recommendations described in this Report are therefore limited in purpose and scope. The procedures and methodologies used by Citadel in its performance of services, and the recommendations contained herein, are not intended to meet the requirements under any specific laws or regulatory guidelines unless expressly set forth in the Proposal.

The recommendations and conclusions set forth in this Report are based on information and data available to Citadel during the course of its performance of the services. Citadel relied on the information and data provided by or on behalf of Client, including, if applicable, historical and present operations, conditions and test data, and Citadel assumed all such information and data was correct and complete. Citadel shall not be liable for any damages or losses resulting from inaccuracies of, or omissions from, information or data provided by or on behalf of the Client, any interested third-parties, or any federal, state, county, or local governmental authority, or otherwise available in the public domain.

The information contained in this Report and conclusions resulting therefrom are based solely on information available to Citadel at the time of its performance of services, and from observations and perceived conditions and materials existing on the date of Citadel's limited survey of the site, if applicable. Citadel disclaims any inaccuracy in the Report as a result of any part or parcel of property to which Citadel was not provided access, or which was concealed, including, but not limited to, wall cavities/chases, ceiling plenums, below floor finishes, crawlspaces, below grade, beneath existing structures, or behind electrical panels.

The findings and recommendations presented in this Report are based upon observations of present conditions and may not necessarily indicate future conditions. No conclusions should be construed or inferred other than those expressly stated in this Report. EXCEPT FOR ANY WARRANTIES EXPRESSLY SET FORTH IN THE PROPOSAL OR OTHER WRITTEN AGREEMENT BETWEEN CITADEL AND CLIENT, CITADEL MAKES NO WARRANTIES HEREUNDER WITH RESPECT TO ANY INFORMATION CONTAINED IN THIS REPORT, EXPRESS OR IMPLIED, AND CITADEL HEREBY DISCLAIMS ALL OTHER WARRANTIES.

All testing and remediation methods have reliability limitations and no method nor number of sampling locations can guarantee that a hazard will be discovered if contamination or other evidence of the hazard is not encountered within the performance of the services as authorized. Reliability of testing or remediation varies according to the sampling frequency and other service variables that were selected by Client. Citadel shall not be at fault or liable for any such limitations.

The information and opinions rendered in this report are exclusively for use and reliance by the Client. The information contained herein may not be used, disclosed, or copied without written permission of the Client and may not be relied upon without the written permission of Citadel.

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United States Fish & Wildlife Service, National Wetlands Inventory. (http://www.fws.gov/wetlands/Data/Mapper.html).

13.0 PROFESSIONAL CERTIFICATION

Citadel has completed a Phase I ESA of the property located at 6728 Sepulveda Boulevard, in the neighborhood of Van Nuys, City of Los Angeles, Los Angeles County, California. The Phase I ESA was performed at the Clients request in accordance with the American Society for Testing and Materials (ASTM) Standard of Practice E1527-2013 and the standards of care and diligence normally practiced by recognized consulting firms in performing services of a similar nature.

The independent conclusions represent our professional judgment based on information and data available to Citadel during the course of this project. Information regarding historical and present operations, conditions and test data provided by the Client or their representative, is assumed to be correct and complete. The conclusions presented by this Phase I ESA are based on information provided to Citadel and from observations and perceived conditions existing on the date of the site reconnaissance.

In expressing the opinions stated in this report, Citadel has exercised the degree of skill and care ordinarily exercised by a reasonable prudent environmental professional. Documentation provided by the Client, Client-designated representatives, interested third-parties, or from the public domain, and referenced in preparation of the Phase I ESA report, have been assimilated with the understanding that Citadel assumes no responsibility or liability for their accuracy.

Report Prepared by:

Shirley Lee
Digitally signed by Shirley Lee
Date: 2021.04.27 18:15:31 -07'00'

Shirley Lee
Senior Staff Environmental Specialist

Report Reviewed by:

Mark Drollinger
Digitally signed by Mark Drollinger
Date: 2021.04.27 18:15:45 -07'00'

Mark Drollinger, M. Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

I declare that to the best of my professional knowledge and belief, I meet the definition of Environmental Professional as defined by the final All Appropriate Inquiry (AAI) Rule published in 40 CFR Part 312.10 (November 1, 2013). I have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting described in this Phase I ESA. I have developed and performed the AAI in conformance with the standard and care of this Rule.

Mark Drollinger
Digitally signed by Mark Drollinger
Date: 2021.04.27 18:16:29 -07'00'

Mark Drollinger, M. Eng., CSP, CHMM
Principal, Engineering and Environmental Sciences

Citadel Employee Since:
2011

Entered the Industry:
1985

Education
University of Alabama
Tuscaloosa, Alabama
Bachelor of Science,
Applied and Natural Sciences
1995

University of Alabama
Birmingham, Alabama
Masters Degree,
Advanced Safety Engineering and Management
2013

Professional Certifications & Affiliations

Certified Asbestos Consultant (CAC) No. 08-4459

Certified Environmental Manager, Nevada EM-1573

Certified Hazardous Material Manager, No. 14793

Certified Microbial Consultant, No. 0612024

Certified Professional in Erosion and Sediment Control No. 6349

Certified Safety Professional No. 21635

California Department of Public Health (CDPH), Lead Related Construction No. 19805

Engineer-In-Training, No. XEO93314

OSHA 8-Hour Supervisor Hazardous Waste Operations (HAZWOPER)

OSHA 30-Hour Safety for Construction

OSHA 40-Hour Hazardous Waste Operations (HAZWOPER)

Qualified Storm Water Developer, No. 682

Radon Measurement Specialist, No. 11SS027

USACE/NavFac Construction Quality Management for Contractors

Mark Drollinger, MEng, CSP, CHMM, EiT

Director of Environmental Geology & Engineering

EXPERIENCE

With over **35 years** of experience in environmental engineering, compliance, permitting and management projects, Mr. Drollinger has a strong working knowledge of EPA, DTSC, AQMD/APCD, OSHA and DOT regulations; and with local agencies, fire departments and public works. Mr. Drollinger has provided environmental engineering, assessment and compliance, safety management, and engineering construction management services on numerous projects for the US Navy, Veterans Administration, US Department of Agriculture, Cal Trans, EPA and numerous private projects throughout the western United States. In addition, Mr. Drollinger has developed and implemented programs to train managers and staff in storm water and NPDES compliance, soil and groundwater sample collection and data interpretation, Hazcomm, IIPP, and safe-work practices such as identifying and handling hazardous materials, fall protection, confined space, traffic control, LO/TO and ergonomics; and has conducted environmental and permitting audits of facilities including health and safety assessments.

ROLE

As Director of Environmental Geology & Engineering, Mr. Drollinger's primary responsibility includes developing and implementing health and safety protocols; safety training of management, staff and subcontractor personnel; establishing and managing budgets and personnel; negotiating with local, regional, state, and federal agencies; litigation support; and coordinating tasks with multi-discipline project teams.

Mr. Drollinger works closely with, and often develops protocols for conducting assessments related to Environmentally Regulated Materials Management (ERM), Industrial Hygiene (IH), and Occupational Safety and Training (OST) departments.

EDUCATION

Mr. Drollinger has a B.S. in Applied and Natural Sciences from the University of Alabama, and a M.Eng. in Advanced Safety Engineering and Management, University of Alabama, Birmingham.

Mr. Drollinger is also a certifying board member of the American Council of Accredited Certifications (formerly known as the American Indoor Air Quality Council), and is a member of the American Society of Safety Engineers, Board of Certified Safety Professionals, Institute of Hazardous Materials Management, Institute of Industrial Engineers and International Facilities Management Association.

Citadel Employee Since:
2007

Entered the Industry:
2007

Education
University of California, Irvine
Irvine, California
Bachelor of Arts, Environmental Analysis and Design, 2006

Professional Certifications & Affiliations

40-hour HAZWOPER General Site Worker

EMS Safety CRP and First Aid

EPA / AHERA Accredited Asbestos Contractor Supervisor / Building Inspector

University of California, Irvine, Environmental Management Certifcation

Shirley Lee

Environmental Specialist, Environmental Geology and Engineering

EXPERIENCE

Ms. Lee has **12 years** of experience as an Environmental Specialist. Her responsibilities includes performing Phase I and Phase II Environmental Site Assessments, NPDES monitoring and permitting, groundwater monitoring, indoor air quality inspections, hazardous materials inventory, and preparation of health and safety plans and hazardous materials business and contingency plans.

ROLE

As an Environmental Specialist, Ms. Lee provides on-site organization, direction, control, and coordination necessary for the successful implementation, execution, and completion of environmental geology and environmental compliance-related projects awarded to Citadel. She also assists the Director of Environmental Geology and Engineering in the completion of all assigned projects so that the client is satisfied with the finished work product and the working relationship. Her assignments include a combination of field-based activities in a number of varying environments and office-based activities.

EDUCATION

Ms. Lee holds a Bachelor of Arts in Environmental Analysis and Design from the University of California, Irvine; with a minor in Urban and Regional Planning. Ms. Lee also holds a 40-hour HAZWOPER General Site Worker Certification. She has recently received her Environmental Management Certification from the University of California, Irvine.

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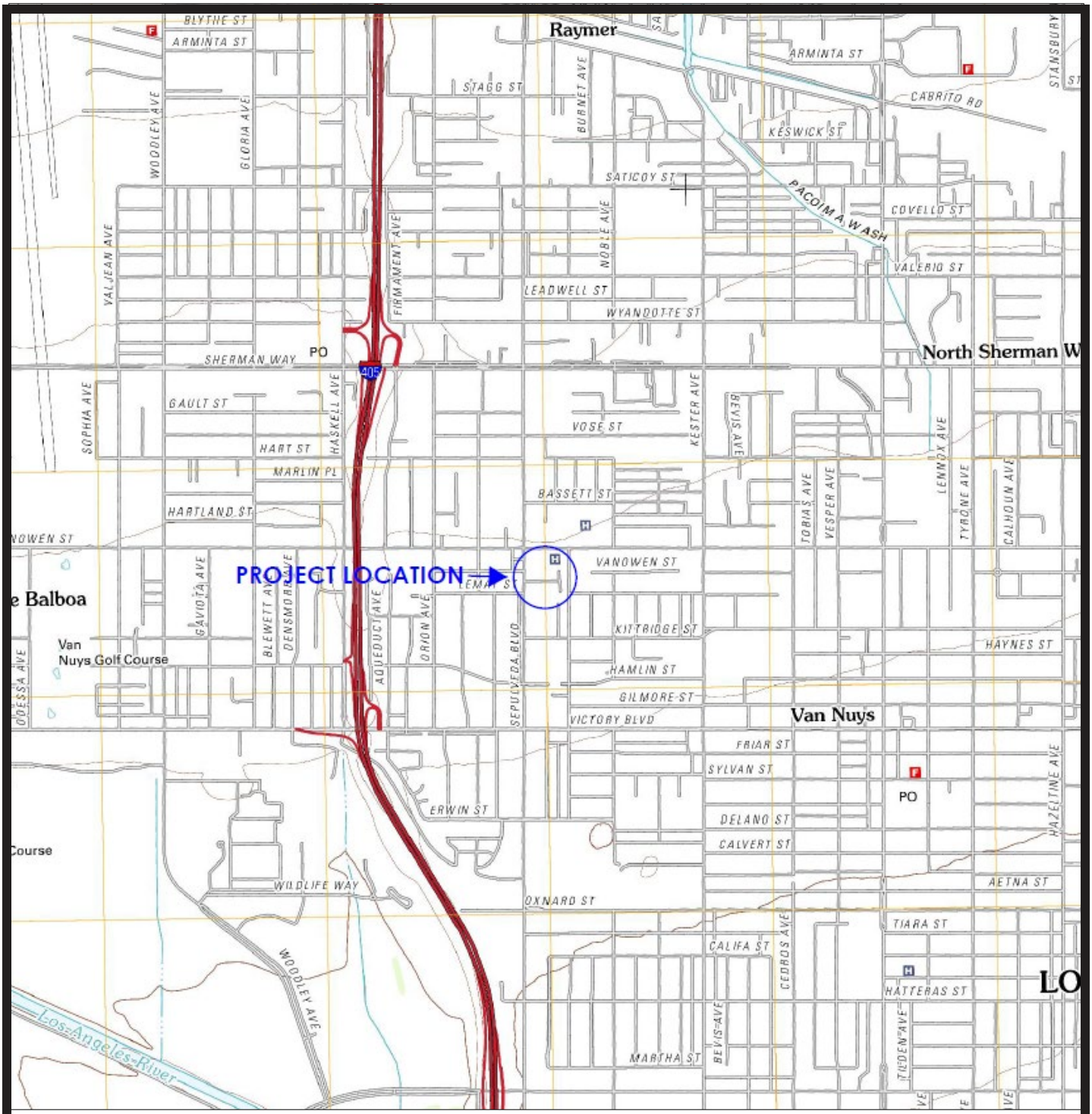
Appendix A
Figures



N

Not to Scale

Source: EDR, Van Nuys Quadrangle, 2012, 7.5 Minute Series

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UNCOMMON DEVELOPERS

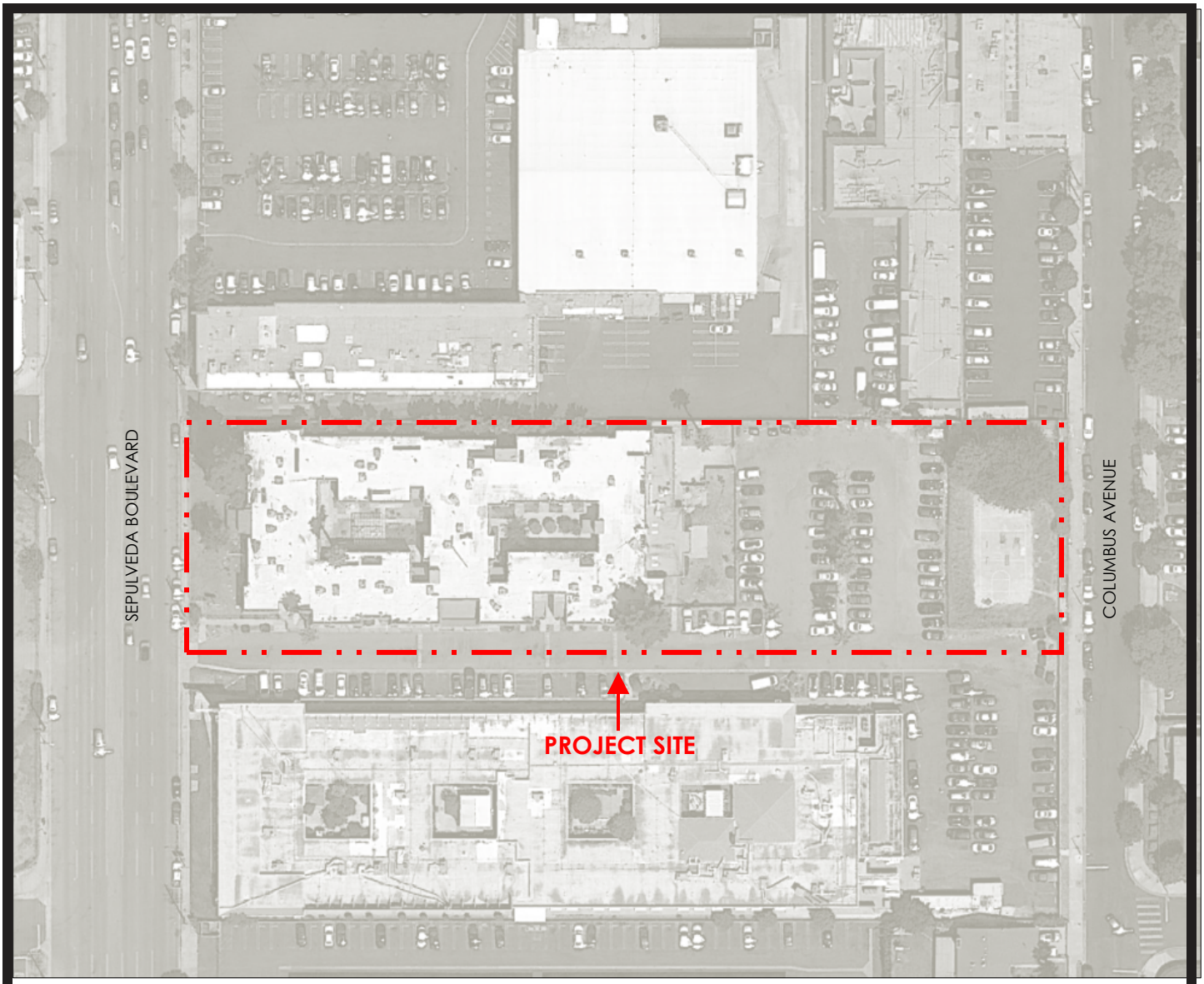
6728 Sepulveda Boulevard
Van Nuys, California

Figure 1

PROJECT NO.: 0950.1017.0

DATE: APRIL 2021

Topographic Map



N

Not to Scale

Source: Google Earth

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UNCOMMON DEVELOPERS

6728 Sepulveda Boulevard
Van Nuys, California

Figure 2

PROJECT NO.: 0950.1017.0

DATE: APRIL 2021

Site Map

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Appendix B
Photographs

PHOTO LOG

PHOTO 1: View of the Site along Sepulveda Boulevard, looking east.

PHOTO 2: Partial view of the Site in the southwest corner of the Site, looking northeast.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1017.0

PHOTO LOG

PHOTO 3: Partial view of the Site along the south boundary of the Site, looking west-northwest.

PHOTO 4: Partial view of the Site along the south boundary of the Site, looking northeast.

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Uncommon Developers

6728 Sepulveda Boulevard
Van Nuys, California

Citadel Project No. 0950.1017.0

PHOTO LOG

PHOTO 5: Partial view of the Site from the southeast corner of the Site, looking north.

PHOTO 6: Partial view of the Site from the southeast corner of the Site, looking west-northwest.

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Appendix H
EDR Historical Topo Map Report

6728 SEPULVEDA BLVD

6728 SEPULVEDA BLVD

VAN NUYS, CA 91405

Inquiry Number: 6460860.4

April 21, 2021

EDR Historical Topo Map Report

with QuadMatch™

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

EDR Historical Topo Map Report

04/21/21

Site Name:

6728 SEPULVEDA BLVD
6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
EDR Inquiry # 6460860.4

Client Name:

Citadel Environmental Services
1725 Victory Boulevard
Glendale, CA 91201
Contact: Shirley Lee

EDR Topographic Map Library has been searched by EDR and maps covering the target property location as provided by Citadel Environmental Services were identified for the years listed below. EDR's Historical Topo Map Report is designed to assist professionals in evaluating potential liability on a target property resulting from past activities. EDRs Historical Topo Map Report includes a search of a collection of public and private color historical topographic maps, dating back to the late 1800s.

Search Results:

P.O.# NA
Project: 0950.1017.0

Coordinates:

Latitude:	34.192811 34° 11' 34" North
Longitude:	-118.465086 -118° 27' 54" West
UTM Zone:	Zone 11 North
UTM X Meters:	365003.47
UTM Y Meters:	3784504.90
Elevation:	735.00' above sea level

Maps Provided:

2012	1902
1972	1900
1966	1898
1953	1896
1926, 1927	1894
1924	
1921	
1920	

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Topo Sheet Key

This EDR Topo Map Report is based upon the following USGS topographic map sheets.

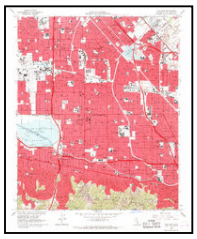
2012 Source Sheets

Van Nuys
2012
7.5-minute, 24000

1972 Source Sheets

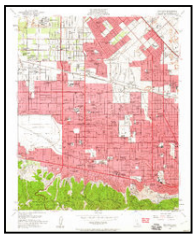
Van Nuys
1972
7.5-minute, 24000
Aerial Photo Revised 1972

1966 Source Sheets



Van Nuys
1966
7.5-minute, 24000
Aerial Photo Revised 1964

1953 Source Sheets



Van Nuys
1953
7.5-minute, 24000
Aerial Photo Revised 1952

Topo Sheet Key

This EDR Topo Map Report is based upon the following USGS topographic map sheets.

1926, 1927 Source Sheets

Van Nuys
1926
7.5-minute, 24000

Pacoima
1927
7.5-minute, 24000

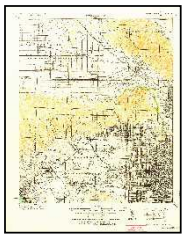
1924 Source Sheets

Van Nuys
1924
7.5-minute, 24000

1921 Source Sheets

Santa Monica
1921
15-minute, 62500

1920 Source Sheets



SANTA MONICA
1920
15-minute, 62500

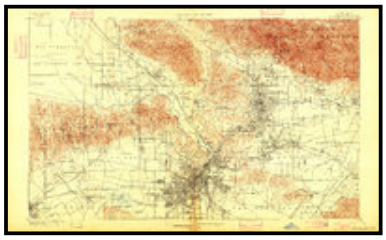
Topo Sheet Key

This EDR Topo Map Report is based upon the following USGS topographic map sheets.

1902 Source Sheets

Santa Monica
1902
15-minute, 62500

1900 Source Sheets



Los Angeles
1900
15-minute, 62500

1898 Source Sheets

Santa Monica
1898
15-minute, 62500

1896 Source Sheets

Santa Monica
1896
15-minute, 62500

Topo Sheet Key

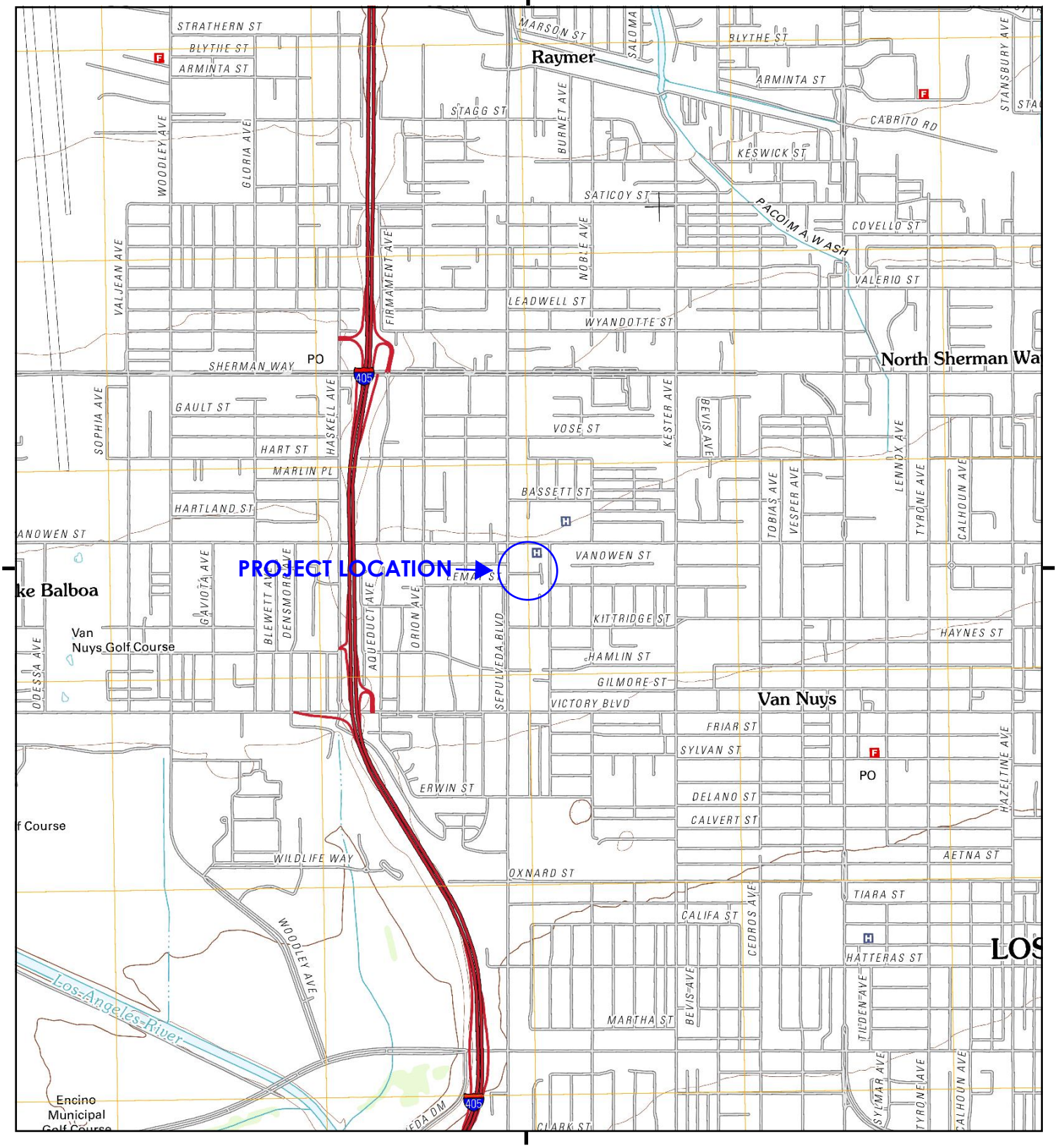
This EDR Topo Map Report is based upon the following USGS topographic map sheets.

1894 Source Sheets

Los Angeles
1894
15-minute, 62500

Historical Topo Map

2012



This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

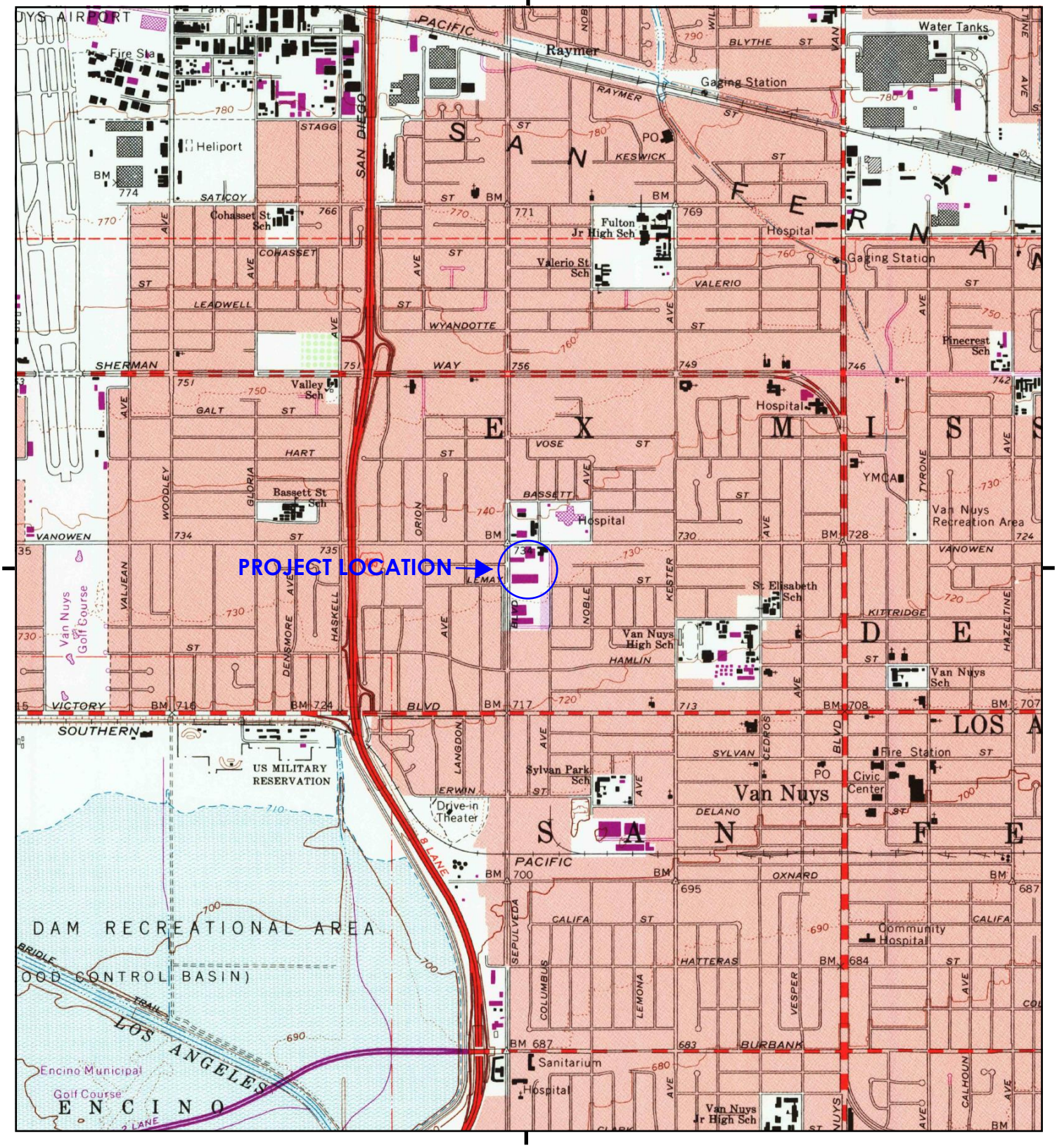
TP, Van Nuys, 2012, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1972



This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

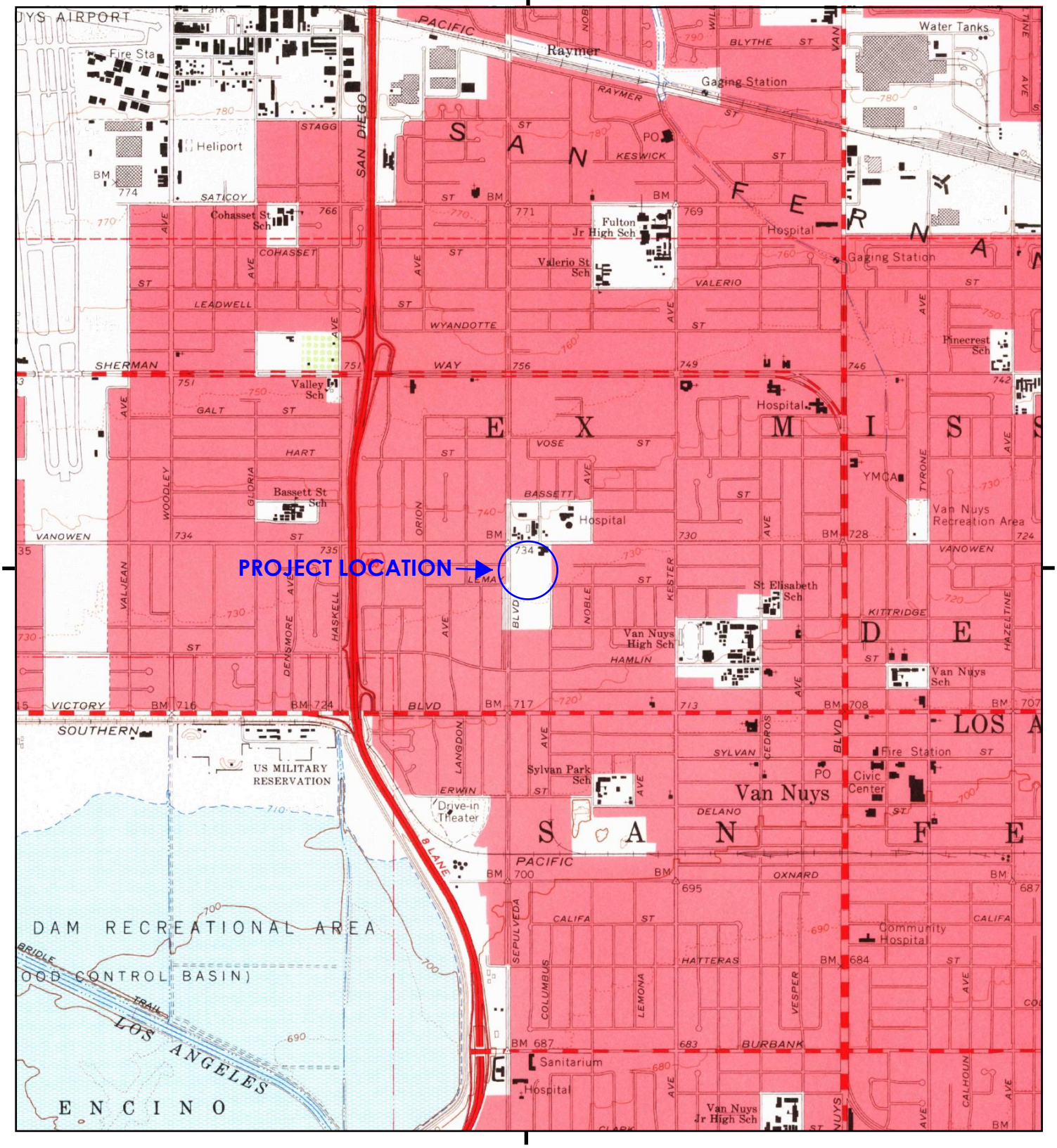
TP, Van Nuys, 1972, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1966



This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

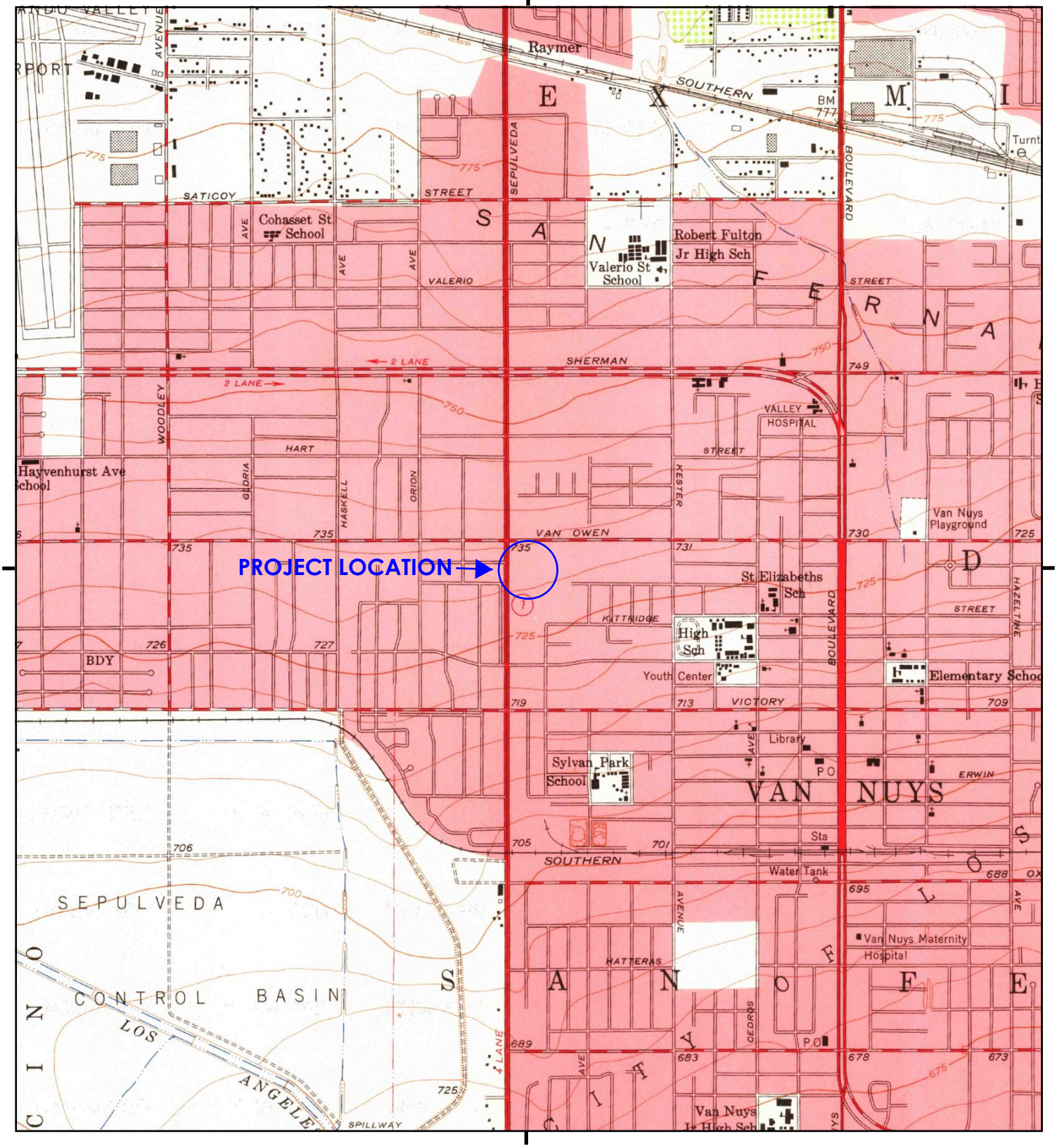
TP, Van Nuys, 1966, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1953



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0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

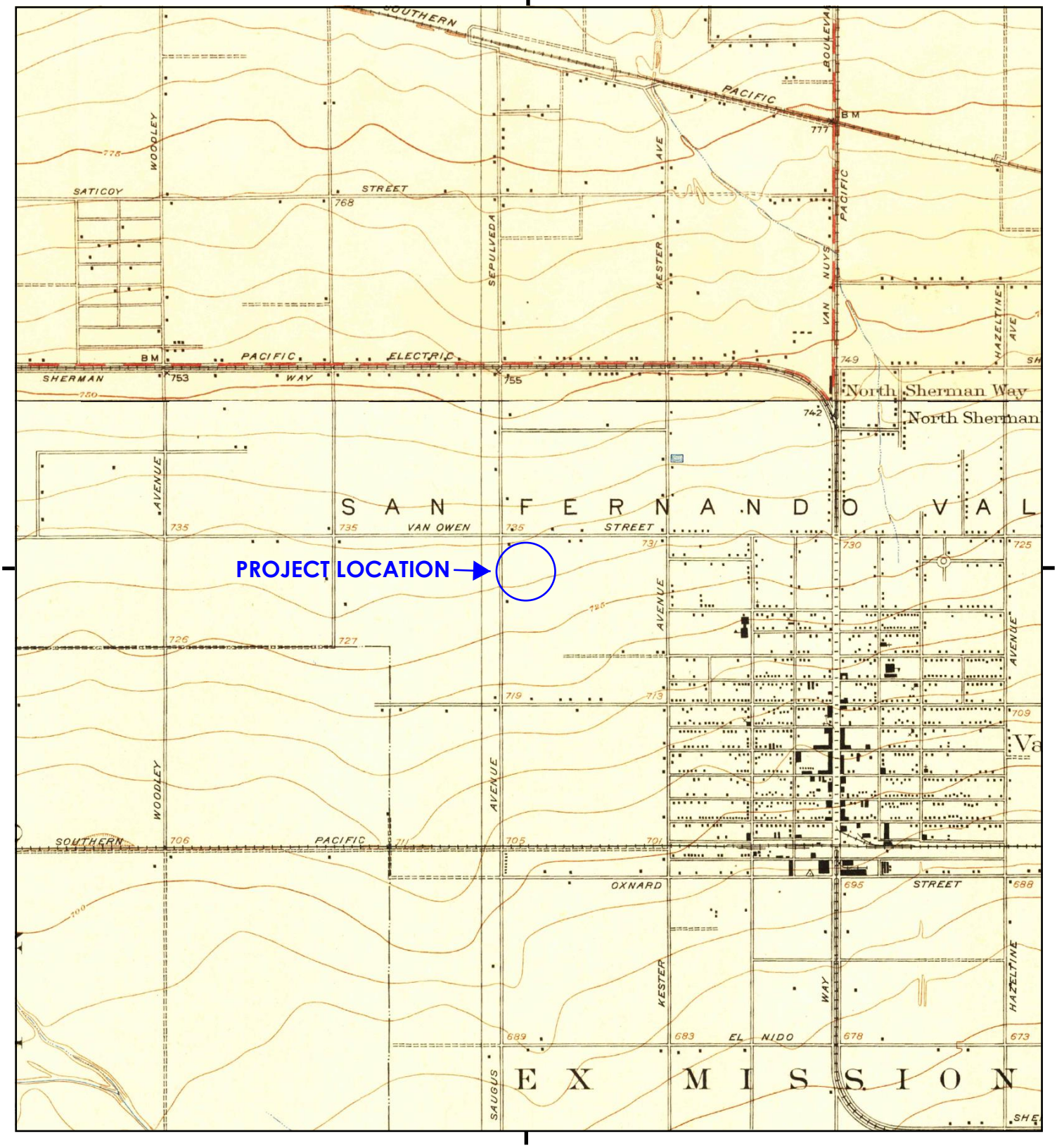
TP, Van Nuys, 1953, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1926, 1927



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0 Miles 0.25 0.5 1 1.5

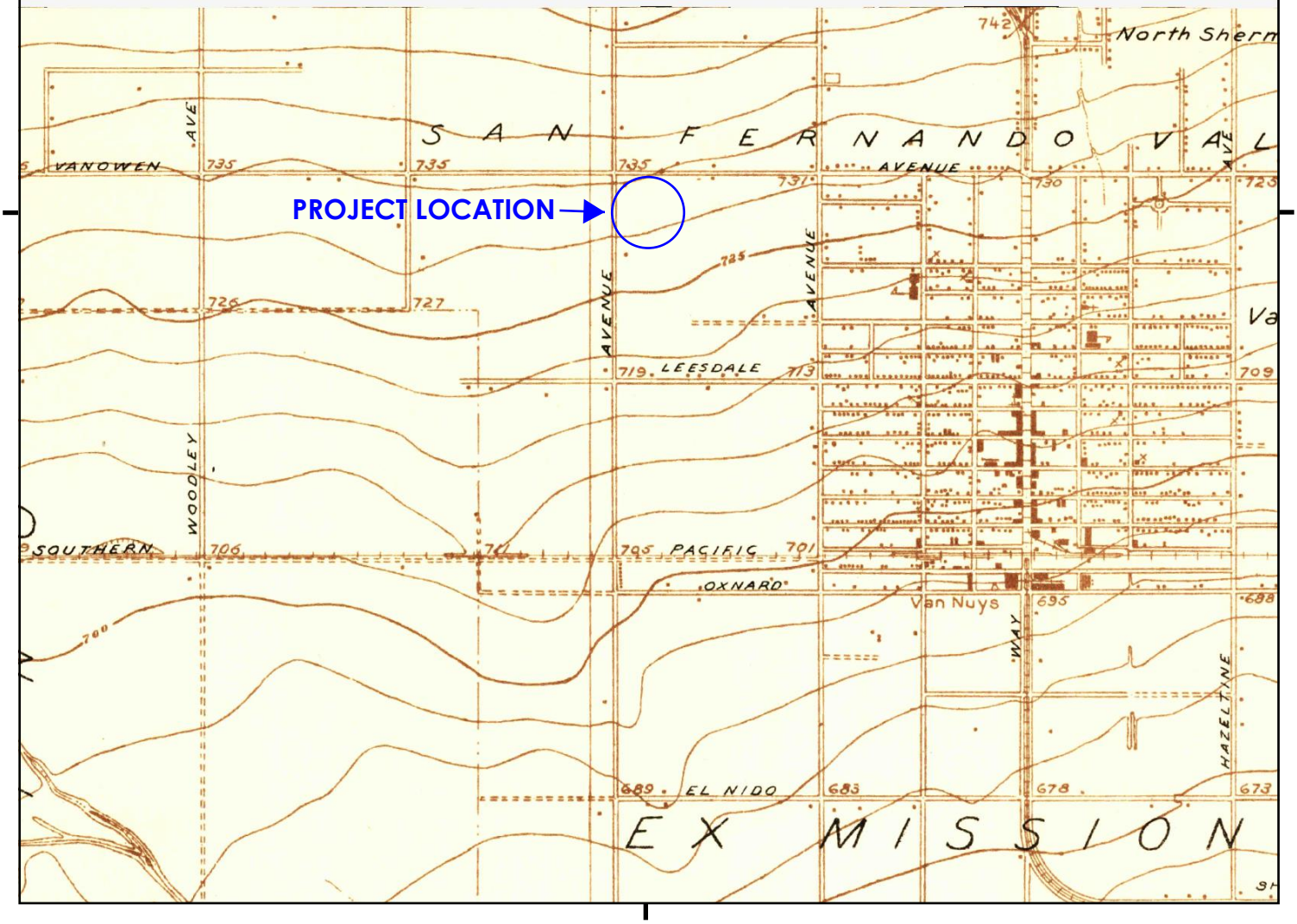
NW N NE
W E
SW S SE

TP, Van Nuys, 1926, 7.5-minute
N, Pacoima, 1927, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED
UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED
UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED
UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED UNMAPPED



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0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

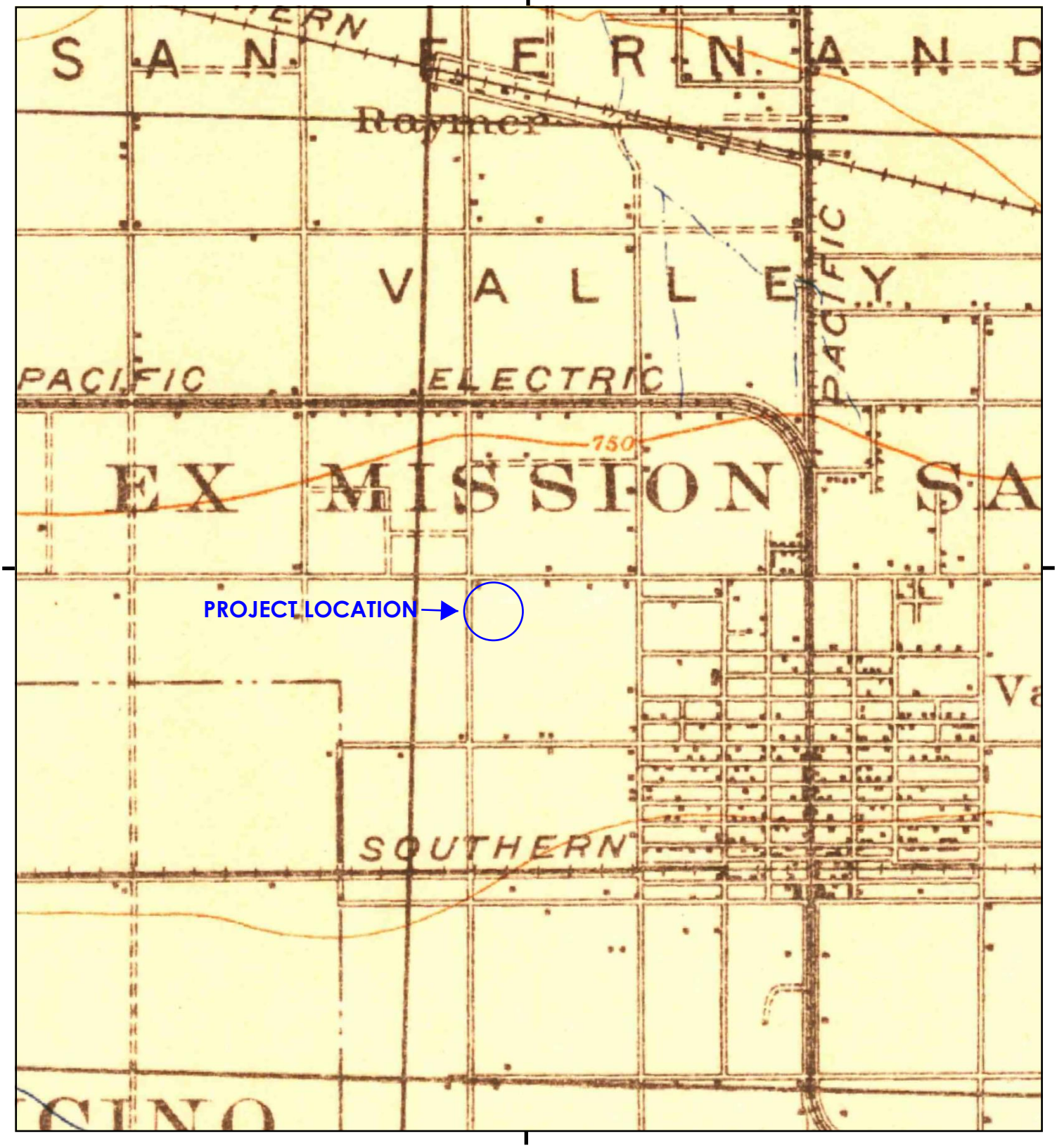
TP, Van Nuys, 1924, 7.5-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1921



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0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Santa Monica, 1921, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

Historical Topo Map

1920

This report includes information from the following map sheet(s).

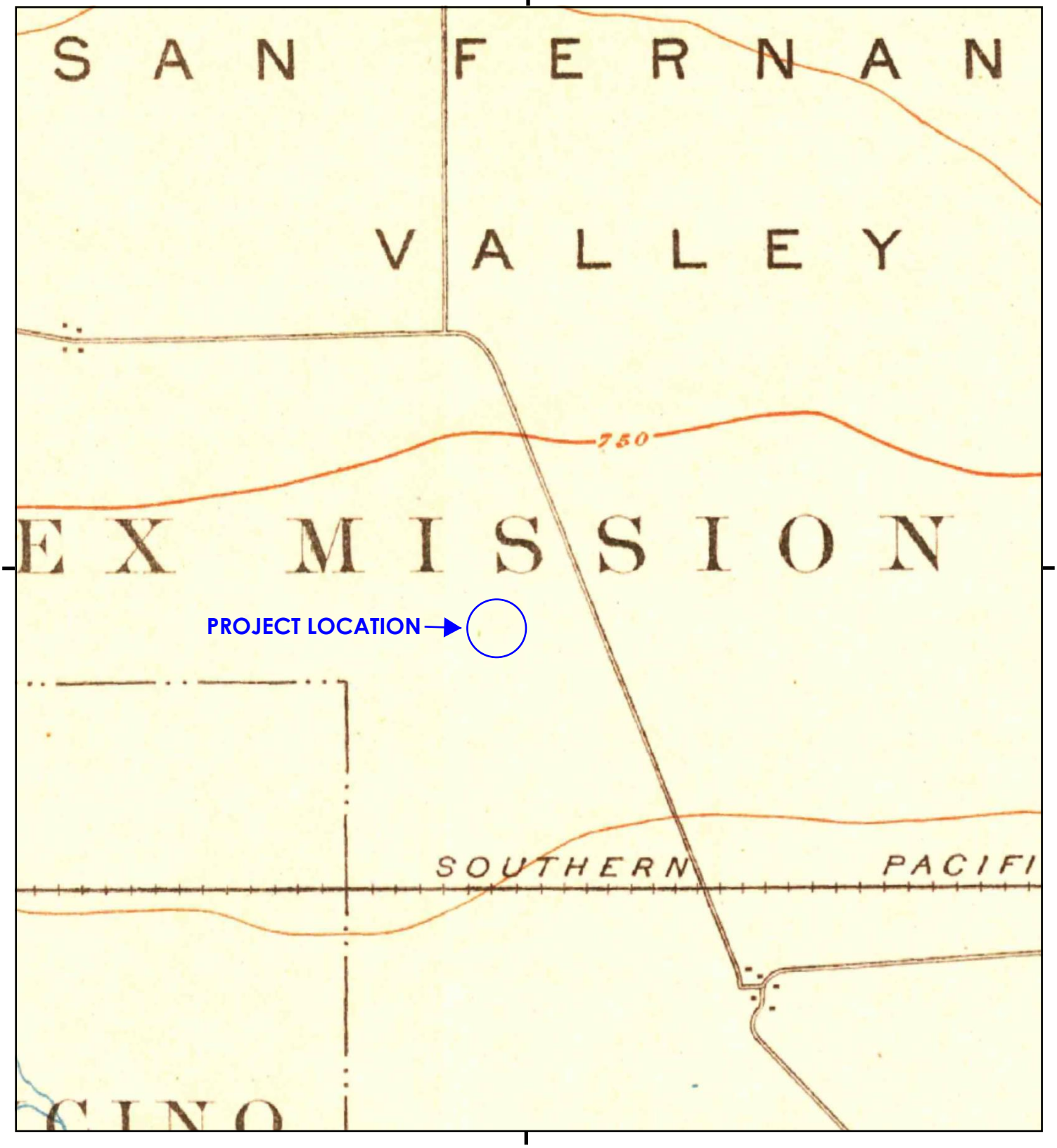
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, SANTA MONICA, 1920, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N



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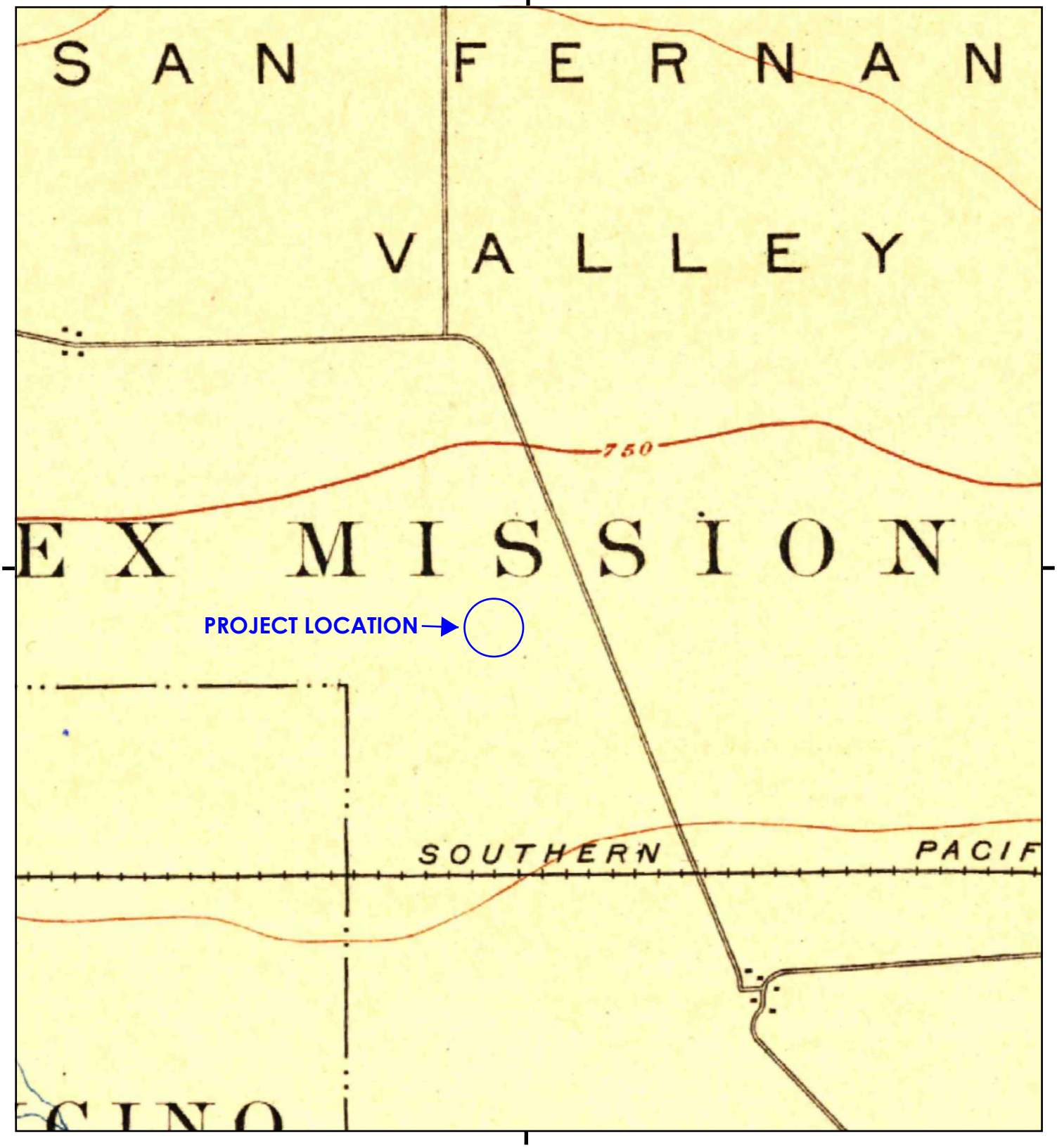
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Santa Monica, 1902, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N



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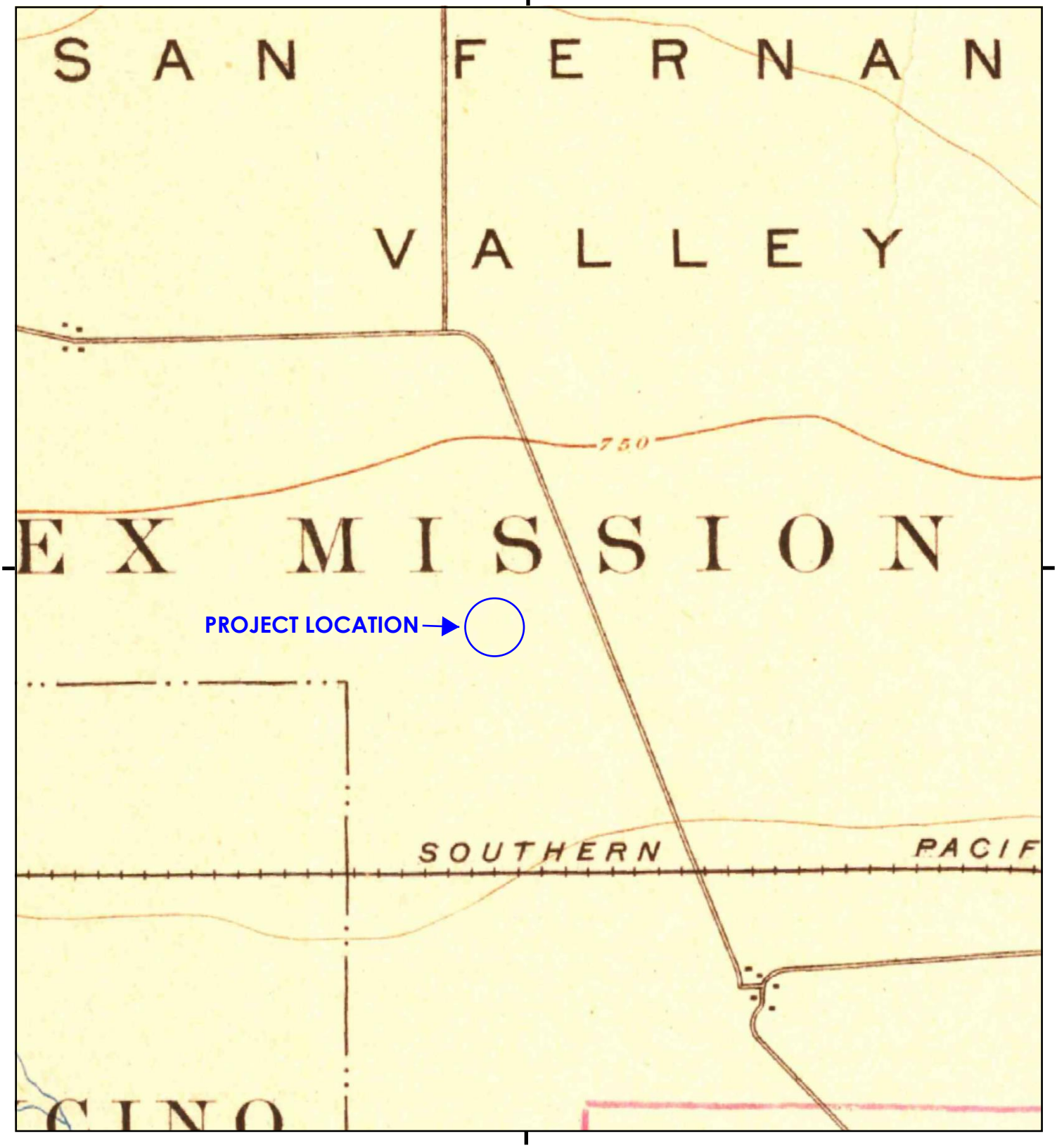
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Los Angeles, 1900, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N



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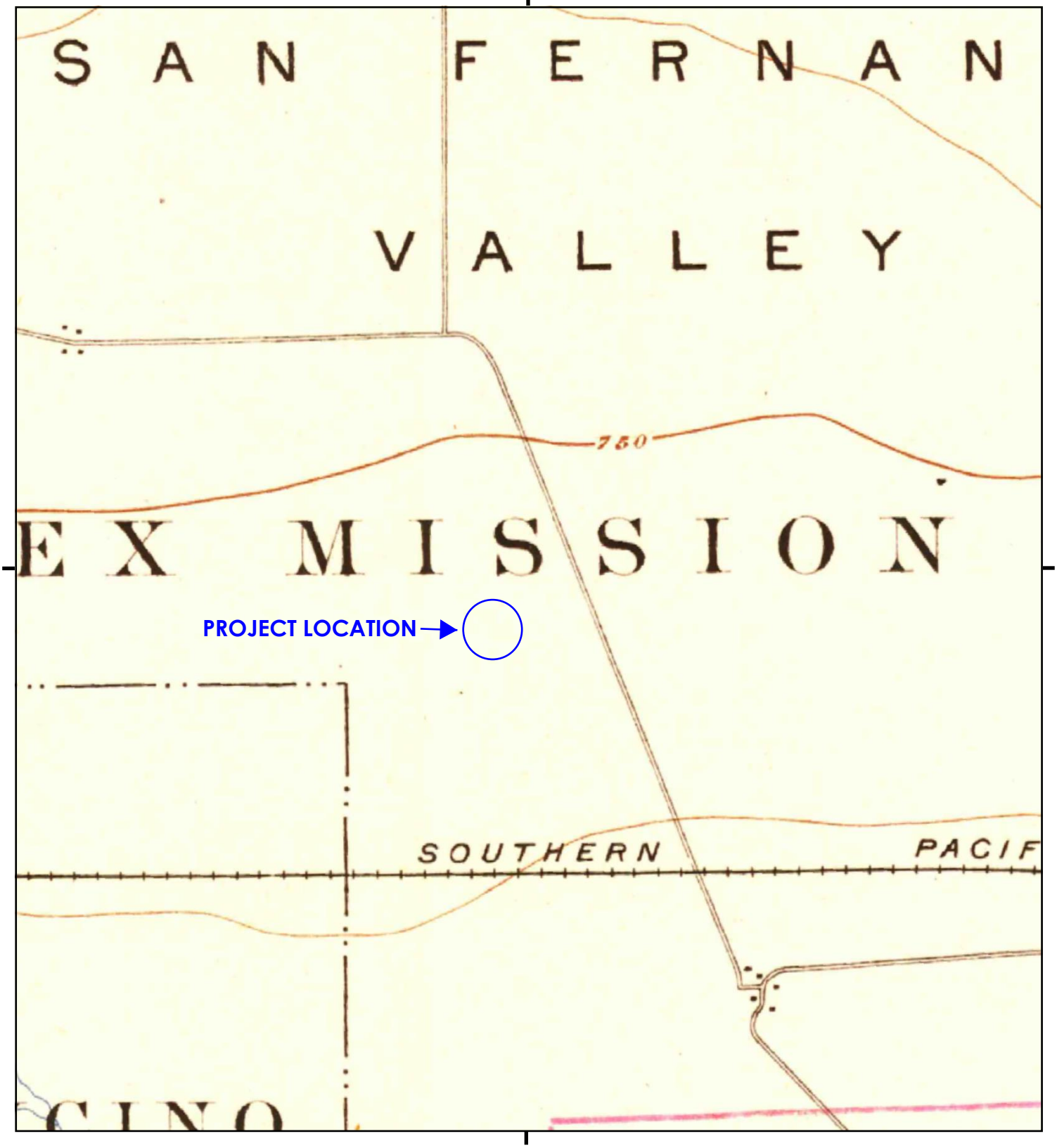
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Santa Monica, 1898, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N



This report includes information from the following map sheet(s).

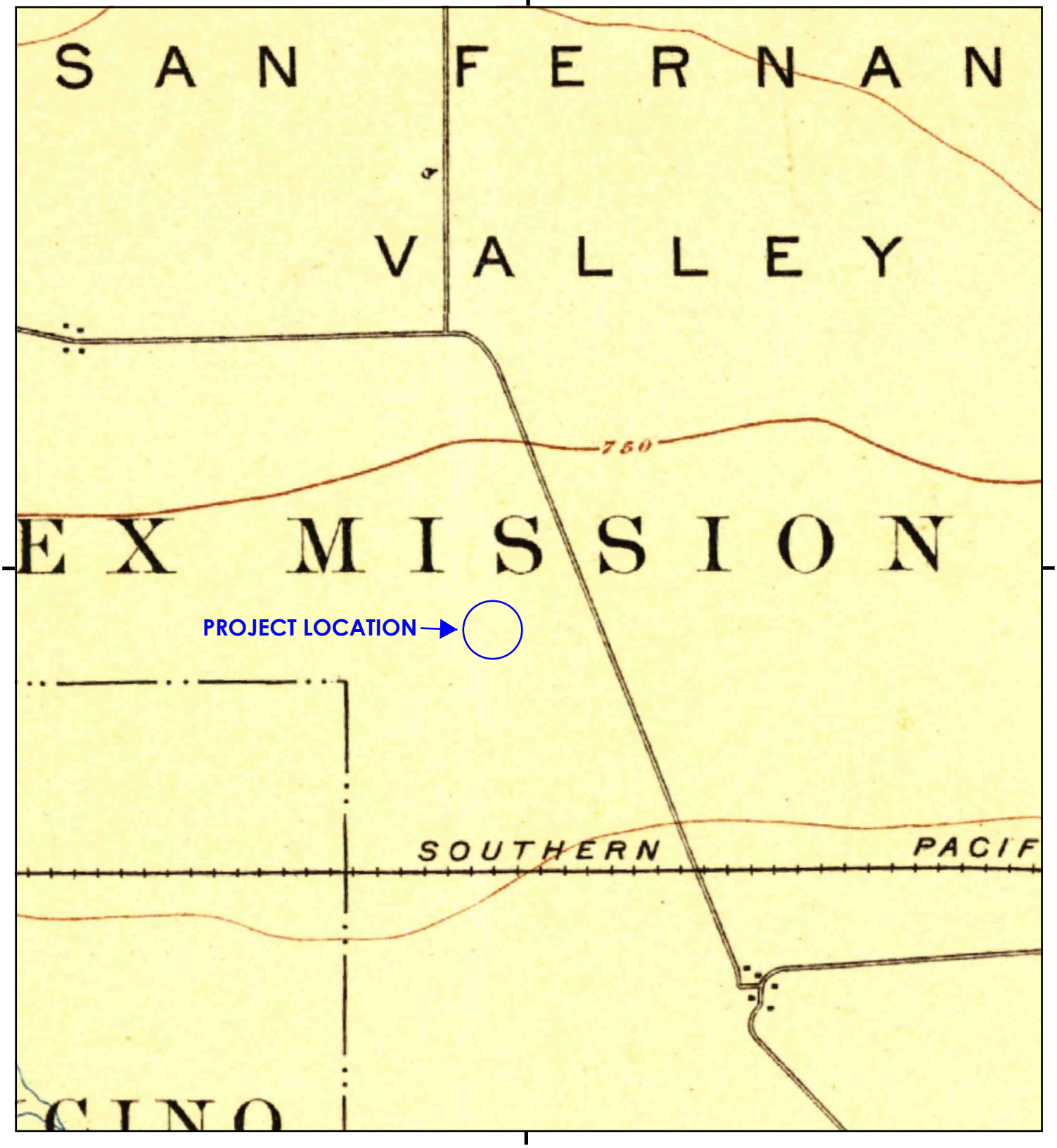
0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Santa Monica, 1896, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N



This report includes information from the following map sheet(s).

0 Miles 0.25 0.5 1 1.5

NW N NE
W E
SW S SE

TP, Los Angeles, 1894, 15-minute

SITE NAME: 6728 SEPULVEDA BLVD
ADDRESS: 6728 SEPULVEDA BLVD
VAN NUYS, CA 91405
CLIENT: Citadel Environmental Services

N

CITADEL EHS
assess resolve strengthen

Appendix I
User Questionnaire

DATE SENT: _____ DATE DUE: _____

HOW SENT (Circle): Fax / Email FAX / EMAIL: _____

User Questionnaire	
Client	6728 Sepulveda QOZB LLC
Contact Name	Mila Amparo
Contact Title	Project Management Specialist
Phone/Fax/Email	(818) 836-2363
Completed by?	Mila Amparo
Response Date	
Form of Response	
Current Use of the Property	Vacant land
Reason for Performing Phase I	Lender requirement

Please include the name of the Companies who provide your utilities, so we can contact each agency:

Utilities	
Electricity	N/A
Natural Gas	N/A
Sewage	City
Sanitary Sewerage	N/A
Solid Waste Removal	N/A
Fuel Oil	N/A
Steam	N/A

Please include the Name and Company of Each of the following individuals:

User	Name	Company
Key Site Manager	**Idan Perlman**	**Uncommon Developers**
Current Property Owner	**c/o Leon Benrimon, Exec. PM**	**6728 Sepulveda QOZB LLC**
Current Property Owner Representative	**Leon Benrimon**	**Uncommon Developers**
Occupants	**None; vacant land**	
Major Occupants	**None**	
Current Operator Name	**None**	
Past Property Owner(s)	**Shea**	
Past Property Owner Representative(s)	**unknown**	
Other Past Property Owner(s)	**unknown**	
Past Operator Name(s)	**unknown**	
Past Occupant(s)	**unknown**	
Past Major Occupant(s)	**Adult Home Facility**	
Broker(s)	**N/A**	
Property Manager	**N/A**	
Building Engineer	**N/A**	
Other		

TITLE & JUDICIAL RECORDS

Per ASTM E 1527-13 Section 6.2, the User is required to provide and/or report to the environmental professional any title and/or judicial records so identified for the subject property.

Please provide any information on title and/or judicial records:

ENVIRONMENTAL LIENS OR ACTIVITY AND USE LIMITATIONS

Per ASTM E 1527-13 the User is required to provide and/or report to the environmental professional any environmental liens or AULs so identified for the subject property. The environmental professional per the ASTM practice is not responsible to undertake a review of information to identify environmental liens or AULs.

Please provide any information on environmental liens or activity and use limitations (AULs):

SPECIALIZED OR ACTUAL KNOWLEDGE OF USER

Per the ASTM standard, it is the User's responsibility to communicate to the environmental professional any information that is material to recognized environmental conditions in connection with the subject property based on such specialized knowledge, actual knowledge, experience, or commonly known and reasonably ascertainable information within the local community.

Please provide any information of the following items:

ASTM Scope Item	Property Contact Aware of them (Y/N)	Comment
USTs		unkown
ASTs		unknown
PCB Electrical Equipment		unknown
Hydraulic Equipment		unknown
Chemicals, Hazardous Materials, and Raw Materials Storage and Usage		unknown
Waste Generation, Storage and Disposal		unknown
Wells, Sumps, Pits, and Floor Drains		unknown
Stormwater Runoff and Surface Water		unknown
Lagoons, Septic Systems, Wastewater Treatment, and Separators		unknown
Stressed Vegetation, Staining and Odors		unknown
Surficial Disturbances		unknown
On-Property Dry Cleaners		unknown
		Refer to prior Phase 1 and Limited Phase 2 reports provided

NON-ASTM Scope Item	Property Contact Aware of them (Y/N)	Comment
Asbestos Containing Materials		unknown
Radon		unknown
Lead-Based Paint		unknown
Lead in Drinking Water		unknown
Potable Well		unknown
Potential Wetlands		unknown
Air Emissions		unknown
Mold/Water Intrusion		unknown

Please refer to "Helpful Documents" section below to provide any relevant reports associated with the above items.

VALUATION REDUCTION FOR ENVIRONMENTAL ISSUES

(For Property Owner) Per the ASTM standard, in a transaction involving the purchase of a parcel of commercial real estate, the user shall consider the relationship of the purchase price of the property to the fair market value of the property if the property was not affected by hazardous substances or petroleum products. The User should try to identify an explanation for a significantly lower price which does not reasonably reflect fair market value if the property was not contaminated, and make a written record of such explanation. The ASTM standard does not require that a real estate appraisal be obtained in order to ascertain fair market value of the property.

PROCEEDINGS INVOLVING THE PROPERTY

Per the ASTM standard, prior to the site visit, the User (if different from the property owner), Key site manager (if any is identified), and property owner shall be asked whether they know of (1) any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the property; (2) any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products.

- **Do you know of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, or from the property? Y / N**
  If yes, please explain:

- **Do you know of any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products? Y / N**
  If yes, please explain:

HELPFUL DOCUMENTS

Per the ASTM Standard, Prior to the property visit, the Property owner, key site manager (if any is identified), and User (if different from the property owner) shall be asked if they know whether any of the documents below exist and if so, whether copies can and will be provided within reasonable time and cost constraints:

	User		Key Site Manager		Property Owner	
	Exist	**Provided**	**Exist**	**Provided**	**Exist**	**Provided**
ESA Reports						
Environmental Compliance Audit Reports						
Environmental Permits UST/AST Registrations						
Underground Injection Permits						
MSDS's						
Community Right-to-know plan						
Safety Plans						
SPCC Plans						
Emergency Preparedness and prevention plans						
Hydrogeologic reports						
Government Agency Correspondence and violations						
Hazardous Waste Generator Notices or reports						
Geotechnical studies						
Risk Assessments						
Recorded AULs						
Environmental Liens						
Other						

Please refer to prior Phase 1 & 2 reports provided

CITADEL EHS
assess resolve strengthen

Appendix J
EDR Radius Map Report

6728 Sepulveda Boulevard
6728 Sepulveda Boulevard
Van Nuys, CA 91405

Inquiry Number: 6971158.2s
May 06, 2022

The EDR Radius Map™ Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

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GEOCHECK ADDENDUM

GeoCheck - Not Requested

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

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This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OF DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E1527-21), the ASTM Standard Practice for Environmental Site Assessments for Forestland or Rural Property (E 2247-16), the ASTM Standard Practice for Limited Environmental Due Diligence: Transaction Screen Process (E 1528-14) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

COORDINATES

Latitude (North):	34.1927890 - 34ˆ 11' 34.04''
Longitude (West):	118.4650650 - 118ˆ 27' 54.23''
Universal Tranverse Mercator:	Zone 11
UTM X (Meters):	365002.3
UTM Y (Meters):	3784307.5
Elevation:	736 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	12021723 VAN NUYS, CA
Version Date:	2018

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20140514
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	JUDY SHEA	6728 SEPULVEDA BLVD	FINDS		TP
A2	JUDY SHEA	6728 SEPULVEDA BLVD	ECHO		TP
A3	JUDY SHEA	6728 SEPULVEDA BLVD	HWTS		TP
A4	JUDY SHEA	6728 SEPULVEDA BLVD	RCRA NonGen / NLR		TP
A5	JUDY SHEA	6728 SEPULVEDA BLVD	HWTS		TP
A6	JUDY SHEA	6728 SEPULVEDA BLVD	RCRA NonGen / NLR		TP
B7	GRAND PLAZA, LLC	6734 SEPULVEDA BLVD	UST	Higher	33, 0.006, WNW
B8	GRAND PLAZA, LLC	6734 SEPULVEDA BLVD	HAZMAT	Higher	33, 0.006, WNW
9	VAN NUYS E S NO 1	6700 COLUMBUS AVE	RCRA-LQG, FINDS, ECHO	Lower	51, 0.010, ESE
B10	CALIFORNIA HEALTH CA	6700 N SEPULVEDA BLV	HAZMAT, CERS	Lower	80, 0.015, WSW
B11	1.75 SEPULVEDA CLEAN	6754 N SEPULVEDA BLV	DRYCLEANERS, HAZMAT	Higher	174, 0.033, NW
B12	ALPHA CLEANERS	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
B13	SEPULVEDA CLEANER	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
B14	1-75 SEPULVEDA CLEAN	6754 SEPULVEDA BLVD	DRYCLEANERS	Higher	174, 0.033, NW
B15	AFCO CLEANERS & LAUN	6754 SEPULVEDA BLVD	EDR Hist Cleaner	Higher	174, 0.033, NW
B16	96542	6759 SEPULVEDA BLVD	HIST UST	Higher	225, 0.043, NW
B17	SHAMAM SVC CTR	6759 SEPULVEDA BLVD	EDR Hist Auto	Higher	225, 0.043, NW
B18	SHAMAM SERVICE CENTE	6759 N SEPULVEDA BLV	HAZMAT	Higher	225, 0.043, NW
B19	BORIS/GENIA SARNOFF	6759 SEPULVEDA BLVD	SWEEPS UST, CA FID UST	Higher	225, 0.043, NW
B20	THE FAMILY WHEELS, I	15316 VANOWEN ST	HAZMAT	Higher	294, 0.056, WNW
C21	O'REILLY AUTO PARTS	15230 VANOWEN ST	CERS HAZ WASTE, HAZNET, HAZMAT, CERS, HWTS	Higher	304, 0.058, North
C22	OREILEY AUTO PARTS 5	15230 VANOWEN ST	RCRA NonGen / NLR	Higher	304, 0.058, North
C23	PATTERSON E E	15260 VANOWEN PL	EDR Hist Auto	Higher	323, 0.061, North
D24	VAN NUYS NEW ELEMENT	15141 LEMAY STREET	ENVIROSTOR, SCH, CERS	Lower	360, 0.068, ESE
D25	TITTU NELLMOOTTILL	6657 BURNET AVENUE	RCRA NonGen / NLR	Lower	374, 0.071, ESE
E26	DIPLOMAT SPECIALTY P	15211 VANOWEN ST 301	RCRA NonGen / NLR	Higher	390, 0.074, NNE
E27	HEALTHLINE MEDICAL G	15211 VANOWEN ST STE	RCRA NonGen / NLR	Higher	390, 0.074, NNE
E28	LAWRENCE L MENZER	15211 VANOWEN ST #31	RCRA NonGen / NLR	Higher	390, 0.074, NNE
E29	HEALTHCARE REALTY SE	15211 VANOWEN STREET	RCRA NonGen / NLR	Higher	390, 0.074, NNE
E30	TMI PATHOLOGY	15211 VANOWEN ST STE	RCRA NonGen / NLR	Higher	390, 0.074, NNE
F31	DESERT PETROLEUM INC	6801 SEPULVEDA BLVD	HIST UST	Higher	454, 0.086, NW
F32	DESERT PETROLEUM INC	6801 SEPULVEDA BLVD	SWEEPS UST, HIST UST, CA FID UST	Higher	454, 0.086, NW
F33		6801 SEPULVEDA BLVD	UST	Higher	454, 0.086, NW
F34	R&S OIL #5	6801 SEPULVEDA BLVD	HIST UST	Higher	454, 0.086, NW
G35	VALLEY PRESBYTERIAN	15107 VANOWEN ST.	RCRA-SQG, UST, SWEEPS UST, RCRA NonGen / NLR,...	Higher	504, 0.095, NE
G36	VALLEY PRESBYTERIAN	15107 VANOWEN STREET	CERS HAZ WASTE, HIST UST, CA FID UST, CERS TANKS,...	Higher	504, 0.095, NE
G37	VALLEY PRESBYTERIAN	15107 VANOWEN BOULEV	HIST UST	Higher	504, 0.095, NE
G38	RENAISSANCE IMAGING	15107 VANOWEN ST	RCRA NonGen / NLR	Higher	504, 0.095, NE
G39	VALLEY PRESBYTERIAN	15107 VANOWEN STREET	RCRA NonGen / NLR	Higher	504, 0.095, NE

MAPPED SITES SUMMARY

Target Property Address:
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
F40	TESORO STATION NO 63	6810 SEPULVEDA BLVD	RCRA NonGen / NLR, FINDS	Higher	515, 0.098, NNW
F41	BRETTS INCORPORATED	6810 SEPULVEDA BLVD	EDR Hist Auto	Higher	515, 0.098, NNW
F42	ARCO/THIRFY/9634/SOU	6810 SEPULVEDA BLVD	HAZNET, HAZMAT, HWTS	Higher	515, 0.098, NNW
F43	TESORO (USA) 63234	6810 SEPULVEDA BLVD	UST	Higher	515, 0.098, NNW
F44	SERVICE STATION	6810 SEPULVEDA	HIST UST	Higher	515, 0.098, NNW
F45	ARCO #9634	6810 SEPULVEDA BLVD	UST	Higher	515, 0.098, NNW
F46	BRETTS INC	6810 SEPULVEDA BLVD	LUST, SWEEPS UST, CA FID UST	Higher	515, 0.098, NNW
F47	SPEEDWAY #5070	6810 SEPULVEDA BLVD	RCRA NonGen / NLR	Higher	515, 0.098, NNW
F48	CHEVRON #9-0316T (FO	6810 SEPULVEDA BLVD	LUST, CERS HAZ WASTE, CERS TANKS, Cortese, CERS,...	Higher	515, 0.098, NNW
F49	SPEEDWAY NO. 5070 (U	6810 SEPULVEDA BLVD	UST	Higher	515, 0.098, NNW
C50	ASSOCIATED PATHOLOGI	15243 VANOWEN AVE SU	CERS HAZ WASTE, HAZNET, HWTS	Higher	520, 0.098, North
C51	CHARLES E WEIDMANN M	15243 VANOWEN ST STE	RCRA NonGen / NLR	Higher	520, 0.098, North
C52	VANOWEN RADIOLOGY ME	15243 VANOWEN ST 106	RCRA-SQG, FINDS, ECHO	Higher	520, 0.098, North
C53	DR JADE T ONG DDS IN	15243 VANOWEN ST STE	RCRA NonGen / NLR	Higher	520, 0.098, North
C54	J H NAVACH MD	15243 VANOWEN ST STE	RCRA-SQG, FINDS, ECHO, HAZNET, HWTS	Higher	520, 0.098, North
C55	ASSOCIATED PATHOLOGI	15243 VANOWEN AVE SU	RCRA-SQG, FINDS, ECHO	Higher	520, 0.098, North
F56	NEXTEL COMMUNICATION	6819 N SEPULVEDA BLV	HAZMAT	Higher	592, 0.112, NW
F57	VALLEY DIALYSIS	6840 SEPULVEDA BLVD	HAZMAT, CERS	Higher	599, 0.113, NNW
F58	HEMATOLOGY ONCOLOGY	6850 SEPULVEDA BLVD	RCRA-SQG, FINDS, ECHO	Higher	664, 0.126, NNW
59	BERKLEY VALLEY CONVA	6600 N SEPULVEDA BLV	HAZMAT, CERS	Lower	723, 0.137, SSW
H60	ANDREW & COURTNEY MC	6716 NOBLE AVE	RCRA NonGen / NLR	Lower	760, 0.144, East
I61	CAROL REMINICK	6609 BURNET AVE.	RCRA NonGen / NLR	Lower	764, 0.145, SE
H62	MABEL SILVA	6656 NOBLE AVE	RCRA NonGen / NLR	Lower	794, 0.150, ESE
H63	STEVEN & MABEL SILVA	6656 NOBLE AVE	RCRA NonGen / NLR	Lower	794, 0.150, ESE
J64	S.C. ORTHOPEDIC INS.	6815 NOBLE AVE	HAZNET, HAZMAT, CERS, HWTS	Higher	800, 0.152, ENE
J65	SOUTHERN CALIFORNIA	6815 NOBLE AVE	RCRA NonGen / NLR	Higher	800, 0.152, ENE
J66	SOUTHERN CALIFORNIA	6815 NOBLE AVE	HAZNET, HAZMAT, HWTS	Higher	800, 0.152, ENE
67	6851 SEPULVEDA BLVD,	6851 SEPULVEDA BLVD	RCRA NonGen / NLR	Higher	874, 0.166, NNW
I68	TIM PLUMLEY	6600 BURNET AVE	RCRA NonGen / NLR	Lower	876, 0.166, SE
69	MILENA MATEVOSYAN	6826 PEACH AVE	RCRA NonGen / NLR	Higher	911, 0.173, NW
70	JANIS ROVNER	6640 LANGDON AVE	RCRA NonGen / NLR	Lower	971, 0.184, WSW
I71	COLEMAN, GENEVIEVE	15116 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1017, 0.193, SE
72		6540 SEPULVEDA BLVD	UST	Lower	1070, 0.203, SSW
73	RESEARCH & DEVELOPME	6900 SEPULVEDA BLVD	SWEEPS UST, CA FID UST	Higher	1166, 0.221, NNW
K74	AARON RIGBY	15050 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1205, 0.228, SE
K75	AARON RIGBY	15050 KITTRIDGE STRE	RCRA NonGen / NLR	Lower	1205, 0.228, SE
76	JERRY TILLETT	15118 HAYNES ST	RCRA NonGen / NLR	Lower	1314, 0.249, SSE
77	TOSHIO HIGA	6852 LANGDON AVE.	RCRA NonGen / NLR	Higher	1317, 0.249, NW
78	A CLASS RECYCLING	6828 KESTER AVE	SWRCY	Lower	2164, 0.410, ENE

MAPPED SITES SUMMARY

Target Property Address:
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
L79	UNOCAL #2489	15300 VICTORY BLVD	LUST, Cortese	Lower	2254, 0.427, South
L80	JIFFY LUBE # 2774	15300 VICTORY BLVD	LUST, CERS HAZ WASTE, CERS TANKS, HIST CORTESE,...	Lower	2254, 0.427, South
L81	MOBIL #18-FGC	6360 SEPULVEDA BLVD	LUST, SWEEPS UST, Cortese, CERS	Lower	2492, 0.472, South
L82	MOBIL #18-FGC	6360 SEPULVEDA BLVD	LUST, HIST CORTESE	Lower	2492, 0.472, South
83	DOD - SEPULVEDA ANG	15900 VICTORY	ENVIROSTOR, CPS-SLIC, AST, HIST CORTESE, CERS	Lower	4569, 0.865, WSW
84	SAN FERNANDO VALY CO	14535-14545 SHERMAN	ENVIROSTOR	Higher	5015, 0.950, ENE

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 9 of the attached EDR Radius Map report:

Site	Database(s)	EPA ID
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	FINDS	N/A
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	ECHO Registry ID: 110070898940	N/A
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	HWTS	N/A
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	RCRA NonGen / NLR	CAC003096122
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	HWTS	N/A
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	RCRA NonGen / NLR	CAC003109053

DATABASES WITH NO MAPPED SITES

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

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal NPL (Superfund) sites

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

EXECUTIVE SUMMARY

Lists of Federal Delisted NPL sites

Delisted NPL ---------- National Priority List Deletions

Lists of Federal sites subject to CERCLA removals and CERCLA orders

FEDERAL FACILITY ---------- Federal Facility Site Information listing
SEMS ---------- Superfund Enterprise Management System

Lists of Federal CERCLA sites with NFRAP

SEMS-ARCHIVE ---------- Superfund Enterprise Management System Archive

Lists of Federal RCRA facilities undergoing Corrective Action

CORRACTS ---------- Corrective Action Report

Lists of Federal RCRA TSD facilities

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

Lists of Federal RCRA generators

RCRA-VSQG ---------- RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

Federal institutional controls / engineering controls registries

LUCIS ---------- Land Use Control Information System
US ENG CONTROLS ---------- Engineering Controls Sites List
US INST CONTROLS ---------- Institutional Controls Sites List

Federal ERNS list

ERNS ---------- Emergency Response Notification System

Lists of state- and tribal (Superfund) equivalent sites

RESPONSE ---------- State Response Sites

Lists of state and tribal landfills and solid waste disposal facilities

SWF/LF ---------- Solid Waste Information System

Lists of state and tribal leaking storage tanks

INDIAN LUST ---------- Leaking Underground Storage Tanks on Indian Land
CPS-SLIC ---------- Statewide SLIC Cases

Lists of state and tribal registered storage tanks

FEMA UST ---------- Underground Storage Tank Listing
AST ---------- Aboveground Petroleum Storage Tank Facilities
INDIAN UST ---------- Underground Storage Tanks on Indian Land

Lists of state and tribal voluntary cleanup sites

INDIAN VCP ---- Voluntary Cleanup Priority Listing
VCP ---- Voluntary Cleanup Program Properties

Lists of state and tribal brownfield sites

BROWNFIELDS ---- Considered Brownfieds Sites Listing

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS ---- A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

WMUDS/SWAT ---- Waste Management Unit Database
HAULERS ---- Registered Waste Tire Haulers Listing
INDIAN ODI ---- Report on the Status of Open Dumps on Indian Lands
ODI ---- Open Dump Inventory
DEBRIS REGION 9 ---- Torres Martinez Reservation Illegal Dump Site Locations
IHS OPEN DUMPS ---- Open Dumps on Indian Land

Local Lists of Hazardous waste / Contaminated Sites

AOCONCERN ---- Key Areas of Concerns in Los Angeles County
US HIST CDL ---- Delisted National Clandestine Laboratory Register
HIST Cal-Sites ---- Historical Calsites Database
CDL ---- Clandestine Drug Labs
Toxic Pits ---- Toxic Pits Cleanup Act Sites
US CDL ---- National Clandestine Laboratory Register
AQUEOUS FOAM ---- Former Fire Training Facility Assessments Listing
PFAS ---- PFAS Contamination Site Location Listing

Local Land Records

LIENS ---- Environmental Liens Listing
LIENS 2 ---- CERCLA Lien Information
DEED ---- Deed Restriction Listing

Records of Emergency Release Reports

HMIRS ---- Hazardous Materials Information Reporting System
CHMIRS ---- California Hazardous Material Incident Report System
LDS ---- Land Disposal Sites Listing
MCS ---- Military Cleanup Sites Listing
SPILLS 90 ---- SPILLS 90 data from FirstSearch

Other Ascertainable Records

FUDS ---- Formerly Used Defense Sites
DOD ---- Department of Defense Sites

SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR	Financial Assurance Information
EPA WATCH LIST	EPA WATCH LIST
2020 COR ACTION	2020 Corrective Action Program List
TSCA	Toxic Substances Control Act
TRIS	Toxic Chemical Release Inventory System
SSTS	Section 7 Tracking Systems
ROD	Records Of Decision
RMP	Risk Management Plans
RAATS	RCRA Administrative Action Tracking System
PRP	Potentially Responsible Parties
PADS	PCB Activity Database System
ICIS	Integrated Compliance Information System
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS	Material Licensing Tracking System
COAL ASH DOE	Steam-Electric Plant Operation Data
COAL ASH EPA	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER	PCB Transformer Registration Database
RADINFO	Radiation Information Database
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS	Incident and Accident Data
CONSENT	Superfund (CERCLA) Consent Decrees
INDIAN RESERV	Indian Reservations
FUSRAP	Formerly Utilized Sites Remedial Action Program
UMTRA	Uranium Mill Tailings Sites
LEAD SMELTERS	Lead Smelter Sites
US AIRS	Aerometric Information Retrieval System Facility Subsystem
US MINES	Mines Master Index File
ABANDONED MINES	Abandoned Mines
UXO	Unexploded Ordnance Sites
DOCKET HWC	Hazardous Waste Compliance Docket Listing
FUELS PROGRAM	EPA Fuels Program Registered Listing
CA BOND EXP. PLAN	Bond Expenditure Plan
CUPA Listings	CUPA Resources List
EMI	Emissions Inventory Data
ENF	Enforcement Action Listing
Financial Assurance	Financial Assurance Information Listing
HAZNET	Facility and Manifest Data
ICE	ICE
LOS ANGELES CO. HMS	HMS: Street Number List
HWP	EnviroStor Permitted Facilities Listing
HWT	Registered Hazardous Waste Transporter Database
MINES	Mines Site Location Listing
MWMP	Medical Waste Management Program Listing
NPDES	NPDES Permits Listing
PEST LIC	Pesticide Regulation Licenses Listing
PROC	Certified Processors Database
Notify 65	Proposition 65 Records
LA Co. Site Mitigation	Site Mitigation List
UIC	UIC Listing
UIC GEO	UIC GEO (GEOTRACKER)
WASTEWATER PITS	Oil Wastewater Pits Listing
WDS	Waste Discharge System
WIP	Well Investigation Program Case List

EXECUTIVE SUMMARY

MILITARY PRIV SITES ------- MILITARY PRIV SITES (GEOTRACKER)
PROJECT ---------- PROJECT (GEOTRACKER)
WDR ---------- Waste Discharge Requirements Listing
CIWQS ---------- California Integrated Water Quality System
CERS ---------- CERS
NON-CASE INFO ---------- NON-CASE INFO (GEOTRACKER)
OTHER OIL GAS ---------- OTHER OIL & GAS (GEOTRACKER)
PROD WATER PONDS ------- PROD WATER PONDS (GEOTRACKER)
SAMPLING POINT ---------- SAMPLING POINT (GEOTRACKER)
WELL STIM PROJ ---------- Well Stimulation Project (GEOTRACKER)
LOS ANGELES CO LF METHANE Methane Producing Landfills
MINES MRDS ---------- Mineral Resources Data System

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP ---------- EDR Proprietary Manufactured Gas Plants

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF ---------- Recovered Government Archive Solid Waste Facilities List
RGA LUST ---------- Recovered Government Archive Leaking Underground Storage Tank

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

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

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

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

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal RCRA generators

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

A review of the RCRA-LQG list, as provided by EDR, and dated 02/28/2022 has revealed that there is 1

RCRA-LQG site within approximately 0.25 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS E S NO 1	***6700 COLUMBUS AVE***	***ESE 0 - 1/8 (0.010 mi.)***	***9***	***17***
EPA ID:: CAR000128900				

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

A review of the RCRA-SQG list, as provided by EDR, and dated 02/28/2022 has revealed that there are 5 RCRA-SQG sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
VALLEY PRESBYTERIAN	***15107 VANOWEN ST.***	***NE 0 - 1/8 (0.095 mi.)***	***G35***	***67***
EPA ID:: CAD072940307				
VANOWEN RADIOLOGY ME	***15243 VANOWEN ST 106***	***N 0 - 1/8 (0.098 mi.)***	***C52***	***264***
EPA ID:: CAD983622523				
J H NAVACH MD	***15243 VANOWEN ST STE***	***N 0 - 1/8 (0.098 mi.)***	***C54***	***270***
EPA ID:: CAD983633991				
ASSOCIATED PATHOLOGI	***15243 VANOWEN AVE SU***	***N 0 - 1/8 (0.098 mi.)***	***C55***	***274***
EPA ID:: CAD982480972				
HEMATOLOGY ONCOLOGY	***6850 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.126 mi.)***	***F58***	***279***
EPA ID:: CAD982503468				

Lists of state- and tribal hazardous waste facilities

ENVIROSTOR: The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

A review of the ENVIROSTOR list, as provided by EDR, and dated 01/24/2022 has revealed that there are 3 ENVIROSTOR sites within approximately 1 mile of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SAN FERNANDO VALY CO	14535-14545 SHERMAN	ENE 1/2 - 1 (0.950 mi.)	84	361
Facility Id: 19800036				
Status: No Action Required				

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS NEW ELEMENT	***15141 LEMAY STREET***	***ESE 0 - 1/8 (0.068 mi.)***	***D24***	***41***

Facility Id: 19010006
Status: Certified

DOD - SEPULVEDA ANG ***15900 VICTORY*** ***WSW 1/2 - 1 (0.865 mi.)*** ***83*** ***358***
Facility Id: 19970013
Status: Refer: RWQCB

Lists of state and tribal leaking storage tanks

LUST: Leaking Underground Storage Tank (LUST) Sites included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

A review of the LUST list, as provided by EDR, has revealed that there are 6 LUST sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BRETTS INC	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F46***	***231***
Database: LUST, Date of Government Version: 12/06/2021 Status: Completed - Case Closed Global Id: T0603702436				
CHEVRON #9-0316T (FO	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F48***	***236***
Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914050816 Status: Case Closed Global ID: T0603702436				

Lower Elevation	Address	Direction / Distance	Map ID	Page
UNOCAL #2489	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***L79***	***342***
Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914061698 Status: Case Closed Global ID: T0603702446				
JIFFY LUBE # 2774	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***L80***	***343***
Database: LUST, Date of Government Version: 12/06/2021 Status: Completed - Case Closed Global Id: T0603702446				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***L81***	***350***
Database: LUST REG 4, Date of Government Version: 09/07/2004 Facility Id: 914110934 Status: Leak being confirmed Global ID: T0603702470				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***L82***	***355***
Database: LUST, Date of Government Version: 12/06/2021 Status: Completed - Case Closed Global Id: T0603702470				

Lists of state and tribal registered storage tanks

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the State Water Resources Control Board's Hazardous Substance Storage Container Database.

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

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
GRAND PLAZA, LLC Database: LOS ANGELES UST, Date of Government Version: 04/19/2021	6734 SEPULVEDA BLVD	WNW 0 - 1/8 (0.006 mi.)	B7	16
Not reported Database: LOS ANGELES UST, Date of Government Version: 04/19/2021	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	F33	65
VALLEY PRESBYTERIAN Database: LOS ANGELES UST, Date of Government Version: 04/19/2021 Database: UST, Date of Government Version: 12/06/2021 Facility Id: FA0002958	***15107 VANOWEN ST.***	***NE 0 - 1/8 (0.095 mi.)***	***G35***	***67***
TESORO (USA) 63234 Database: UST, Date of Government Version: 12/06/2021	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	F43	230
ARCO #9634 Database: UST, Date of Government Version: 12/06/2021 Facility Id: 24547	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	F45	231
SPEEDWAY NO. 5070 (U Database: LOS ANGELES UST, Date of Government Version: 04/19/2021 Database: UST, Date of Government Version: 12/06/2021	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	F49	256

Lower Elevation	Address	Direction / Distance	Map ID	Page
Not reported Database: LOS ANGELES UST, Date of Government Version: 04/19/2021	6540 SEPULVEDA BLVD	SSW 1/8 - 1/4 (0.203 mi.)	72	330

ADDITIONAL ENVIRONMENTAL RECORDS

Local Lists of Landfill / Solid Waste Disposal Sites

SWRCY: A listing of recycling facilities in California.

A review of the SWRCY list, as provided by EDR, and dated 12/06/2021 has revealed that there is 1 SWRCY site within approximately 0.5 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
A CLASS RECYCLING Cert Id: RC274594.001	6828 KESTER AVE	ENE 1/4 - 1/2 (0.410 mi.)	78	341

Local Lists of Hazardous waste / Contaminated Sites

SCH: This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category. depending on the level of threat to public health and safety or the. environment they pose.

A review of the SCH list, as provided by EDR, and dated 01/24/2022 has revealed that there is 1 SCH site within approximately 0.25 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
VAN NUYS NEW ELEMENT Facility Id: 19010006 Status: Certified	***15141 LEMAY STREET***	***ESE 0 - 1/8 (0.068 mi.)***	***D24***	***41***

CERS HAZ WASTE: List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Hazardous Chemical Management, Hazardous Waste Onsite Treatment, Household Hazardous Waste Collection, Hazardous Waste Generator, and RCRA LQ HW Generator programs.

A review of the CERS HAZ WASTE list, as provided by EDR, and dated 01/18/2022 has revealed that there are 4 CERS HAZ WASTE sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
O'REILLY AUTO PARTS	***15230 VANOWEN ST***	***N 0 - 1/8 (0.058 mi.)***	***C21***	***35***
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***G36***	***193***
CHEVRON #9-0316T (FO	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F48***	***236***
ASSOCIATED PATHOLOGI	***15243 VANOWEN AVE SU***	***N 0 - 1/8 (0.098 mi.)***	***C50***	***256***

Local Lists of Registered Storage Tanks

SWEEPS UST: Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

A review of the SWEEPS UST list, as provided by EDR, and dated 06/01/1994 has revealed that there are 5 SWEEPS UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BORIS/GENIA SARNOFF Comp Number: 3608	***6759 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.043 mi.)***	***B19***	***32***
DESERT PETROLEUM INC Comp Number: 366	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***F32***	***61***
VALLEY PRESBYTERIAN Status: A Comp Number: 5321	***15107 VANOWEN ST.***	***NE 0 - 1/8 (0.095 mi.)***	***G35***	***67***
BRETTS INC Status: A Tank Status: A	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F46***	***231***

Comp Number: 353				
RESEARCH & DEVELOPME	***6900 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.221 mi.)***	***73***	***330***
Comp Number: 6492				

HIST UST: Historical UST Registered Database.

A review of the HIST UST list, as provided by EDR, and dated 10/15/1990 has revealed that there are 7 HIST UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
96542 Facility Id: 00000062894	6759 SEPULVEDA BLVD	NW 0 - 1/8 (0.043 mi.)	B16	31
DESERT PETROLEUM INC Facility Id: 00000004037	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	F31	60
DESERT PETROLEUM INC	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***F32***	***61***
R&S OIL #5 Facility Id: 00000003531	6801 SEPULVEDA BLVD	NW 0 - 1/8 (0.086 mi.)	F34	66
VALLEY PRESBYTERIAN Facility Id: 00000065697	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***G36***	***193***
VALLEY PRESBYTERIAN	15107 VANOWEN BOULEV	NE 0 - 1/8 (0.095 mi.)	G37	217
SERVICE STATION Facility Id: 00000003983	6810 SEPULVEDA	NNW 0 - 1/8 (0.098 mi.)	F44	230

CERS TANKS: List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Aboveground Petroleum Storage and Underground Storage Tank regulatory programs.

A review of the CERS TANKS list, as provided by EDR, and dated 01/18/2022 has revealed that there are 2 CERS TANKS sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***G36***	***193***
CHEVRON #9-0316T (FO	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F48***	***236***

CA FID UST: The Facility Inventory Database contains active and inactive underground storage tank locations. The source is the State Water Resource Control Board.

A review of the CA FID UST list, as provided by EDR, and dated 10/31/1994 has revealed that there are 5 CA FID UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
BORIS/GENIA SARNOFF Facility Id: 19039575 Status: I	***6759 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.043 mi.)***	***B19***	***32***
DESERT PETROLEUM INC Facility Id: 19054170 Status: I	***6801 SEPULVEDA BLVD***	***NW 0 - 1/8 (0.086 mi.)***	***F32***	***61***
VALLEY PRESBYTERIAN	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***G36***	***193***

Facility Id: 19020751 Status: A				
BRETTS INC Facility Id: 19049213 Status: A	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F46***	***231***
RESEARCH & DEVELOPME Facility Id: 19056251 Status: A	***6900 SEPULVEDA BLVD***	***NNW 1/8 - 1/4 (0.221 mi.)***	***73***	***330***

Other Ascertainable Records

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

A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 02/28/2022 has revealed that there are 29 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
OREILEY AUTO PARTS 5 EPA ID:: CAL000431716	15230 VANOWEN ST	N 0 - 1/8 (0.058 mi.)	C22	39
DIPLOMAT SPECIALTY P EPA ID:: CAL000432441	15211 VANOWEN ST 301	NNE 0 - 1/8 (0.074 mi.)	E26	47
HEALTHLINE MEDICAL G	15211 VANOWEN ST STE	NNE 0 - 1/8 (0.074 mi.)	E27	50
LAWRENCE L MENZER EPA ID:: CAL000430105	15211 VANOWEN ST #31	NNE 0 - 1/8 (0.074 mi.)	E28	52
HEALTHCARE REALTY SE EPA ID:: CAC003052486	15211 VANOWEN STREET	NNE 0 - 1/8 (0.074 mi.)	E29	55
TMI PATHOLOGY EPA ID:: CAL000327778	15211 VANOWEN ST STE	NNE 0 - 1/8 (0.074 mi.)	E30	57
VALLEY PRESBYTERIAN EPA ID:: CAD072940307	***15107 VANOWEN ST.***	***NE 0 - 1/8 (0.095 mi.)***	***G35***	***67***
VALLEY PRESBYTERIAN EPA ID:: CAD981412422	***15107 VANOWEN STREET***	***NE 0 - 1/8 (0.095 mi.)***	***G36***	***193***
RENAISSANCE IMAGING EPA ID:: CAL000399122	15107 VANOWEN ST	NE 0 - 1/8 (0.095 mi.)	G38	218
VALLEY PRESBYTERIAN EPA ID:: CAC003020977	15107 VANOWEN STREET	NE 0 - 1/8 (0.095 mi.)	G39	221
TESORO STATION NO 63 EPA ID:: CAR000101220	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F40***	***223***
SPEEDWAY #5070	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	F47	234
CHARLES E WEIDMANN M EPA ID:: CAL000296169	15243 VANOWEN ST STE	N 0 - 1/8 (0.098 mi.)	C51	262
DR JADE T ONG DDS IN EPA ID:: CAL000250554	15243 VANOWEN ST STE	N 0 - 1/8 (0.098 mi.)	C53	267
SOUTHERN CALIFORNIA	6815 NOBLE AVE	ENE 1/8 - 1/4 (0.152 mi.)	J65	308

EPA ID:: CAL000081478				
6851 SEPULVEDA BLVD,	6851 SEPULVEDA BLVD	NNW 1/8 - 1/4 (0.166 mi.)	67	318
MILENA MATEVOSYAN	6826 PEACH AVE	NW 1/8 - 1/4 (0.173 mi.)	69	323
EPA ID:: CAC002988790				
TOSHIO HIGA	6852 LANGDON AVE.	NW 1/8 - 1/4 (0.249 mi.)	77	339

Lower Elevation	Address	Direction / Distance	Map ID	Page
TITTU NELLMOOTTILL	6657 BURNET AVENUE	ESE 0 - 1/8 (0.071 mi.)	D25	45
ANDREW & COURTNEY MC	6716 NOBLE AVE	E 1/8 - 1/4 (0.144 mi.)	H60	288
EPA ID:: CAC003057682				
CAROL REMINICK	6609 BURNET AVE.	SE 1/8 - 1/4 (0.145 mi.)	I61	290
MABEL SILVA	6656 NOBLE AVE	ESE 1/8 - 1/4 (0.150 mi.)	H62	293
EPA ID:: CAC003034218				
STEVEN & MABEL SILVA	6656 NOBLE AVE	ESE 1/8 - 1/4 (0.150 mi.)	H63	295
EPA ID:: CAC003033355				
TIM PLUMLEY	6600 BURNET AVE	SE 1/8 - 1/4 (0.166 mi.)	I68	320
JANIS ROVNER	6640 LANGDON AVE	WSW 1/8 - 1/4 (0.184 mi.)	70	325
EPA ID:: CAC002976517				
COLEMAN, GENEVIEVE	15116 KITTRIDGE STRE	SE 1/8 - 1/4 (0.193 mi.)	I71	328
EPA ID:: CAC003010178				
AARON RIGBY	15050 KITTRIDGE STRE	SE 1/8 - 1/4 (0.228 mi.)	K74	331
EPA ID:: CAC002971408				
AARON RIGBY	15050 KITTRIDGE STRE	SE 1/8 - 1/4 (0.228 mi.)	K75	334
EPA ID:: CAC002970917				
JERRY TILLETT	15118 HAYNES ST	SSE 1/8 - 1/4 (0.249 mi.)	76	336
EPA ID:: CAC003047317				

Cortese: The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites).

A review of the Cortese list, as provided by EDR, and dated 12/16/2021 has revealed that there are 3 Cortese sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
CHEVRON #9-0316T (FO	***6810 SEPULVEDA BLVD***	***NNW 0 - 1/8 (0.098 mi.)***	***F48***	***236***
Cleanup Status: COMPLETED - CASE CLOSED				

Lower Elevation	Address	Direction / Distance	Map ID	Page
UNOCAL #2489	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***L79***	***342***
Cleanup Status: COMPLETED - CASE CLOSED				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***L81***	***350***
Cleanup Status: COMPLETED - CASE CLOSED				

DRYCLEANERS: A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaners' agents; linen supply; coin-operated laundries and cleaning; drycleaning plants except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

A review of the DRYCLEANERS list, as provided by EDR, has revealed that there are 4 DRYCLEANERS sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
1.75 SEPULVEDA CLEAN	***6754 N SEPULVEDA BLV***	***NW 0 - 1/8 (0.033 mi.)***	***B11***	***27***
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 11/17/2021				
ALPHA CLEANERS	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	B12	28
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 11/17/2021				
SEPULVEDA CLEANER	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	B13	29
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 11/17/2021				
1-75 SEPULVEDA CLEAN	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	B14	29
Database: DRYCLEAN SOUTH COAST, Date of Government Version: 11/17/2021				

HIST CORTESE: The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES]. This listing is no longer updated by the state agency.

A review of the HIST CORTESE list, as provided by EDR, and dated 04/01/2001 has revealed that there are 2 HIST CORTESE sites within approximately 0.5 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
JIFFY LUBE # 2774	***15300 VICTORY BLVD***	***S 1/4 - 1/2 (0.427 mi.)***	***L80***	***343***
Reg Id: 914061698				
MOBIL #18-FGC	***6360 SEPULVEDA BLVD***	***S 1/4 - 1/2 (0.472 mi.)***	***L82***	***355***
Reg Id: 914110934				

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR Hist Auto: EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR Hist Auto list, as provided by EDR, has revealed that there are 3 EDR Hist Auto sites within approximately 0.125 miles of the target property.

EXECUTIVE SUMMARY

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SHAMAM SVC CTR	6759 SEPULVEDA BLVD	NW 0 - 1/8 (0.043 mi.)	B17	32
PATTERSON E E	15260 VANOWEN PL	N 0 - 1/8 (0.061 mi.)	C23	41
BRETTS INCORPORATED	6810 SEPULVEDA BLVD	NNW 0 - 1/8 (0.098 mi.)	F41	227

EDR Hist Cleaner: EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR Hist Cleaner list, as provided by EDR, has revealed that there is 1 EDR Hist Cleaner site within approximately 0.125 miles of the target property.

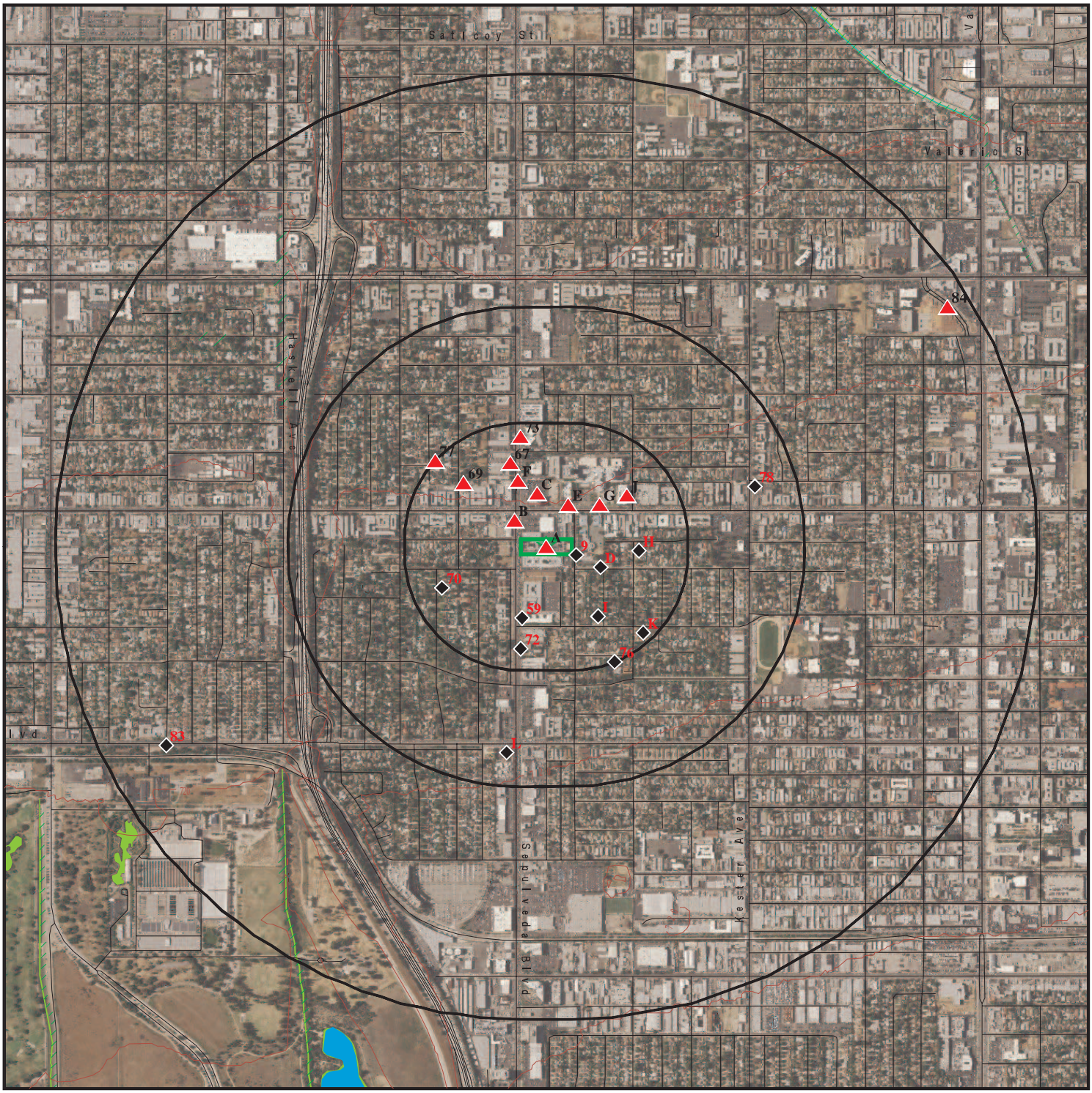
Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
AFCO CLEANERS & LAUN	6754 SEPULVEDA BLVD	NW 0 - 1/8 (0.033 mi.)	B15	30

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 2 records.

Site Name	Database(s)
	CDL
	CDL

OVERVIEW MAP - 6971158.2S



0 1/4 1/2 1 Miles

- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory
- State Wetlands
- Areas of Concern

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

SITE NAME:	6728 Sepulveda Boulevard	CLIENT:	Citadel Environmental Services
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91405	CONTACT:	Shirley Lee
LAT/LONG:	34.192789 / 118.465065	INQUIRY #:	6971158.2s
		DATE:	May 06, 2022 8:14 pm

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DETAIL MAP - 6971158.2S

Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

Sensitive Receptors

National Priority List Sites

Dept. Defense Sites

0 1/16 1/8 1/4 Miles

Indian Reservations BIA

Special Flood Hazard Area (1%)

0.2% Annual Chance Flood Hazard

Areas of Concern

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

SITE NAME:	6728 Sepulveda Boulevard	CLIENT:	Citadel Environmental Services
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91405	CONTACT:	Shirley Lee
		INQUIRY #:	6971158.2s
LAT/LONG:	34.192789 / 118.465065	DATE:	May 06, 2022 8:16 pm

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MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Lists of Federal NPL (Superfund) sites								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	1.000		0	0	0	0	NR	0
Lists of Federal Delisted NPL sites								
Delisted NPL	1.000		0	0	0	0	NR	0
Lists of Federal sites subject to CERCLA removals and CERCLA orders								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
Lists of Federal CERCLA sites with NFRAP								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
Lists of Federal RCRA facilities undergoing Corrective Action								
CORRACTS	1.000		0	0	0	0	NR	0
Lists of Federal RCRA TSD facilities								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Lists of Federal RCRA generators								
RCRA-LQG	0.250		1	0	NR	NR	NR	1
RCRA-SQG	0.250		4	1	NR	NR	NR	5
RCRA-VSQG	0.250		0	0	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROLS	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	0.001		0	NR	NR	NR	NR	0
Lists of state- and tribal (Superfund) equivalent sites								
RESPONSE	1.000		0	0	0	0	NR	0
Lists of state- and tribal hazardous waste facilities								
ENVIROSTOR	1.000		1	0	0	2	NR	3
Lists of state and tribal landfills and solid waste disposal facilities								
SWF/LF	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
Lists of state and tribal leaking storage tanks								
LUST	0.500		2	0	4	NR	NR	6
INDIAN LUST	0.500		0	0	0	NR	NR	0
CPS-SLIC	0.500		0	0	0	NR	NR	0
Lists of state and tribal registered storage tanks								
FEMA UST	0.250		0	0	NR	NR	NR	0
UST	0.250		6	1	NR	NR	NR	7
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
Lists of state and tribal voluntary cleanup sites								
INDIAN VCP	0.500		0	0	0	NR	NR	0
VCP	0.500		0	0	0	NR	NR	0
Lists of state and tribal brownfield sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
WMUDS/SWAT	0.500		0	0	0	NR	NR	0
SWRCY	0.500		0	0	1	NR	NR	1
HAULERS	0.001		0	NR	NR	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
AOCONCERN	1.000		0	0	0	0	NR	0
US HIST CDL	0.001		0	NR	NR	NR	NR	0
HIST Cal-Sites	1.000		0	0	0	0	NR	0
SCH	0.250		1	0	NR	NR	NR	1
CDL	0.001		0	NR	NR	NR	NR	0
Toxic Pits	1.000		0	0	0	0	NR	0
CERS HAZ WASTE	0.250		4	0	NR	NR	NR	4
US CDL	0.001		0	NR	NR	NR	NR	0
AQUEOUS FOAM	TP		NR	NR	NR	NR	NR	0
PFAS	0.500		0	0	0	NR	NR	0
Local Lists of Registered Storage Tanks								
SWEEPS UST	0.250		4	1	NR	NR	NR	5
HIST UST	0.250		7	0	NR	NR	NR	7

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
CERS TANKS	0.250		2	0	NR	NR	NR	2
CA FID UST	0.250		4	1	NR	NR	NR	5
Local Land Records								
LIENS	0.001		0	NR	NR	NR	NR	0
LIENS 2	0.001		0	NR	NR	NR	NR	0
DEED	0.500		0	0	0	NR	NR	0
Records of Emergency Release Reports								
HMIRS	0.001		0	NR	NR	NR	NR	0
CHMIRS	0.001		0	NR	NR	NR	NR	0
LDS	0.001		0	NR	NR	NR	NR	0
MCS	0.001		0	NR	NR	NR	NR	0
SPILLS 90	0.001		0	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250	2	15	14	NR	NR	NR	31
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
US FIN ASSUR	0.001		0	NR	NR	NR	NR	0
EPA WATCH LIST	0.001		0	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	0.001		0	NR	NR	NR	NR	0
TRIS	0.001		0	NR	NR	NR	NR	0
SSTS	0.001		0	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	0.001		0	NR	NR	NR	NR	0
RAATS	0.001		0	NR	NR	NR	NR	0
PRP	0.001		0	NR	NR	NR	NR	0
PADS	0.001		0	NR	NR	NR	NR	0
ICIS	0.001		0	NR	NR	NR	NR	0
FTTS	0.001		0	NR	NR	NR	NR	0
MLTS	0.001		0	NR	NR	NR	NR	0
COAL ASH DOE	0.001		0	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	0.001		0	NR	NR	NR	NR	0
RADINFO	0.001		0	NR	NR	NR	NR	0
HIST FTTS	0.001		0	NR	NR	NR	NR	0
DOT OPS	0.001		0	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	0.001		0	NR	NR	NR	NR	0
US AIRS	0.001		0	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.250		0	0	NR	NR	NR	0
FINDS	0.001	1	0	NR	NR	NR	NR	1
UXO	1.000		0	0	0	0	NR	0
ECHO	0.001	1	0	NR	NR	NR	NR	1

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DOCKET HWC	0.001		0	NR	NR	NR	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
CA BOND EXP. PLAN	1.000		0	0	0	0	NR	0
Cortese	0.500		1	0	2	NR	NR	3
CUPA Listings	0.250		0	0	NR	NR	NR	0
DRYCLEANERS	0.250		4	0	NR	NR	NR	4
EMI	0.001		0	NR	NR	NR	NR	0
ENF	0.001		0	NR	NR	NR	NR	0
Financial Assurance	0.001		0	NR	NR	NR	NR	0
HAZNET	0.001		0	NR	NR	NR	NR	0
ICE	0.001		0	NR	NR	NR	NR	0
HIST CORTESE	0.500		0	0	2	NR	NR	2
LOS ANGELES CO. HMS	0.001		0	NR	NR	NR	NR	0
HWP	1.000		0	0	0	0	NR	0
HWT	0.250		0	0	NR	NR	NR	0
MINES	0.250		0	0	NR	NR	NR	0
MWMP	0.250		0	0	NR	NR	NR	0
NPDES	0.001		0	NR	NR	NR	NR	0
PEST LIC	0.001		0	NR	NR	NR	NR	0
PROC	0.500		0	0	0	NR	NR	0
Notify 65	1.000		0	0	0	0	NR	0
LA Co. Site Mitigation	0.001		0	NR	NR	NR	NR	0
UIC	0.001		0	NR	NR	NR	NR	0
UIC GEO	0.001		0	NR	NR	NR	NR	0
WASTEWATER PITS	0.500		0	0	0	NR	NR	0
WDS	0.001		0	NR	NR	NR	NR	0
WIP	0.250		0	0	NR	NR	NR	0
MILITARY PRIV SITES	0.001		0	NR	NR	NR	NR	0
PROJECT	0.001		0	NR	NR	NR	NR	0
WDR	0.001		0	NR	NR	NR	NR	0
CIWQS	0.001		0	NR	NR	NR	NR	0
CERS	0.001		0	NR	NR	NR	NR	0
NON-CASE INFO	0.001		0	NR	NR	NR	NR	0
OTHER OIL GAS	0.001		0	NR	NR	NR	NR	0
PROD WATER PONDS	0.001		0	NR	NR	NR	NR	0
SAMPLING POINT	0.001		0	NR	NR	NR	NR	0
WELL STIM PROJ	0.001		0	NR	NR	NR	NR	0
LOS ANGELES CO LF METHANE	0.500		0	0	0	NR	NR	0
HWTS	TP	2	NR	NR	NR	NR	NR	2
MINES MRDS	0.001		0	NR	NR	NR	NR	0

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		3	NR	NR	NR	NR	3
EDR Hist Cleaner	0.125		1	NR	NR	NR	NR	1

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF	0.001		0	NR	NR	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
RGA LUST	0.001		0	NR	NR	NR	NR	0
- Totals --		6	60	18	9	2	0	95

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

A1
Target Property
JUDY SHEA
6728 SEPULVEDA BLVD
VAN NUYS, CA 91411

FINDS **1026773609**
N/A

Site 1 of 6 in cluster A

Actual:
736 ft.

FINDS:
Registry ID: 110070898940

Click Here:

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

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

A2
Target Property
JUDY SHEA
6728 SEPULVEDA BLVD
VAN NUYS, CA 91411

ECHO **1026677647**
N/A

Site 2 of 6 in cluster A

Actual:
736 ft.

ECHO:

Envid:	1026677647
Registry ID:	110070898940
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110070898940
Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411

A3
Target Property
JUDY SHEA
6728 SEPULVEDA BLVD
VAN NUYS, CA 91411

HWTS **S127118489**
N/A

Site 3 of 6 in cluster A

Actual:
736 ft.

HWTS:

Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003109053
Inactive Date:	06/08/2021
Create Date:	03/09/2021
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	4461
Mailing Address 2:	Not reported
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Address:	4461
Owner Address 2:	Not reported
Owner City,State,Zip:	SANTA BARBARA, CA 93105
Contact Name:	JUDY SHEA

JUDY SHEA (Continued) **S127118489**

Contact Address:	4461
Contact Address 2:	Not reported
City,State,Zip:	SANTA BARBARA, CA 93105
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.19282501
Longitude:	-118.46543399

NAICS:

EPA ID:	CAC003109053
Create Date:	2021-03-09 09:33:38.083
NAICS Code:	56291
NAICS Description:	Remediation Services
Issued EPA ID Date:	2021-03-09 09:33:38.09700
Inactive Date:	2021-06-08 09:33:38.08000
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	91411

A4 **JUDY SHEA** **RCRA NonGen / NLR** **1026708117**
Target **6728 SEPULVEDA BLVD** **CAC003096122**
Property **VAN NUYS, CA 91411**

Site 4 of 6 in cluster A

Actual: **736 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20201207
Handler Name:	JUDY SHEA	
Handler Address:		6728 SEPULVEDA BLVD
Handler City,State,Zip:		VAN NUYS, CA 91411
EPA ID:		CAC003096122
Contact Name:		JUDY SHEA
Contact Address:		4461 SHADOW HILLS BLVD SOUTH
Contact City,State,Zip:		SANTA BARBARA, CA 93105
Contact Telephone:		805-964-6266
Contact Fax:		Not reported
Contact Email:		LUPE@FRESHAIRENVIRONMENTAL.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		4461 SHADOW HILLS BLVD SOUTH
Mailing City,State,Zip:		SANTA BARBARA, CA 93105
Owner Name:		JUDY SHEA
Owner Type:		Other
Operator Name:		JUDY SHEA

JUDY SHEA (Continued) **1026708117**

Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20201218
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

JUDY SHEA (Continued) **1026708117**

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	4461 SHADOW HILLS BLVD SOUTH
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	4461 SHADOW HILLS BLVD SOUTH
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20201207
Handler Name: JUDY SHEA	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	238290
NAICS Description:	OTHER BUILDING EQUIPMENT CONTRACTORS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

A5 **JUDY SHEA** **HWTS** **S127106544**
Target **6728 SEPULVEDA BLVD** **N/A**
Property **VAN NUYS, CA 91411**

Site 5 of 6 in cluster A

Actual:
736 ft.

HWTS:

Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003096122
Inactive Date:	03/08/2021
Create Date:	12/07/2020
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	4461 SHADOW HILLS BLVD SOUTH
Mailing Address 2:	Not reported
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Address:	4461 SHADOW HILLS BLVD SOUTH
Owner Address 2:	Not reported
Owner City,State,Zip:	SANTA BARBARA, CA 93105
Contact Name:	JUDY SHEA
Contact Address:	4461 SHADOW HILLS BLVD SOUTH
Contact Address 2:	Not reported
City,State,Zip:	SANTA BARBARA, CA 93105
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.19282501
Longitude:	-118.46543399

NAICS:

EPA ID:	CAC003096122
Create Date:	2020-12-07 16:19:10.823
NAICS Code:	238290
NAICS Description:	Other Building Equipment Contractors
Issued EPA ID Date:	2020-12-07 16:19:10.83000
Inactive Date:	2021-03-08 16:19:10.81700
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	91411

EPA ID:	CAC003096122
Create Date:	2020-12-07 16:19:10.823
NAICS Code:	238290
NAICS Description:	Other Building Equipment Contractors
Issued EPA ID Date:	2020-12-07 16:19:10.83000
Inactive Date:	2021-03-08 16:19:10.81700
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA

JUDY SHEA (Continued) **S127106544**

Facility Zip: 91411

A6 **JUDY SHEA** **RCRA NonGen / NLR** **1026720353**
Target **6728 SEPULVEDA BLVD** **CAC003109053**
Property **VAN NUYS, CA 91411**

Site 6 of 6 in cluster A

Actual: **736 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:	20210309
Handler Name:	JUDY SHEA
Handler Address:	6728 SEPULVEDA BLVD
Handler City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003109053
Contact Name:	JUDY SHEA
Contact Address:	4461
Contact City,State,Zip:	SANTA BARBARA, CA 93105
Contact Telephone:	805-964-6266
Contact Fax:	Not reported
Contact Email:	ARMANDO@FRESHAIRENVIRONMENTAL.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	4461
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Type:	Other
Operator Name:	JUDY SHEA
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No

JUDY SHEA (Continued) **1026720353**

Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20210312
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	4461
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	4461
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266

JUDY SHEA (Continued) **1026720353**

Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20210309
Handler Name: JUDY SHEA
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: No
Electronic Manifest Broker: No

List of NAICS Codes and Descriptions:
NAICS Code: 56291
NAICS Description: REMEDIATION SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

B7 **GRAND PLAZA, LLC** **UST** **U004307957**
WNW **6734 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.006 mi.
33 ft. **Site 1 of 13 in cluster B**

Relative: LOS ANGELES UST:
Higher
Actual: Name: GRAND PLAZA, LLC
736 ft. Address: 6734 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0037505
Last Run Date: 04/19/2021
Status: INACTIVE

B8 **GRAND PLAZA, LLC** **HAZMAT** **S123552145**
WNW **6734 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.006 mi.
33 ft. **Site 2 of 13 in cluster B**

Relative: LOS ANGELES HM:
Higher
Actual: Name: GRAND PLAZA, LLC
736 ft. Address: 6734 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0037505

GRAND PLAZA, LLC (Continued) **S123552145**

Last Run Date: 04/19/2021
Status: INACTIVE

9
ESE
< 1/8
0.010 mi.
51 ft.

VAN NUYS E S NO 1
6700 COLUMBUS AVE
VAN NUYS, CA 91405

RCRA-LQG **1006805531**
FINDS **CAR000128900**
ECHO

Relative:
Lower

Actual:
734 ft.

RCRA-LQG:

Date Form Received by Agency:	20100820
Handler Name:	COLUMBUS AVE ELEMENTARY SCHOOL
Handler Address:	6700 COLUMBUS AVE
Handler City,State,Zip:	VAN NUYS, CA 90017
EPA ID:	CAR000128900
Contact Name:	SOE AUNG
Contact Address:	333 S BEAUDRY AVE
Contact City,State,Zip:	LOS ANGELES, CA 90017
Contact Telephone:	213-241-3904
Contact Fax:	213-241-6816
Contact Email:	SOE.AUNG@LAUSD.NET
Contact Title:	EHS
EPA Region:	09
Land Type:	District
Federal Waste Generator Description:	Large Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	333 S BEAUDRY AVE
Mailing City,State,Zip:	LOS ANGELES, CA 90017
Owner Name:	LOS ANGELES UNIFIED SCHOOL DIST
Owner Type:	District
Operator Name:	COLUMBUS AVE ELEMENTARY SCHOOL
Operator Type:	District
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No

VAN NUYS E S NO 1 (Continued) **1006805531**

Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20100820
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Hazardous Waste Summary:

Waste Code:	D000
Waste Description:	Not Defined
Waste Code:	D008
Waste Description:	LEAD

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	LOS ANGELES UNIFIED SCHOOL DIST
Legal Status:	District
Date Became Current:	20020131
Date Ended Current:	Not reported
Owner/Operator Address:	333 BEAUDRY AVE
Owner/Operator City,State,Zip:	LOS ANGELES, CA 90017
Owner/Operator Telephone:	213-241-3199
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

VAN NUYS E S NO 1 (Continued) **1006805531**

Owner/Operator Indicator:	Operator
Owner/Operator Name:	COLUMBUS AVE ELEMENTARY SCHOOL
Legal Status:	District
Date Became Current:	20020131
Date Ended Current:	Not reported
Owner/Operator Address:	Not reported
Owner/Operator City,State,Zip:	Not reported
Owner/Operator Telephone:	Not reported
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	L A UNIFIED SCHOOL DISTRICT
Legal Status:	District
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	1449 S SAN PEDRO ST
Owner/Operator City,State,Zip:	LOS ANGELES, CA 90015
Owner/Operator Telephone:	213-743-5086
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20020925
Handler Name: VAN NUYS E S NO 1	
Federal Waste Generator Description:	Large Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	No
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

Receive Date:	20100820
Handler Name: COLUMBUS AVE ELEMENTARY SCHOOL	
Federal Waste Generator Description:	Large Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	61111
NAICS Description:	ELEMENTARY AND SECONDARY SCHOOLS

VAN NUYS E S NO 1 (Continued) **1006805531**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

FINDS:
Registry ID: 110013304753

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1006805531
Registry ID: 110013304753
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110013304753
Name: VAN NUYS E S NO 1
Address: 6700 COLUMBUS AVE
City,State,Zip: VAN NUYS, CA 91405

B10 **CALIFORNIA HEALTH CARE** **HAZMAT** **S123498468**
WSW **6700 N SEPULVEDA BLVD** **CERS** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.015 mi.
80 ft. **Site 3 of 13 in cluster B**

Relative:
Lower

Actual:
735 ft.

LOS ANGELES HM:
Name: CALIFORNIA HEALTH CARE
Address: 6700 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0002742
Last Run Date: 04/19/2021
Status: ACTIVE

CERS:
Name: CALIFORNIA HEALTH CARE
Address: 6700 N SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 575584
CERS ID: 10241296
CERS Description: Chemical Storage Facilities

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Violations:

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes:	Your previous submittal is out of date. Submissions are due between January 1, 2019 and March 1, 2019. Please resubmit for the current year. When renewing, please be sure to include inventory, site map, and contingency/emergency response plan if your site stores hazardous material at or above specified thresholds.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	07-25-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Effective December 28, 2017, CalEPA has replaced the previously existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory. Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description:	Failure to annually review and electronically certify that the business plan is complete, accurate, and up-to-date.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	07-25-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes:	Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25507 - California Health and Safety Code, Chapter 6.95, Section(s) 25507
Violation Description:	Failure to adequately establish and implement a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.1(a)-(e) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(a)-(e)
Violation Description:	Failure to electronically update business plan within 30 days of any one of the following events: A 100 percent or more increase in the quantity of a previously disclosed material. Any handling of a previously undisclosed hazardous materials at or above reportable quantities. A change of business address, business ownership, or business name.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Site ID: 575584
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 575584
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 05-23-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes: Effective December 28, 2017, CalEPA has replaced the previously existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory. Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 575584
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508.1(f) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(f)
Violation Description: Failure to electronically update the business plan within 30 days of a substantial change.
Violation Notes: Returned to compliance on 03/14/2016.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 575584
Site Name: CALIFORNIA HEALTH CARE
Violation Date: 03-08-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Violation Description:	Failure to establish and electronically submit an adequate training program in safety procedures in the event of a release or threatened release of a hazardous material.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit a site map with all required content.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	19 CCR 6.95 25508(a)(1) - California Code of Regulations, Title 19, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit the Business Activities Page and/or Business Owner Operator Identification Page.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(d) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(d)
Violation Description:	Failure to complete and/or electronically submit a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25505(a)(4) - California Health and Safety Code, Chapter 6.95, Section(s) 25505(a)(4)
Violation Description:	Failure to provide initial and annual training to all employees in safety procedures in the event of a release or threatened release of a hazardous material or failure to document and maintain training records for a minimum of three years.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Violation Source: CERS,

Evaluation:

Eval General Type: Other/Unknown
Eval Date: 03-06-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: THIS BUSINESS IS IN COMPLIANCE BUT IS IN NEED OF THE MANDATORY ANNUAL UPDATE FOR 2017
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-08-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 07-25-2019
Violations Found: Yes
Eval Type: Other, not routine, done by local agency
Eval Notes: Second Notice of Violation Inspection Report Documents uploaded to CERS were reviewed. Indicated previously in this report are violations, originally issued on 5/23/19 , that have not been resolved by the original COMPLY BY date. These violations have been re-issued and the violation class upgraded. Review and correct all violations indicated in this report, on or before the new COMPLY BY date associated with each violation. Failure to resolve these violations will result in this facility being subject to formal enforcement. NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 05-23-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Consent to enter, inspect and take photographs was given by: DAISY MONTOYA The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires

CALIFORNIA HEALTH CARE (Continued) **S123498468**

businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into CERS is required between January 1 and March 1 of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. As a reminder, you must complete [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Affiliation:

Affiliation Type Desc: Document Preparer
Entity Name: Vandana Dhawan-Desai
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Environmental Contact
Entity Name: ANTONIO AVALOS
Entity Title: Not reported
Affiliation Address: 6700 SEPULVEDA BLVD
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91411
Affiliation Phone: ,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 6700 SEPULVEDA BL
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91411
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: Vandana Dhawan-Desai
Entity Title: Administrator
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: LONGWOOD MANAGEMENT
Entity Title: Not reported
Affiliation Address: 4032 WILSHIRE BLVD
Affiliation City: LOS ANGELES

CALIFORNIA HEALTH CARE (Continued) **S123498468**

Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90010
Affiliation Phone:	(213) 389-6900,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Operator
Entity Name:	CALIFORNIA HEALTHCARE
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 988-2501,
Affiliation Type Desc:	Parent Corporation
Entity Name:	CALIFORNIA HEALTH CARE
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

B11 **1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA** **DRYCLEANERS** **S121693918**
NW **6754 N SEPULVEDA BLVD** **HAZMAT** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 4 of 13 in cluster B**

Relative: DRYCLEAN SOUTH COAST:
Higher

Actual: Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
738 ft. Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	326813
Permit Number:	F6981
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACTIVE
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	364.89599609

1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA (Continued) **S121693918**

UTM North:	3784.3950195
Application Date:	04/03/1997
PO Issue Date:	04/30/1997
NAICS Code:	812320
SIC Code:	Not reported

Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	474780
Permit Number:	F93481
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	Not reported
CCAT Description:	Not reported
UTM East:	364.89599609
UTM North:	3784.3950195
Application Date:	10/23/2007
PO Issue Date:	10/30/2007
NAICS Code:	812320
SIC Code:	Not reported

LOS ANGELES HM:

Name:	DRY CLEANING
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0009211
Last Run Date:	04/19/2021
Status:	INACTIVE

B12 **ALPHA CLEANERS** **DRYCLEANERS** **S121697969**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 5 of 13 in cluster B**

Relative:
Higher

Actual:
738 ft.

DRYCLEAN SOUTH COAST:

Name:	ALPHA CLEANERS
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	46039
Application Number:	128008
Permit Number:	M42811
Status:	O
Representative Name:	J. KIM
Representative Telephone:	818 7877760
Permit Status:	INACTIVE
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	0

ALPHA CLEANERS (Continued) **S121697969**

UTM North:	0
Application Date:	12/10/1984
PO Issue Date:	02/20/1985
NAICS Code:	812320
SIC Code:	7216

B13 **SEPULVEDA CLEANER** **DRYCLEANERS** **S121698957**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 6 of 13 in cluster B**

Relative:
Higher

Actual:
738 ft.

DRYCLEAN SOUTH COAST:

Name:	SEPULVEDA CLEANER
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	62032
Application Number:	173280
Permit Number:	D02371
Status:	I
Representative Name:	IN YONG KIM
Representative Telephone:	818 7877760
Permit Status:	INACT_NR
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	365
UTM North:	3784.3999023
Application Date:	08/15/1988
PO Issue Date:	09/14/1988
NAICS Code:	Not reported
SIC Code:	7216

B14 **1-75 SEPULVEDA CLEANERS CORP.** **DRYCLEANERS** **S121696534**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.033 mi.
174 ft. **Site 7 of 13 in cluster B**

Relative:
Higher

Actual:
738 ft.

DRYCLEAN SOUTH COAST:

Name:	1-75 SEPULVEDA CLEANERS CORP.
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	167080
Application Number:	519603
Permit Number:	G14317
Status:	A
Representative Name:	YACKELINE GRAMAJO
Representative Telephone:	818 7865922
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	Not reported
CCAT Description:	Not reported
UTM East:	364.8999939

1-75 SEPULVEDA CLEANERS CORP. (Continued) **S121696534**

UTM North:	3784.3701172
Application Date:	03/08/2011
PO Issue Date:	07/19/2011
NAICS Code:	812320
SIC Code:	7216

B15 **AFCO CLEANERS & LAUNDRY INC** **EDR Hist Cleaner** **1018538237**
NW **6754 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.033 mi.
174 ft. **Site 8 of 13 in cluster B**

Relative: EDR Hist Cleaner
Higher

Actual:
738 ft.

Year:	Name:	Type:
1973	AFCO CLEANERS & LAUNDRY INC	Garment Pressing And Cleaners' Agents
1979	ALPHA CLEANERS & LAUNDRY	Garment Pressing And Cleaners' Agents
1980	ALPHA CLEANERS & LAUNDRY	Garment Pressing And Cleaners' Agents
1982	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1983	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1985	ALPHA CLEANERS & LAUNDRY	Drycleaning Plants, Except Rugs
1986	KIM INYONG	Drycleaning Plants, Except Rugs
1987	KIM INYONG	Drycleaning Plants, Except Rugs
1988	KIM INYONG	Drycleaning Plants, Except Rugs
1989	KIM INYONG	Drycleaning Plants, Except Rugs
1990	KIM INYONG	Drycleaning Plants, Except Rugs
1991	KIM INYONG	Drycleaning Plants, Except Rugs
1992	KIM INYONG	Drycleaning Plants, Except Rugs
1993	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1994	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1995	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1996	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
1997	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2002	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2003	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2004	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2005	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2006	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2007	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2008	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2009	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2009	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2010	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2010	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2011	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2011	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2012	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2012	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2013	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC
2013	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2014	SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs
2014	1 75 SEPULVEDA CLEANERS	Drycleaning Plants, Except Rugs, NEC

B16 **96542** **HIST UST** **U001568066**
NW **6759 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91401**
0.043 mi.
225 ft. **Site 9 of 13 in cluster B**

Relative:
Higher

Actual:
738 ft.

HIST UST:

Name:	96542
Address:	6759 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91401
File Number:	00026E3B
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00026E3B.pdf
Region:	STATE
Facility ID:	00000062894
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	RADWAN,KHALED A
Telephone:	8189887897
Owner Name:	CHEVRON U.S.A. INC.
Owner Address:	575 MARKET
Owner City,St,Zip:	SAN FRANCISCO, CA 94105
Total Tanks:	0004
Tank Num:	001
Container Num:	1
Year Installed:	1961
Tank Capacity:	00002000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000170
Leak Detection:	Stock Inventor
Tank Num:	002
Container Num:	2
Year Installed:	1961
Tank Capacity:	00006000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000250
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	1961
Tank Capacity:	00007000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	0000250
Leak Detection:	Stock Inventor
Tank Num:	004
Container Num:	4
Year Installed:	1961
Tank Capacity:	00000550
Tank Used for:	WASTE
Type of Fuel:	Not reported
Container Construction Thickness:	0000100
Leak Detection:	Stock Inventor

96542 (Continued) **U001568066**

Click here for Geo Tracker PDF:

B17 **SHAMAM SVC CTR** **EDR Hist Auto** **1020505717**
NW **6759 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.043 mi.
225 ft. **Site 10 of 13 in cluster B**

Relative: EDR Hist Auto
Higher

Actual: **738 ft.**

Year:	Name:	Type:
1969	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1970	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1971	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1972	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1973	SMITH GARY	Gasoline Service Stations
1973	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1974	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1974	SMITH GARY	Gasoline Service Stations
1975	GERRYS CHEVRON SERVICE	Gasoline Service Stations
1975	SMITH GARY	Gasoline Service Stations
1976	SMITH GARY	Gasoline Service Stations
1977	SMITH GARY	Gasoline Service Stations
1991	SHAMAM SVC CTR	General Automotive Repair Shops

B18 **SHAMAM SERVICE CENTER** **HAZMAT** **S123546015**
NW **6759 N SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91411**
0.043 mi.
225 ft. **Site 11 of 13 in cluster B**

Relative: LOS ANGELES HM:
Higher

Actual: **738 ft.**

Name:	SHAMAM SERVICE CENTER
Address:	6759 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0014437
Last Run Date:	04/19/2021
Status:	INACTIVE

B19 **BORIS/GENIA SARNOFF** **SWEEPS UST** **S101586140**
NW **6759 SEPULVEDA BLVD** **CA FID UST** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.043 mi.
225 ft. **Site 12 of 13 in cluster B**

Relative: SWEEPS UST:
Higher

Actual: **738 ft.**

Name:	BORIS/GENIA SARNOFF
Address:	6759 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	3608
Number:	Not reported
Board Of Equalization:	44-013151
Referral Date:	Not reported
Action Date:	Not reported

BORIS/GENIA SARNOFF (Continued) **S101586140**

Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-003608-000001
Tank Status: Not reported
Capacity: 2000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: 4

Name: BORIS/GENIA SARNOFF
Address: 6759 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 3608
Number: Not reported
Board Of Equalization: 44-013151
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-003608-000002
Tank Status: Not reported
Capacity: 6000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: BORIS/GENIA SARNOFF
Address: 6759 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 3608
Number: Not reported
Board Of Equalization: 44-013151
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-003608-000003
Tank Status: Not reported
Capacity: 7000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: BORIS/GENIA SARNOFF
Address: 6759 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 3608
Number: Not reported

BORIS/GENIA SARNOFF (Continued) **S101586140**

Board Of Equalization: 44-013151
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-003608-000004
Tank Status: Not reported
Capacity: 550
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

CA FID UST:
Facility ID: 19039575
Regulated By: UTNKI
Regulated ID: 00062894
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 2130000000
Mail To: Not reported
Mailing Address: 6759 SEPULVEDA BLVD
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914060000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Inactive

B20 **THE FAMILY WHEELS, INC.** **HAZMAT** **S123548853**
WNW **15316 VANOWEN ST** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.056 mi.
294 ft. **Site 13 of 13 in cluster B**

Relative:
Higher

Actual:
738 ft.

LOS ANGELES HM:
Name: THE FAMILY WHEELS, INC.
Address: 15316 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91406
Facility ID: FA0023794
Last Run Date: 04/19/2021
Status: INACTIVE

C21 **O'REILLY AUTO PARTS #5752** **CERS HAZ WASTE** **S118937528**
North **15230 VANOWEN ST** **HAZNET** **N/A**
< 1/8 **VAN NUYS, CA 91405** **HAZMAT**
0.058 mi. **CERS**
304 ft. **Site 1 of 9 in cluster C** **HWTS**

Relative:
Higher

Actual:
739 ft.

CERS HAZ WASTE:
Name: O'REILLY AUTO PARTS #5752
Address: 15230 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 118015
CERS ID: 10593436
CERS Description: Hazardous Waste Generator

HAZNET:
Name: FRESH & EASY #1083
Address: 15230 VANOWEN ST
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914053607
Contact: SAUL FLOREZ
Telephone: 3103411514
Mailing Name: Not reported
Mailing Address: 20101 HAMILTON AVE STE 350

Year: 2015
Gepaid: CAL000393070
TSD EPA ID: CAD008364432
CA Waste Code: 561 - Detergent waste chemicals
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.0025

Additional Info:
Year: 2015
Gen EPA ID: CAL000393070

Shipment Date: 20150415
Creation Date: 6/26/2015 22:15:47
Receipt Date: 20150421
Manifest ID: 007239379FLE
Trans EPA ID: MNS000110924
Trans Name: STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID: CAD983649880
Trans 2 Name: PSC ENVIRONMENTAL SERVICES LP
TSDF EPA ID: CAD008364432
Trans Name: RHO CHEM LLC
TSDF Alt EPA ID: Not reported
TSDF Alt Name: Not reported
Waste Code Description: 561 - Not reported
RCRA Code: Not reported
Meth Code: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons: 0.0025
Waste Quantity: 5
Quantity Unit: P
Additional Code 1: Not reported
Additional Code 2: Not reported

O'REILLY AUTO PARTS #5752 (Continued) **S118937528**

Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

LOS ANGELES HM:
Name: O'REILLY AUTO PARTS #5752
Address: 15230 VANOWEN ST # 636
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0025197
Last Run Date: 04/19/2021
Status: ACTIVE

CERS:
Name: O'REILLY AUTO PARTS #5752
Address: 15230 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 118015
CERS ID: 10593436
CERS Description: Chemical Storage Facilities

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 04-30-2019
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Humberto Torres-Duran/Asst. Store Manager jlara10@oreillyauto.com
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 07-26-2019
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Coordinates:
Site ID: 118015
Facility Name: O'Reilly Auto Parts #5752
Env Int Type Code: HWG
Program ID: 10593436
Coord Name: Not reported
Ref Point Type Desc: Center of a facility or station.,
Latitude: 34.193880
Longitude: -118.464750

Affiliation:
Affiliation Type Desc: Identification Signer
Entity Name: Erin Baltazar, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title: Regulatory Compliance Specialist, Verisk 3E
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported

O'REILLY AUTO PARTS #5752 (Continued) **S118937528**

Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Environmental Contact
Entity Name:	Verisk 3E, Regulatory Department/O Reilly Auto Parts
Entity Title:	Not reported
Affiliation Address:	3207 Grey Hawk Court, Suite 200
Affiliation City:	Carlsbad
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	92010
Affiliation Phone:	,
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	Verisk 3E, Reg Dept./O'Reilly Auto Parts, 3207 Grey Hawk Ct, Ste 200
Affiliation City:	Carlsbad
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	92010
Affiliation Phone:	,
Affiliation Type Desc:	Operator
Entity Name:	O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(417) 862-3333,
Affiliation Type Desc:	Document Preparer
Entity Name:	Erin Baltazar, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not reported

O'REILLY AUTO PARTS #5752 (Continued) **S118937528**

Affiliation Address:	702 E. Bethany Home Road
Affiliation City:	Phoenix
Affiliation State:	AZ
Affiliation Country:	United States
Affiliation Zip:	85014
Affiliation Phone:	(417) 862-3333,
Affiliation Type Desc:	Parent Corporation
Entity Name:	O'Reilly Auto Parts
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

HWTS:

Name:	FRESH & EASY #1083
Address:	15230 VANOWEN ST
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000393070
Inactive Date:	06/30/2016
Create Date:	01/16/2014
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	20101 HAMILTON AVE STE 350
Mailing Address 2:	Not reported
Mailing City,State,Zip:	TORRANCE, CA 90502
Owner Name:	FRESH & EASY, LLC
Owner Address:	20101 HAMILTON AVE STE. 350
Owner Address 2:	Not reported
Owner City,State,Zip:	TORRANCE, CA 905020000
Contact Name:	SAUL FLOREZ
Contact Address:	20101 HAMILTON AVE STE. 350
Contact Address 2:	Not reported
City,State,Zip:	TORRANCE, CA 90502
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.193709
Longitude:	-118.465065

NAICS:

EPA ID:	CAL000393070
Create Date:	2014-01-16 11:45:25.027
NAICS Code:	45291
NAICS Description:	Warehouse Clubs and Superstores
Issued EPA ID Date:	2014-01-16 11:45:25.02700
Inactive Date:	2016-06-30 00:00:00
Facility Name:	FRESH & EASY #1083
Facility Address:	15230 VANOWEN ST
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported

O'REILLY AUTO PARTS #5752 (Continued) **S118937528**

Facility State: CA
Facility Zip: 914053607

C22 **OREILEY AUTO PARTS 5752** **RCRA NonGen / NLR** **1024863178**
North **15230 VANOWEN ST** **CAL000431716**
< 1/8 **LOS ANGELES, CA 91405**
0.058 mi.
304 ft. **Site 2 of 9 in cluster C**

Relative: **Higher**

Actual: **739 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20171023
Handler Name:	OREILEY AUTO PARTS 5752	
Handler Address:		15230 VANOWEN ST
Handler City,State,Zip:		LOS ANGELES, CA 91405
EPA ID:		CAL000431716
Contact Name:		JOHN BOUNDS
Contact Address:		233 S PATTERSON AVE
Contact City,State,Zip:		SPRINGFIELD, MO 65802
Contact Telephone:		417-520-4589
Contact Fax:		417-874-7102
Contact Email:		JBOUNDS2@OREILLYAUTO.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		233 S PATTERSON AVE
Mailing City,State,Zip:		SPRINGFIELD, MO 65802
Owner Name:		OREILLY AUTO ENTERPRISES LLC
Owner Type:		Other
Operator Name:		JOHN BOUNDS
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		Yes
Universal Waste Destination Facility:		Yes
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N
Sub-Part K Indicator:		Not reported

OREILEY AUTO PARTS 5752 (Continued) **1024863178**

Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180907
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JOHN BOUNDS
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	233 S PATTERSON AVE
Owner/Operator City,State,Zip:	SPRINGFIELD, MO 65802
Owner/Operator Telephone:	417-520-4589
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	OREILLY AUTO ENTERPRISES LLC
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	233 S PATTERSON AVE
Owner/Operator City,State,Zip:	SPRINGFIELD, MO 65802

OREILEY AUTO PARTS 5752 (Continued) **1024863178**

Owner/Operator Telephone: 417-862-3333
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20171023
Handler Name: OREILEY AUTO PARTS 5752
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 441310
NAICS Description: AUTOMOTIVE PARTS AND ACCESSORIES STORES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

C23 **PATTERSON E E** **EDR Hist Auto** **1009016210**
North **15260 VANOWEN PL** **N/A**
< 1/8 **SAN FERNANDO VALLEY, CA**
0.061 mi.
323 ft. **Site 3 of 9 in cluster C**

Relative: EDR Hist Auto
Higher

Actual: Year: Name: Type:
739 ft. 1940 PATTERSON E E GASOLINE SERVICE STATIONS

D24 **VAN NUYS NEW ELEMENTARY SCHOOL NO. 1** **ENVIROSTOR** **S107737537**
ESE **15141 LEMAY STREET** **SCH** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CERS**
0.068 mi.
360 ft. **Site 1 of 2 in cluster D**

Relative: ENVIROSTOR:
Lower
Name: VAN NUYS NEW ELEMENTARY SCHOOL NO. 1
Actual: Address: 15141 LEMAY STREET
732 ft. City,State,Zip: VAN NUYS, CA 91405
Facility ID: 19010006
Status: Certified
Status Date: 01/09/2001

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Site Code: 304000
Site Type: School Cleanup
Site Type Detailed: School
Acres: 3.5
NPL: NO
Regulatory Agencies: SMBRP
Lead Agency: SMBRP
Program Manager: Not reported
Supervisor: Javier Hinojosa
Division Branch: Southern California Schools & Brownfields Outreach
Assembly: 46
Senate: 18
Special Program: Not reported
Restricted Use: NO
Site Mgmt Req: NONE SPECIFIED
Funding: School District
Latitude: 34.19220
Longitude: -118.4630
APN: NONE SPECIFIED
Past Use: AGRICULTURAL - ROW CROPS
Potential COC: Arsenic
Confirmed COC: NONE SPECIFIED
Potential Description: SOIL
Alias Name: LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type: Alternate Name
Alias Name: VAN NUYS ELEM.SCH-D1964733
Alias Type: Alternate Name
Alias Name: VAN NUYS NEW ELEM. SCH. #1 (PROPOSED)
Alias Type: Alternate Name
Alias Name: 110033613123
Alias Type: EPA (FRS #)
Alias Name: 304000
Alias Type: Project Code (Site Code)
Alias Name: 19010006
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 02/10/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 04/23/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Certification
Completed Date: 01/09/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Completed Date:	10/24/2000
Comments:	Not reported
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Removal Action Workplan
Completed Date:	09/28/2000
Comments:	Not reported
Future Area Name:	Not reported
Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

SCH:

Name:	VAN NUYS NEW ELEMENTARY SCHOOL NO. 1
Address:	15141 LEMAY STREET
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	19010006
Site Type:	School Cleanup
Site Type Detail:	School
Site Mgmt. Req.:	NONE SPECIFIED
Acres:	3.5
National Priorities List:	NO
Cleanup Oversight Agencies:	SMBRP
Lead Agency:	SMBRP
Lead Agency Description:	DTSC - Site Cleanup Program
Project Manager:	Not reported
Supervisor:	Javier Hinojosa
Division Branch:	Southern California Schools & Brownfields Outreach
Site Code:	304000
Assembly:	46
Senate:	18
Special Program Status:	Not reported
Status:	Certified
Status Date:	01/09/2001
Restricted Use:	NO
Funding:	School District
Latitude:	34.19220
Longitude:	-118.4630
APN:	NONE SPECIFIED
Past Use:	AGRICULTURAL - ROW CROPS
Potential COC:	Arsenic
Confirmed COC:	NONE SPECIFIED
Potential Description:	SOIL
Alias Name:	LOS ANGELES UNIFIED SCHOOL DISTRICT
Alias Type:	Alternate Name
Alias Name:	VAN NUYS ELEM.SCH-D1964733
Alias Type:	Alternate Name
Alias Name:	VAN NUYS NEW ELEM. SCH. #1 (PROPOSED)
Alias Type:	Alternate Name

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Alias Name: 110033613123
Alias Type: EPA (FRS #)
Alias Name: 304000
Alias Type: Project Code (Site Code)
Alias Name: 19010006
Alias Type: Envirostor ID Number

Completed Info:
Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Environmental Oversight Agreement
Completed Date: 02/10/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Cost Recovery Closeout Memo
Completed Date: 04/23/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Certification
Completed Date: 01/09/2001
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Completion Report
Completed Date: 10/24/2000
Comments: Not reported

Completed Area Name: PROJECT WIDE
Completed Sub Area Name: Not reported
Completed Document Type: Removal Action Workplan
Completed Date: 09/28/2000
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

CERS:
Name: VAN NUYS NEW ELEMENT
Address: 15141 LEMAY STREET
City,State,Zip: VAN NUYS, CA 91405
Site ID: 344475
CERS ID: 19010006
CERS Description: School Cleanup

Affiliation:
Affiliation Type Desc: Supervisor

VAN NUYS NEW ELEMENTARY SCHOOL NO. 1 (Continued) **S107737537**

Entity Name:	JAVIER HINOJOSA
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

D25 **TITTU NELLMOOTTILL** **RCRA NonGen / NLR** **1026807708**
ESE **6657 BURNET AVENUE** **CAC003120001**
< 1/8 **VAN NUYS, CA 91405**
0.071 mi.
374 ft. **Site 2 of 2 in cluster D**

Relative: **Lower**

Actual: **732 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20210517
Handler Name:	TITTU NELLMOOTTILL	
Handler Address:		6657 BURNET AVENUE
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC003120001
Contact Name:		TITTU NELLMOOTTILL
Contact Address:		6657 BURNET AVENUE
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		213-458-9438
Contact Fax:		Not reported
Contact Email:		KARLA@SUPERIORENV.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		6657 BURNET AVENUE
Mailing City,State,Zip:		VAN NUYS, CA 91405
Owner Name:		TITTU NELLMOOTTILL
Owner Type:		Other
Operator Name:		TITTU NELLMOOTTILL
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		No
Universal Waste Destination Facility:		No
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported

TITTU NELLMOOTTILL (Continued) **1026807708**

Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20210521
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	TITTU NELLMOOTTILL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6657 BURNET AVENUE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	213-458-9438
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator

TITTU NELLMOOTTILL (Continued) **1026807708**

Owner/Operator Name:	TITTU NELLMOOTTILL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6657 BURNET AVENUE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	213-458-9438
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20210517
Handler Name: TITTU NELLMOOTTILL	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	No
Electronic Manifest Broker:	No

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

E26 **DIPLOMAT SPECIALTY PHARMACY** **RCRA NonGen / NLR** **1024863891**
NNE **15211 VANOWEN ST 301** **CAL000432441**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 1 of 5 in cluster E**

Relative: RCRA NonGen / NLR:
Higher

Date Form Received by Agency:	20171205
Handler Name:	DIPLOMAT SPECIALTY PHARMACY
Handler Address:	15211 VANOWEN ST 301
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000432441
Contact Name:	JACK SIMITYAN
Contact Address:	15211 VANOWEN ST 301
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	877-849-9591
Contact Fax:	855-356-1096
Contact Email:	JSIMITYAN@DIPLOMAT.IS
Contact Title:	Not reported
EPA Region:	09

Actual:
739 ft.

DIPLOMAT SPECIALTY PHARMACY (Continued) **1024863891**

Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15211 VANOWEN ST 301
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	DIPLOMAT SPECIALTY PHARMACY
Owner Type:	Other
Operator Name:	JACK SIMITYAN
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No

DIPLOMAT SPECIALTY PHARMACY (Continued) **1024863891**

Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180907
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JACK SIMITYAN
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST 301
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	877-849-9591
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	DIPLOMAT SPECIALTY PHARMACY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	PO BOX 321130
Owner/Operator City,State,Zip:	FLINT, MI 48532
Owner/Operator Telephone:	877-977-9118
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20171205
Handler Name:	DIPLOMAT SPECIALTY PHARMACY
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	446110
NAICS Description:	PHARMACIES AND DRUG STORES

DIPLOMAT SPECIALTY PHARMACY (Continued) **1024863891**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

E27 **HEALTHLINE MEDICAL GROUP** **RCRA NonGen / NLR** **1027091128**
NNE **15211 VANOWEN ST STE 105** **CAL000415298**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 2 of 5 in cluster E**

Relative: **Higher**
Actual: **739 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:	20160322
Handler Name:	HEALTHLINE MEDICAL GROUP
Handler Address:	15211 VANOWEN ST STE 105
Handler City,State,Zip:	VAN NUYS, CA 91405-3614
EPA ID:	CAL000415298
Contact Name:	MARTHA YACAPIN
Contact Address:	15211 VANOWEN ST STE 105
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-997-7711
Contact Fax:	818-997-3744
Contact Email:	CHAUVER@HEALTHLINEMEDGROUP.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15211 VANOWEN ST STE 105
Mailing City,State,Zip:	VAN NUYS, CA 91405-3614
Owner Name:	EMMEHABERG DD INC & HOLVEY MED GRP
Owner Type:	Other
Operator Name:	MARTHA YACAPIN
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported

HEALTHLINE MEDICAL GROUP (Continued) **1027091128**

Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20220223
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	EMMEHABERG DD INC & HOLVEY MED GRP
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST STE 105
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-3614
Owner/Operator Telephone:	818-997-7711
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	MARTHA YACAPIN
Legal Status:	Other

HEALTHLINE MEDICAL GROUP (Continued) **1027091128**

Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST STE 105
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-997-7711
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20160322
Handler Name:	HEALTHLINE MEDICAL GROUP
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	Not reported
Recognized Trader Exporter:	Not reported
Spent Lead Acid Battery Importer:	Not reported
Spent Lead Acid Battery Exporter:	Not reported
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	621112
NAICS Description:	OFFICES OF PHYSICIANS, MENTAL HEALTH SPECIALISTS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

E28 **LAWRENCE L MENZER** **RCRA NonGen / NLR** **1024861620**
NNE **15211 VANOWEN ST #310** **CAL000430105**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 3 of 5 in cluster E**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:	20170817
Handler Name:	LAWRENCE L MENZER
Handler Address:	15211 VANOWEN ST #310
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000430105
Contact Name:	YOLANDA PALAFOX
Contact Address:	15211 VANOWEN ST #310
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	908-988-3373
Contact Fax:	818-988-2325
Contact Email:	DRMENZER@SBCGLOBAL.NET
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified

LAWRENCE L MENZER (Continued) **1024861620**

Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15211 VANOWEN ST #310
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	LAWRENCE L MENZER
Owner Type:	Other
Operator Name:	YOLANDA PALAFOX
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No

LAWRENCE L MENZER (Continued) **1024861620**

Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180907
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	LAWRENCE L MENZER
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST #310
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	908-988-3373
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	YOLANDA PALAFOX
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST #310
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	908-988-3373
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20170817
Handler Name: LAWRENCE L MENZER	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	621493
NAICS Description:	FREESTANDING AMBULATORY SURGICAL AND EMERGENCY CENTERS

LAWRENCE L MENZER (Continued) **1024861620**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

E29 **HEALTHCARE REALTY SERVICES INCORPORATED** **RCRA NonGen / NLR** **1026046029**
NNE **15211 VANOWEN STREET** **CAC003052486**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 4 of 5 in cluster E**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:	20200123
Handler Name:	HEALTHCARE REALTY SERVICES INCORPORATED
Handler Address:	15211 VANOWEN STREET
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003052486
Contact Name:	OLGA KRUMM
Contact Address:	6801 PARK TERRACE DRIVE
Contact City,State,Zip:	LOS ANGELES, CA 90045
Contact Telephone:	310-670-8350
Contact Fax:	Not reported
Contact Email:	OKRUMM@HEALTHCAREREALTY.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	6801 PARK TERRACE DRIVE
Mailing City,State,Zip:	LOS ANGELES, CA 90045
Owner Name:	HEALTHCARE REALTY SERVICES INC
Owner Type:	Other
Operator Name:	OLGA KRUMM
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported

HEALTHCARE REALTY SERVICES INCORPORATED (Continued) **1026046029**

Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20200210
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	OLGA KRUMM
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6801 PARK TERRACE DRIVE
Owner/Operator City,State,Zip:	LOS ANGELES, CA 90045
Owner/Operator Telephone:	310-670-8350
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	HEALTHCARE REALTY SERVICES INC
Legal Status:	Other

HEALTHCARE REALTY SERVICES INCORPORATED (Continued) **1026046029**

Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	3310 WEST END AVE.
Owner/Operator City,State,Zip:	NASHVILLE, TN 37203
Owner/Operator Telephone:	310-670-8350
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20200123
Handler Name:	HEALTHCARE REALTY SERVICES INCORPORATED
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	236220
NAICS Description:	COMMERCIAL AND INSTITUTIONAL BUILDING CONSTRUCTION

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

E30 **TMI PATHOLOGY** **RCRA NonGen / NLR** **1024818986**
NNE **15211 VANOWEN ST STE 303** **CAL000327778**
< 1/8 **VAN NUYS, CA 91405**
0.074 mi.
390 ft. **Site 5 of 5 in cluster E**

Relative:
Higher

Actual:
739 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:	20071212
Handler Name:	TMI PATHOLOGY
Handler Address:	15211 VANOWEN ST STE 303
Handler City,State,Zip:	VAN NUYS, CA 91405-3657
EPA ID:	CAL000327778
Contact Name:	WILLIAM LAO
Contact Address:	15211 VANOWEN ST STE 303
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-782-3242
Contact Fax:	818-780-3248
Contact Email:	HHHISTOLOGY@GMAIL.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified

TMI PATHOLOGY (Continued) **1024818986**

Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15211 VANOWEN ST STE 303
Mailing City,State,Zip:	VAN NUYS, CA 91405-3657
Owner Name:	DENNIS KASIMIAN
Owner Type:	Other
Operator Name:	WILLIAM LAO
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No

TMI PATHOLOGY (Continued) **1024818986**

Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180905
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	DENNIS KASIMIAN
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST STE 303
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-3657
Owner/Operator Telephone:	818-780-3242
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	WILLIAM LAO
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15211 VANOWEN ST STE 303
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-782-3242
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20071212
Handler Name: TMI PATHOLOGY	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	325192
NAICS Description:	CYCLIC CRUDE AND INTERMEDIATE MANUFACTURING

TMI PATHOLOGY (Continued) **1024818986**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

F31 **DESERT PETROLEUM INC** **HIST UST** **U001568202**
NW **6801 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91406**
0.086 mi.
454 ft. **Site 1 of 17 in cluster F**

Relative:
Higher

Actual:
740 ft.

HIST UST:

Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91406
File Number:	00027684
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00027684.pdf
Region:	STATE
Facility ID:	00000004037
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	PAUL MARTINEZ
Telephone:	8054850430
Owner Name:	DESERT PETROLEUM, INC.
Owner Address:	POST OFFICE BOX 1601
Owner City,St,Zip:	OXNARD, CA 93032
Total Tanks:	0008
Tank Num:	001
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	002
Container Num:	2
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

DESERT PETROLEUM INC (Continued) **U001568202**

Tank Num:	004
Container Num:	4
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

Tank Num:	005
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00020000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

Tank Num:	006
Container Num:	2
Year Installed:	Not reported
Tank Capacity:	00020000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	1/4
Leak Detection:	Visual, Stock Inventor

Tank Num:	007
Container Num:	3
Year Installed:	Not reported
Tank Capacity:	00030000
Tank Used for:	PRODUCT
Type of Fuel:	Not reported
Container Construction Thickness:	1/4
Leak Detection:	Visual, Stock Inventor

Tank Num:	008
Container Num:	4
Year Installed:	Not reported
Tank Capacity:	00030000
Tank Used for:	PRODUCT
Type of Fuel:	DIESEL
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

Click here for Geo Tracker PDF:

F32 **DESERT PETROLEUM INC** **SWEEPS UST** **S101618617**
NW **6801 SEPULVEDA BLVD** **HIST UST** **N/A**
< 1/8 **VAN NUYS, CA 91406** **CA FID UST**
0.086 mi.
454 ft. **Site 2 of 17 in cluster F**

Relative: SWEEPS UST:
Higher

Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported

Actual:
740 ft.

DESERT PETROLEUM INC (Continued) **S101618617**

Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000001
Tank Status: Not reported
Capacity: 10000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: 8

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000002
Tank Status: Not reported
Capacity: 10000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000003
Tank Status: Not reported
Capacity: 10000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC

DESERT PETROLEUM INC (Continued) **S101618617**

Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	366
Number:	Not reported
Board Of Equalization:	44-011133
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-000366-000004
Tank Status:	Not reported
Capacity:	10000
Active Date:	Not reported
Tank Use:	M.V. FUEL
STG:	PRODUCT
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	366
Number:	Not reported
Board Of Equalization:	44-011133
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-000366-000005
Tank Status:	Not reported
Capacity:	20000
Active Date:	Not reported
Tank Use:	M.V. FUEL
STG:	PRODUCT
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	DESERT PETROLEUM INC
Address:	6801 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Not reported
Comp Number:	366
Number:	Not reported
Board Of Equalization:	44-011133
Referral Date:	Not reported
Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-000366-000006
Tank Status:	Not reported
Capacity:	20000
Active Date:	Not reported
Tank Use:	CHEMICAL
STG:	PRODUCT
Content:	UNKNOWN

DESERT PETROLEUM INC (Continued) **S101618617**

Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000007
Tank Status: Not reported
Capacity: 30000
Active Date: Not reported
Tank Use: CHEMICAL
STG: PRODUCT
Content: UNKNOWN
Number Of Tanks: Not reported

Name: DESERT PETROLEUM INC
Address: 6801 SEPULVEDA BLVD
City: VAN NUYS
Status: Not reported
Comp Number: 366
Number: Not reported
Board Of Equalization: 44-011133
Referral Date: Not reported
Action Date: Not reported
Created Date: Not reported
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000366-000008
Tank Status: Not reported
Capacity: 30000
Active Date: Not reported
Tank Use: M.V. FUEL
STG: PRODUCT
Content: DIESEL
Number Of Tanks: Not reported

HIST UST:
Name: RANDS OIL 5
Address: 6801 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91406
File Number: 00027EA4
URL: http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00027EA4.pdf
Region: Not reported
Facility ID: Not reported
Facility Type: Not reported
Other Type: Not reported
Contact Name: Not reported
Telephone: Not reported
Owner Name: Not reported
Owner Address: Not reported
Owner City,St,Zip: Not reported

DESERT PETROLEUM INC (Continued) **S101618617**

Total Tanks: Not reported

Tank Num: Not reported
Container Num: Not reported
Year Installed: Not reported
Tank Capacity: Not reported
Tank Used for: Not reported
Type of Fuel: Not reported
Container Construction Thickness: Not reported
Leak Detection: Not reported

Click here for Geo Tracker PDF:

CA FID UST:
Facility ID: 19054170
Regulated By: UTNKI
Regulated ID: 00004037
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 8054850430
Mail To: Not reported
Mailing Address: P O BOX
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914060000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Inactive

F33 **UST** **U004303959**
NW **6801 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA**
0.086 mi.
454 ft. **Site 3 of 17 in cluster F**

Relative: **Higher**

Actual: **740 ft.**

LOS ANGELES UST:
Name: Not reported
Address: 6801 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA
Facility ID: Not reported
Last Run Date: 01/01/1900
Status: HISTORICAL

F34
NW
< 1/8
0.086 mi.
454 ft.

R&S OIL #5
6801 SEPULVEDA BLVD
VAN NUYS, CA 91406

Site 4 of 17 in cluster F

HIST UST **U001568224**
N/A

Relative:
Higher

Actual:
740 ft.

HIST UST:

Name:	R&S OIL #5
Address:	6801 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91406
File Number:	Not reported
URL:	Not reported
Region:	STATE
Facility ID:	00000003531
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	Not reported
Telephone:	8189979587
Owner Name:	R&S OIL
Owner Address:	15452 CABRITO ROAD #204
Owner City,St,Zip:	VAN NUYS, CA 91406
Total Tanks:	0003
Tank Num:	001
Container Num:	1
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	002
Container Num:	2
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor
Tank Num:	003
Container Num:	3
Year Installed:	Not reported
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	1/4
Leak Detection:	Stock Inventor

G35 **VALLEY PRESBYTERIAN HOSPITAL** **RCRA-SQG** **1000984874**
NE **15107 VANOWEN ST.** **UST** **CAD072940307**
< 1/8 **VAN NUYS, CA 91405** **SWEEPS UST**
0.095 mi. **RCRA NonGen / NLR**
504 ft. **Site 1 of 5 in cluster G** **FINDS**
ECHO
Relative: **EMI**
Higher **HAZNET**
HWTS
Actual:
738 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:	20211104
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Handler Address:	15107 VANOWEN ST
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003146998
Contact Name:	HENRY CASTANEDA JR
Contact Address:	15107 VANOWEN ST
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-424-8583
Contact Fax:	Not reported
Contact Email:	HENRY.CASTANEDAJR@VALLEYPRES.ORG
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Type:	Other
Operator Name:	HENRY CASTANEDA JR
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20211104
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	HENRY CASTANEDA JR
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-424-8583
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESBYTERIAN HOSPITAL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-424-8583

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20211104
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: No
Electronic Manifest Broker: No

List of NAICS Codes and Descriptions:
NAICS Code: 62211
NAICS Description: GENERAL MEDICAL AND SURGICAL HOSPITALS

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

Date Form Received by Agency: 19960901
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Handler Address: 15107 VANOWEN ST
Handler City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAD072940307
Contact Name: Not reported
Contact Address: Not reported
Contact City,State,Zip: Not reported
Contact Telephone: Not reported
Contact Fax: Not reported
Contact Email: Not reported
Contact Title: Not reported
EPA Region: 09
Land Type: Private
Federal Waste Generator Description: Small Quantity Generator
Non-Notifier: Not reported
Biennial Report Cycle: Not reported
Accessibility: Not reported
Active Site Indicator: Handler Activities
State District Owner: Not reported
State District: Not reported
Mailing Address: 15107 VANOWEN ST
Mailing City,State,Zip: VAN NUYS, CA 91405
Owner Name: Not reported
Owner Type: Not reported
Operator Name: Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Operator Type:	Not reported
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	NN
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20060905
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESPBYTERIAN HOSPITAL
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-902-2902
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	19960901
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Large Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	No
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

Receive Date:	19960901
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Small Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

Receive Date:	19950420
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Small Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	No
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

Receive Date:	19910625
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Large Quantity Generator

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19920512
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19940330
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19960226
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 62211
NAICS Description: GENERAL MEDICAL AND SURGICAL HOSPITALS

Facility Has Received Notices of Violations:
Violations: No Violations Found

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Evaluation Action Summary:
Evaluations: No Evaluations Found

UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0002958
Permitting Agency: Los Angeles City Fire Department
CERSID: 10241407
Latitude: 34.19495
Longitude: -118.46321

Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: Not reported
Permitting Agency: Los Angeles City Fire Department
CERSID: Not reported
Latitude: 34.19495
Longitude: -118.46321

LOS ANGELES UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0002958
Last Run Date: 04/19/2021
Status: ACTIVE

SWEEPS UST:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City: VAN NUYS
Status: Active
Comp Number: 5321
Number: 1
Board Of Equalization: Not reported
Referral Date: 02-25-93
Action Date: 02-25-93
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: Not reported
Tank Status: Not reported
Capacity: Not reported
Active Date: Not reported
Tank Use: Not reported
STG: Not reported
Content: Not reported
Number Of Tanks: Not reported

RCRA NonGen / NLR:
Date Form Received by Agency: 20211104
Handler Name: VALLEY PRESBYTERIAN HOSPITAL

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Handler Address:	15107 VANOWEN ST
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003146998
Contact Name:	HENRY CASTANEDA JR
Contact Address:	15107 VANOWEN ST
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-424-8583
Contact Fax:	Not reported
Contact Email:	HENRY.CASTANEDAJR@VALLEYPRES.ORG
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Type:	Other
Operator Name:	HENRY CASTANEDA JR
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20211104
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	HENRY CASTANEDA JR
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-424-8583
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESBYTERIAN HOSPITAL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-424-8583
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20211104
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	No
Electronic Manifest Broker:	No

List of NAICS Codes and Descriptions:

NAICS Code:	62211
NAICS Description:	GENERAL MEDICAL AND SURGICAL HOSPITALS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

Date Form Received by Agency:	19960901
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Handler Address:	15107 VANOWEN ST
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD072940307
Contact Name:	Not reported
Contact Address:	Not reported
Contact City,State,Zip:	Not reported
Contact Telephone:	Not reported
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported
EPA Region:	09
Land Type:	Private
Federal Waste Generator Description:	Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	Not reported
Owner Type:	Not reported
Operator Name:	Not reported
Operator Type:	Not reported
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	NN
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20060905
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESPBYTERIAN HOSPITAL
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-902-2902
Owner/Operator Telephone Ext:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 19960901
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19960901
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19950420
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19910625
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19920512

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19940330
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19960226
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description: Large Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 62211
NAICS Description: GENERAL MEDICAL AND SURGICAL HOSPITALS

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

FINDS:
Registry ID: 110000831217

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART)

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.
STATE MASTER

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000984874
Registry ID:	110000831217
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110000831217
Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST.
City,State,Zip:	VAN NUYS, CA 91405

Envid:	1000984874
Registry ID:	Not reported
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=CAC003146998
Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405

EMI:

Name:	VALLEY PRESBYTERIAN HOSP, OLMS
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1990
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	2
Reactive Organic Gases Tons/Yr:	0
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	3
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1995
County Code:	19
Air Basin:	SC
Facility ID:	12505

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	10
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	0
NOX - Oxides of Nitrogen Tons/Yr:	0
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1996
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	9
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	1
SOX - Oxides of Sulphur Tons/Yr:	1
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Year:	1998
County Code:	19
Air Basin:	SC
Facility ID:	12505
Air District Name:	SC
SIC Code:	8062
Air District Name:	SOUTH COAST AQMD
Community Health Air Pollution Info System:	Not reported
Consolidated Emission Reporting Rule:	Not reported
Total Organic Hydrocarbon Gases Tons/Yr:	13
Reactive Organic Gases Tons/Yr:	8
Carbon Monoxide Emissions Tons/Yr:	1
NOX - Oxides of Nitrogen Tons/Yr:	2
SOX - Oxides of Sulphur Tons/Yr:	0
Particulate Matter Tons/Yr:	0
Part. Matter 10 Micrometers and Smllr Tons/Yr:	0

HAZNET:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
Address 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

City,State,Zip: VAN NUYS, CA 914050000
Contact: HUGO CASTRO
Telephone: 8189025705
Mailing Name: Not reported
Mailing Address: 15107 VANOWEN ST

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD009007626
CA Waste Code: 151 - Asbestos containing waste
Disposal Method: H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons: 1.61000

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.43485

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: NED981723513
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 0.78000

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: UTD981552177
CA Waste Code: 551 - Laboratory waste chemicals
Disposal Method: H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons: 2.75220

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 214 - Unspecified solvent mixture
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.34200

Year: 2019
Gepaid: CAD072940307
TSD EPA ID: CAD028409019
CA Waste Code: 791 - Liquids with pH <= 2
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.04170

Year: 2018
Gepaid: CAD072940307
TSD EPA ID: CAD008364432
CA Waste Code: 214 - Unspecified solvent mixture
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

	Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.20850
Year:	2018
Gepaid:	CAD072940307
TSD EPA ID:	CAD008364432
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.00550
Year:	2018
Gepaid:	CAD072940307
TSD EPA ID:	UTD981552177
CA Waste Code:	551 - Laboratory waste chemicals
Disposal Method:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Tons:	0.58350
Year:	2018
Gepaid:	CAD072940307
TSD EPA ID:	CAD008364432
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Tons:	0.01600

Click this hyperlink while viewing on your computer to access
297 additional CA HAZNET: record(s) in the EDR Site Report.

Additional Info:

Year:	2000
Gen EPA ID:	CAD072940307
Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.7506
Waste Quantity:	180
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083440
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20001206
Creation Date:	1/24/2001 0:00:00
Receipt Date:	20001206
Manifest ID:	99083439
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20001030
Creation Date:	1/9/2001 0:00:00
Receipt Date:	20001030
Manifest ID:	99083417
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083393
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083393
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.9174
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000907
Creation Date:	10/30/2000 0:00:00
Receipt Date:	20000907
Manifest ID:	99083392
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20000724
Creation Date:	9/11/2000 0:00:00
Receipt Date:	20000724

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	99083359
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20000724
Creation Date:	9/11/2000 0:00:00
Receipt Date:	20000724
Manifest ID:	99083360
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2007
Gen EPA ID:	CAD072940307

Shipment Date:	20071204
Creation Date:	3/4/2008 18:31:09
Receipt Date:	20071206
Manifest ID:	000031871WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20071023
Creation Date:	1/8/2008 18:30:22
Receipt Date:	20071024
Manifest ID:	000031860WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20071023
Creation Date:	1/8/2008 18:30:22
Receipt Date:	20071024
Manifest ID:	000031860WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070731
Creation Date:	1/8/2008 18:30:16
Receipt Date:	20070801
Manifest ID:	000031788WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070731
Creation Date:	1/8/2008 18:30:16
Receipt Date:	20070801
Manifest ID:	000031788WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20070731
Creation Date:	12/28/2007 18:31:37
Receipt Date:	20070801
Manifest ID:	000031789WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.206
Waste Quantity:	412
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20070606
Creation Date:	10/18/2007 18:30:24
Receipt Date:	20070607
Manifest ID:	000031746WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20070606
Creation Date:	10/18/2007 18:30:24
Receipt Date:	20070607
Manifest ID:	000031746WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070330
Creation Date:	8/23/2007 18:30:14
Receipt Date:	20070330
Manifest ID:	000031685WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20070330
Creation Date:	8/23/2007 18:30:14
Receipt Date:	20070330
Manifest ID:	000031685WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2002
Gen EPA ID:	CAD072940307
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D018
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0462
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D002

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.0305
Waste Quantity:	61
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	Not reported
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	21437343
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D018
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0462
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1997
Gen EPA ID:	CAD072940307
Shipment Date:	19971229
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971229
Manifest ID:	96766834
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	F003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971219
Creation Date:	4/23/1998 0:00:00
Receipt Date:	19971219
Manifest ID:	96766826
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19971201
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971201
Manifest ID:	96766818
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19971104
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971104
Manifest ID:	96766806
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971104
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971104
Manifest ID:	96766806
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19971015
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971015
Manifest ID:	96803192
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19970922
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19970922
Manifest ID:	96803185
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1996
Gen EPA ID:	CAD072940307

Shipment Date:	19961230
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961230
Manifest ID:	95108866
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	*** - Not reported
RCRA Code:	D001

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H01 - Transfer Station
Quantity Tons:	0.688
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19961202
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961202
Manifest ID:	95108858
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19961101
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961101
Manifest ID:	95272619
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	*** - Not reported
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.688
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19961101
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19961101
Manifest ID:	95272619
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19961003
Creation Date:	6/26/1997 0:00:00
Receipt Date:	19961003
Manifest ID:	95272602
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19960925
Creation Date:	5/20/1997 0:00:00
Receipt Date:	19960925
Manifest ID:	96284479
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080033681
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	D008
Meth Code:	D99 - Disposal, Other
Quantity Tons:	0.35
Waste Quantity:	700
Quantity Unit:	P

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19960906
Creation Date:	5/30/1997 0:00:00
Receipt Date:	19960906
Manifest ID:	95272587
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.363
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19960829
Creation Date:	9/12/1997 0:00:00
Receipt Date:	19961002
Manifest ID:	96284495
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000827758
Trans 2 Name:	Not reported
TSDF EPA ID:	AZD983476680
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	0.25
Waste Quantity:	500
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2006
Gen EPA ID:	CAD072940307

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20061227
Creation Date:	4/19/2007 18:31:30
Receipt Date:	20061229
Manifest ID:	000031603WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20061129
Creation Date:	3/30/2007 13:34:03
Receipt Date:	20061130
Manifest ID:	000031578WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D035
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.099
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	122 - Alkaline solution without metals (pH > 12.5
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.0834
Waste Quantity:	20
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	8/18/2007 18:30:14
Receipt Date:	20061130
Manifest ID:	000031579WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.2935
Waste Quantity:	587
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061129
Creation Date:	3/30/2007 13:34:03
Receipt Date:	20061130
Manifest ID:	000031578WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	20061103
Creation Date:	3/30/2007 13:33:32
Receipt Date:	20061103
Manifest ID:	000031562WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061103
Creation Date:	3/30/2007 13:33:32
Receipt Date:	20061103
Manifest ID:	000031562WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20061018
Creation Date:	3/30/2007 13:33:32
Receipt Date:	20061020
Manifest ID:	000031541WAS
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMCIAL SERVICES INC

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2010
Gen EPA ID:	CAD072940307
Shipment Date:	20100909
Creation Date:	11/3/2010 18:30:44
Receipt Date:	20100910
Manifest ID:	000038856WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAD000626218
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	5.6
Waste Quantity:	14
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	- Not reported
Quantity Tons:	Not reported
Waste Quantity:	Not reported
Quantity Unit:	Not reported
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100706
Creation Date:	9/10/2010 18:30:54
Receipt Date:	20100708
Manifest ID:	007083239JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.01

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	20
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100607
Creation Date:	8/30/2010 18:30:29
Receipt Date:	20100610
Manifest ID:	007083103JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	U188
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20100526
Creation Date:	8/26/2010 18:30:25
Receipt Date:	20100527
Manifest ID:	007083031JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20100224
Creation Date:	5/27/2010 18:30:25
Receipt Date:	20100225
Manifest ID:	006057061JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20100224
Creation Date:	5/27/2010 18:30:25
Receipt Date:	20100225
Manifest ID:	006057061JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20100112
Creation Date:	2/23/2011 18:30:31
Receipt Date:	20110113
Manifest ID:	007669375JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05838
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20100112
Creation Date:	2/23/2011 18:30:31
Receipt Date:	20110113
Manifest ID:	007669375JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05838
Waste Quantity:	14
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1995
Gen EPA ID:	CAD072940307

Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	132 - Aqueous solution w/metals (< restricted levels and see waste code 121 for a list of metals
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951212
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95272434
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.114
Waste Quantity:	30
Quantity Unit:	G

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951207
Creation Date:	7/29/1996 0:00:00
Receipt Date:	19951212
Manifest ID:	95020756
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.525
Waste Quantity:	1050
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.363
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272424
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951130
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951130
Manifest ID:	95272419
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0625
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19951031
Creation Date:	7/26/1996 0:00:00
Receipt Date:	19951031
Manifest ID:	95272400
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1993
Gen EPA ID:	CAD072940307
Shipment Date:	19931230
Creation Date:	9/14/1995 0:00:00
Receipt Date:	19931230
Manifest ID:	92832958
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931202
Creation Date:	9/14/1995 0:00:00
Receipt Date:	19931202
Manifest ID:	90733193
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931118
Creation Date:	9/12/1995 0:00:00

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Receipt Date:	Not reported
Manifest ID:	90733192
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19931104
Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931104
Manifest ID:	90733191
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19931018
Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931025
Manifest ID:	92223459
Trans EPA ID:	CAD983609645
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	UTD069803658
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0385
Waste Quantity:	77
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19931015
Creation Date:	9/13/1995 0:00:00
Receipt Date:	19931015
Manifest ID:	90733190
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930930
Creation Date:	9/12/1995 0:00:00
Receipt Date:	19931004
Manifest ID:	92223206
Trans EPA ID:	CAD983609645
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	UTD069803685
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0255
Waste Quantity:	51
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930920
Creation Date:	9/12/1995 0:00:00
Receipt Date:	Not reported
Manifest ID:	90733189
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930820
Creation Date:	9/11/1995 0:00:00
Receipt Date:	19930820
Manifest ID:	90733188
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	R01 - Recycler
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19930723
Creation Date:	9/8/1995 0:00:00
Receipt Date:	Not reported
Manifest ID:	90733187
Trans EPA ID:	CAD980814347

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD089446710
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	- Not reported
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2013
Gen EPA ID:	CAD072940307
Shipment Date:	20131231
Creation Date:	4/29/2014 22:14:58
Receipt Date:	20140108
Manifest ID:	012118549JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131231
Creation Date:	5/17/2014 22:15:09
Receipt Date:	20140113
Manifest ID:	012118588JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES
TSDF EPA ID:	UTD981552177

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D024
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.0205
Waste Quantity:	41
Quantity Unit:	P
Additional Code 1:	D011
Additional Code 2:	D010
Additional Code 3:	D009
Additional Code 4:	D007
Additional Code 5:	Not reported
Shipment Date:	20131210
Creation Date:	3/18/2014 22:15:05
Receipt Date:	20131211
Manifest ID:	012118505JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	12/17/2013 22:15:06
Receipt Date:	20131108
Manifest ID:	012120278JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.209

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	8/8/2014 22:14:58
Receipt Date:	20131115
Manifest ID:	012120279JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D011
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	D010
Additional Code 2:	D009
Additional Code 3:	D007
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20131031
Creation Date:	1/28/2014 22:15:19
Receipt Date:	20131106
Manifest ID:	012120277JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20131014
Creation Date:	11/21/2013 22:15:08
Receipt Date:	20131018
Manifest ID:	010793590JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H039 - Other Recovery Of Reclamation For Reuse Including Acid Regeneration, Organics Recovery Ect
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20131014
Creation Date:	12/4/2013 22:15:12
Receipt Date:	20131016
Manifest ID:	012120212JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20130926
Creation Date:	11/20/2013 22:15:20
Receipt Date:	20131002
Manifest ID:	001356117GBF
Trans EPA ID:	CAR000114587
Trans Name:	METAL CLAD INSULATION CORP
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20130925
Creation Date:	11/16/2013 22:15:32
Receipt Date:	20130925
Manifest ID:	011195626JJK
Trans EPA ID:	CAL000367448
Trans Name:	STAR RESOURLES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	10
Waste Quantity:	25
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2011
Gen EPA ID:	CAD072940307

Shipment Date:	20111228
Creation Date:	3/27/2012 20:30:14
Receipt Date:	20120104
Manifest ID:	007667569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.108
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20111228
Creation Date:	3/27/2012 20:30:14
Receipt Date:	20120104
Manifest ID:	007667569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.198
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20111108
Creation Date:	1/20/2012 20:31:22
Receipt Date:	20111109
Manifest ID:	008474772JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982492399
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05004

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	12
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110927
Creation Date:	3/12/2012 20:30:14
Receipt Date:	20110928
Manifest ID:	008475523JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110901
Creation Date:	1/27/2012 20:30:28
Receipt Date:	20111208
Manifest ID:	000038928WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAR000214478
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	2.4
Waste Quantity:	6
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20110822
Creation Date:	10/19/2011 18:30:46
Receipt Date:	20110824
Manifest ID:	008474725JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982492399
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20110805
Creation Date:	10/19/2011 18:30:11
Receipt Date:	20110808
Manifest ID:	008474638JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H129 - Other Treatment
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20110805
Creation Date:	3/19/2012 20:30:14
Receipt Date:	20110810
Manifest ID:	008474640JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.054
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110805
Creation Date:	3/19/2012 20:30:14
Receipt Date:	20110810
Manifest ID:	008474640JJK
Trans EPA ID:	CAD982492399
Trans Name:	ALL CHEMICAL DISPOSAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.306
Waste Quantity:	85
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20110618
Creation Date:	10/13/2011 18:30:12
Receipt Date:	20110728
Manifest ID:	000038910WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	CAR000214478
Trans 2 Name:	TITAN ENVIRONMENTAL INC
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons: 0.8
Waste Quantity: 2
Quantity Unit: Y
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Additional Info:
Year: 1998
Gen EPA ID: CAD072940307

Shipment Date: 19981209
Creation Date: 2/8/1999 0:00:00
Receipt Date: 19981209
Manifest ID: 96767044
Trans EPA ID: CAD980814347
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAT080022148
Trans Name: Not reported
TSDF Alt EPA ID: CAT080022148
TSDF Alt Name: Not reported
Waste Code Description: 725 - Liquids with mercury > 20 mg/l
RCRA Code: D009
Meth Code: H01 - Transfer Station
Quantity Tons: 0.0208
Waste Quantity: 5
Quantity Unit: G
Additional Code 1: Not reported
Additional Code 2: Not reported
Additional Code 3: Not reported
Additional Code 4: Not reported
Additional Code 5: Not reported

Shipment Date: 19981209
Creation Date: 2/8/1999 0:00:00
Receipt Date: 19981209
Manifest ID: 96767044
Trans EPA ID: CAD980814347
Trans Name: Not reported
Trans 2 EPA ID: Not reported
Trans 2 Name: Not reported
TSDF EPA ID: CAT080022148
Trans Name: Not reported
TSDF Alt EPA ID: CAT080022148
TSDF Alt Name: Not reported
Waste Code Description: 214 - Unspecified solvent mixture
RCRA Code: D001
Meth Code: H01 - Transfer Station
Quantity Tons: 0.594
Waste Quantity: 165
Quantity Unit: G
Additional Code 1: Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.209
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	U226
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.099
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981203
Creation Date:	1/21/1999 0:00:00
Receipt Date:	19981203
Manifest ID:	96767039
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19981112
Creation Date:	1/13/1999 0:00:00
Receipt Date:	19981112
Manifest ID:	96767026
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981112
Creation Date:	1/13/1999 0:00:00
Receipt Date:	19981112
Manifest ID:	96767026
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	CAT080022148
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981021
Creation Date:	7/12/2000 0:00:00
Receipt Date:	19981021
Manifest ID:	96767017
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 5:	Not reported
Shipment Date:	19981021
Creation Date:	7/12/2000 0:00:00
Receipt Date:	19981021
Manifest ID:	96767017
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2001
Gen EPA ID:	CAD072940307
Shipment Date:	20011212
Creation Date:	2/13/2002 0:00:00
Receipt Date:	20011212
Manifest ID:	21437226
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011212
Creation Date:	2/13/2002 0:00:00
Receipt Date:	20011212

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	21437226
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20011114
Creation Date:	1/16/2002 0:00:00
Receipt Date:	20011114
Manifest ID:	21437210
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	F003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20011017
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20011017
Manifest ID:	99083597
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010912
Creation Date:	12/17/2001 0:00:00
Receipt Date:	20010912
Manifest ID:	99083577
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010808
Creation Date:	10/23/2001 0:00:00
Receipt Date:	20010808
Manifest ID:	99083555
Trans EPA ID:	CAD980814347
Trans Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010705
Creation Date:	10/1/2001 0:00:00
Receipt Date:	20010705
Manifest ID:	99083542
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2012
Gen EPA ID:	CAD072940307
Shipment Date:	20121226
Creation Date:	2/15/2013 22:15:34
Receipt Date:	20121227
Manifest ID:	010793730JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt Name:	Not reported
Waste Code Description:	281 - Adhesives
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121220
Creation Date:	2/18/2013 22:15:20
Receipt Date:	20121228
Manifest ID:	000038996WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDFILL RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121218
Creation Date:	2/18/2013 22:15:20
Receipt Date:	20121219
Manifest ID:	010793729JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.004
Waste Quantity:	8

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121119
Creation Date:	2/15/2013 22:15:11
Receipt Date:	20121121
Manifest ID:	010793932JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.108
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121019
Creation Date:	12/28/2012 22:15:08
Receipt Date:	20121026
Manifest ID:	009965599JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H039 - Other Recovery Of Reclamation For Reuse Including Acid Regeneration, Organics Recovery Ect
Quantity Tons:	0.8428
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20121012
Creation Date:	12/20/2012 22:15:24
Receipt Date:	20121019
Manifest ID:	009965570JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.125
Waste Quantity:	250
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.03
Waste Quantity:	60
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20121012
Creation Date:	1/13/2013 22:15:06
Receipt Date:	20121017
Manifest ID:	009965569JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

	Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0045
Waste Quantity:	9
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2014
Gen EPA ID:	CAD072940307
Shipment Date:	20141230
Creation Date:	3/3/2015 22:14:59
Receipt Date:	20150102
Manifest ID:	013363408JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.041
Waste Quantity:	82
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141215
Creation Date:	2/14/2015 22:15:08
Receipt Date:	20141219
Manifest ID:	013363270JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	221 - Waste oil and mixed oil
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.209
Waste Quantity:	55

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141215
Creation Date:	2/14/2015 22:15:08
Receipt Date:	20141219
Manifest ID:	013363270JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141215
Creation Date:	3/6/2015 22:15:05
Receipt Date:	20141218
Manifest ID:	013363268JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0065
Waste Quantity:	13
Quantity Unit:	P
Additional Code 1:	U058
Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20141215
Creation Date:	3/6/2015 22:15:05
Receipt Date:	20141218
Manifest ID:	013363268JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141117
Creation Date:	1/21/2015 22:15:08
Receipt Date:	20141121
Manifest ID:	013363047JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD982444481
Trans Name:	FILTER RECYCLING SERVICES INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20141117
Creation Date:	1/8/2015 22:15:01
Receipt Date:	20141120
Manifest ID:	013363046JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.018
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141028
Creation Date:	12/19/2014 22:15:01
Receipt Date:	20141029
Manifest ID:	013362873JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141006
Creation Date:	3/31/2015 22:15:12
Receipt Date:	20141014
Manifest ID:	013362743JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D011
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.0075

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	D010
Additional Code 2:	D009
Additional Code 3:	D007
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20141006
Creation Date:	12/26/2014 22:15:10
Receipt Date:	20141008
Manifest ID:	013362740JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2016
Gen EPA ID:	CAD072940307
Shipment Date:	20151214
Creation Date:	2/9/2016 22:15:50
Receipt Date:	20151217
Manifest ID:	015367125JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.341
Waste Quantity:	682
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151207
Creation Date:	2/8/2016 22:17:20
Receipt Date:	20151210
Manifest ID:	015367068JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.034
Waste Quantity:	68
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151116
Creation Date:	1/11/2016 22:16:40
Receipt Date:	20151119
Manifest ID:	015132883JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0405
Waste Quantity:	81
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151027
Creation Date:	1/11/2016 22:16:14
Receipt Date:	20151030
Manifest ID:	013728310JJK
Trans EPA ID:	CAL000276238
Trans Name:	AMERICAN TECHNOLOGIES INC
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI (ENVIRONMENTAL CONTRACTORS TRANSPORTATION INC)
TSDF EPA ID:	AZC950823111
Trans Name:	LA PAZ COUNTY LANDFILL
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151016
Creation Date:	12/22/2015 22:15:38
Receipt Date:	20151016
Manifest ID:	013992873JJK
Trans EPA ID:	CAR000181891
Trans Name:	BDC SPECIAL WASTE SERVICES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDRECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.015
Waste Quantity:	30
Quantity Unit:	P

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	U058
Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.4587
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2017

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Gen EPA ID:	CAD072940307
Shipment Date:	20171211
Creation Date:	10/4/2018 18:30:16
Receipt Date:	20171215
Manifest ID:	018247945JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	NED981723513
TSDF Alt Name:	CLEAN HARBORS KIMBALL
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.2125
Waste Quantity:	425
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U035
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0175
Waste Quantity:	35
Quantity Unit:	P
Additional Code 1:	U010
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.004
Waste Quantity:	8
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.022
Waste Quantity:	44
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171211
Creation Date:	6/13/2018 18:30:46
Receipt Date:	20171214
Manifest ID:	018247944JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0035
Waste Quantity:	7
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171122
Creation Date:	6/13/2018 18:31:23
Receipt Date:	20171201
Manifest ID:	015718487JJK
Trans EPA ID:	CAR000250456
Trans Name:	WESTCOR ENVIRONMENTAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	1.15
Waste Quantity:	5
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171120
Creation Date:	8/3/2018 18:30:48
Receipt Date:	20171121
Manifest ID:	018039741JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0225
Waste Quantity:	45
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171023
Creation Date:	6/13/2018 18:31:31
Receipt Date:	20171026
Manifest ID:	018039989JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0455
Waste Quantity:	91
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171023
Creation Date:	8/1/2018 18:30:51
Receipt Date:	20171030
Manifest ID:	018039988JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	MAD039322250
Trans 2 Name:	CLEAN HARBORS ENV SERVICES
TSDF EPA ID:	UTD981552177
Trans Name:	CLEAN HARBORS ARAGONITE LLC
TSDF Alt EPA ID:	NED981723513
TSDF Alt Name:	CLEAN HARBORS KIMBALL
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H040 - Incineration--Thermal Destruction Other Than Use As A Fuel
Quantity Tons:	0.4375
Waste Quantity:	875
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20171023
Creation Date:	6/13/2018 18:31:31
Receipt Date:	20171026
Manifest ID:	018039989JJK
Trans EPA ID:	MNS000110924

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	1.0765
Waste Quantity:	2153
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2005
Gen EPA ID:	CAD072940307
Shipment Date:	20051228
Creation Date:	3/22/2006 18:32:18
Receipt Date:	20051228
Manifest ID:	24004949
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20051121
Creation Date:	1/3/2007 18:30:08
Receipt Date:	20051123
Manifest ID:	24004932
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	T01 - Treatment, Tank
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20051012
Creation Date:	6/22/2006 18:31:22
Receipt Date:	20051012
Manifest ID:	24004912
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.008
Waste Quantity:	16
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20051012
Creation Date:	6/22/2006 18:31:22
Receipt Date:	20051012
Manifest ID:	24004912
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20050922
Creation Date:	8/23/2006 18:32:59
Receipt Date:	20050922

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	23319161
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTA INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	CAD009007626
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	1.6856
Waste Quantity:	2
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20050915
Creation Date:	3/10/2006 10:49:15
Receipt Date:	20050916
Manifest ID:	22597989
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20050915
Creation Date:	3/10/2006 10:49:15
Receipt Date:	20050916
Manifest ID:	22597989
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20050809
Creation Date:	4/13/2006 18:45:56
Receipt Date:	20050811
Manifest ID:	22597975
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2008
Gen EPA ID:	CAD072940307
Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.1251
Waste Quantity:	30

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	512 - Other empty containers 30 gallons or more
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.021
Waste Quantity:	42
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	513 - Empty containers less than 30 gallons
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.004
Waste Quantity:	8
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20081112
Creation Date:	1/14/2009 18:30:19
Receipt Date:	20081113
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.211
Waste Quantity:	422
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20081112
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	004856290JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2009
Gen EPA ID:	CAD072940307
Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20090922
Creation Date:	11/3/2009 18:30:20
Receipt Date:	20090924
Manifest ID:	006058618JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	281 - Adhesives
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20090911
Creation Date:	10/29/2009 18:30:19
Receipt Date:	20090917
Manifest ID:	006058594JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.35445
Waste Quantity:	85
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20090819
Creation Date:	9/30/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058512JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20090819
Creation Date:	9/30/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058512JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20090819
Creation Date:	9/25/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058517JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD088504881
Trans Name:	KINSBURSKY BROTHERS INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	792 - Not reported
RCRA Code:	D008
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

	Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0365
Waste Quantity:	73
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090819
Creation Date:	9/25/2009 18:30:20
Receipt Date:	20090820
Manifest ID:	006058517JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD088504881
Trans Name:	KINSBURSKY BROTHERS INC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D006
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.024
Waste Quantity:	48
Quantity Unit:	P
Additional Code 1:	D002
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090720
Creation Date:	9/25/2009 18:30:28
Receipt Date:	20090803
Manifest ID:	000038806WAS
Trans EPA ID:	CAR000155317
Trans Name:	SPECIALIZED ENVIRONMENTAL INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LAND RECLAMATION
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.4
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20090504
Creation Date:	6/16/2009 18:30:09
Receipt Date:	20090507
Manifest ID:	005328757JJK
Trans EPA ID:	CAD980891352
Trans Name:	STERICYCLE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENVIRONMENTAL SERVICES
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2015
Gen EPA ID:	CAD072940307
Shipment Date:	20151214
Creation Date:	2/9/2016 22:15:50
Receipt Date:	20151217
Manifest ID:	015367125JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.341
Waste Quantity:	682
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151207

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Creation Date:	2/8/2016 22:17:20
Receipt Date:	20151210
Manifest ID:	015367068JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.034
Waste Quantity:	68
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151116
Creation Date:	1/11/2016 22:16:40
Receipt Date:	20151119
Manifest ID:	015132883JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.0405
Waste Quantity:	81
Quantity Unit:	P
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151102
Creation Date:	12/30/2015 22:15:30
Receipt Date:	20151106
Manifest ID:	015132703JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.22935
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151027
Creation Date:	1/11/2016 22:16:14
Receipt Date:	20151030
Manifest ID:	013728310JJK
Trans EPA ID:	CAL000276238
Trans Name:	AMERICAN TECHNOLOGIES INC
Trans 2 EPA ID:	CAR000049064
Trans 2 Name:	ECTI (ENVIRONMENTAL CONTRACTORS TRANSPORTATION INC)
TSDF EPA ID:	AZC950823111
Trans Name:	LA PAZ COUNTY LANDFILL
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151016
Creation Date:	12/22/2015 22:15:38
Receipt Date:	20151016
Manifest ID:	013992873JJK
Trans EPA ID:	CAR000181891
Trans Name:	BDC SPECIAL WASTE SERVICES
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD009007626
Trans Name:	AZUSA LANDRECLAMATION CO
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.23
Waste Quantity:	1
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	F003
Meth Code:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Quantity Tons:	0.036
Waste Quantity:	10
Quantity Unit:	G
Additional Code 1:	D001
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	291 - Latex waste
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.4587
Waste Quantity:	110
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20151012
Creation Date:	1/5/2016 22:35:46
Receipt Date:	20151015
Manifest ID:	015132548JJK
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC (LA)
Trans 2 EPA ID:	CAR000177576
Trans 2 Name:	DOUBLE BARREL ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	CAD008364432
Trans Name:	RHO-CHEM LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	U059
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.015
Waste Quantity:	30
Quantity Unit:	P
Additional Code 1:	U058
Additional Code 2:	U035
Additional Code 3:	U010
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2003
Gen EPA ID:	CAD072940307

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Manifest ID:	22597652
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031203
Creation Date:	8/30/2004 14:52:16
Receipt Date:	20031203
Manifest ID:	22597653
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1815
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56
Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56
Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.02085
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031106
Creation Date:	8/9/2004 8:46:56
Receipt Date:	20031106
Manifest ID:	22597641
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597629
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597630
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	331 - Off-specification, aged, or surplus organics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0165
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20031008
Creation Date:	8/3/2004 15:03:33
Receipt Date:	20031009
Manifest ID:	22597630
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Quantity Tons:	0.006
Waste Quantity:	12
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2004
Gen EPA ID:	CAD072940307
Shipment Date:	20041207
Creation Date:	3/13/2007 18:30:13
Receipt Date:	20041207
Manifest ID:	22597842
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041207
Creation Date:	3/13/2007 18:30:13
Receipt Date:	20041207
Manifest ID:	22597842
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041109
Creation Date:	1/28/2005 18:31:06
Receipt Date:	20041110
Manifest ID:	22597831
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041109
Creation Date:	1/28/2005 18:31:06
Receipt Date:	20041110
Manifest ID:	22597831
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20041012
Creation Date:	12/31/2004 18:30:54
Receipt Date:	20041012
Manifest ID:	22597820
Trans EPA ID:	CAD980814347

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20041012
Creation Date:	12/31/2004 18:30:54
Receipt Date:	20041012
Manifest ID:	22597820
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.06255
Waste Quantity:	15
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	20040915
Creation Date:	1/6/2005 18:32:03
Receipt Date:	20040915
Manifest ID:	22597808
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597785
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597784
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	223 - Unspecified oil-containing waste
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1251
Waste Quantity:	30
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	20040811
Creation Date:	12/28/2004 14:46:39
Receipt Date:	20040811
Manifest ID:	22597784
Trans EPA ID:	CAD980814347
Trans Name:	ANATOMICAL SERVICES INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	CROSBY & OVERTON ENV SERVICES
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1315
Waste Quantity:	263
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1999
Gen EPA ID:	CAD072940307

Shipment Date:	19991202
Creation Date:	2/1/2000 0:00:00
Receipt Date:	19991202
Manifest ID:	99083251
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.792
Waste Quantity:	220
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991202
Creation Date:	2/1/2000 0:00:00
Receipt Date:	19991202
Manifest ID:	99083251
Trans EPA ID:	CAD980814347

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	725 - Liquids with mercury > 20 mg/l
RCRA Code:	D009
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991018
Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	551 - Laboratory waste chemicals 561 Detergent and soap
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991018
Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991018
Creation Date:	12/16/1999 0:00:00
Receipt Date:	19991018
Manifest ID:	99083232
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	214 - Unspecified solvent mixture
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.594
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19991004
Creation Date:	Not reported
Receipt Date:	Not reported
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	181 - Other inorganic solid waste Organics
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.0208
Waste Quantity:	5
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19991004
Creation Date:	1/19/2000 0:00:00
Receipt Date:	19991004
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991004
Creation Date:	1/19/2000 0:00:00
Receipt Date:	19991004
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	791 - Liquids with pH < 2 792 Liquids with pH < 2 with metals
RCRA Code:	D002
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991004
Creation Date:	1/19/2000 0:00:00
Receipt Date:	19991004
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19991004
Creation Date:	1/19/2000 0:00:00
Receipt Date:	19991004
Manifest ID:	99083224
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAT080022148
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	141 - Off-specification, aged, or surplus inorganics
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.2293
Waste Quantity:	55
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1994
Gen EPA ID:	CAD072940307

Shipment Date:	19941227
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19940104
Manifest ID:	95020599
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	2.5
Waste Quantity:	5000
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941216
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941222
Manifest ID:	95020594
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	3.5
Waste Quantity:	7000
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941208
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941215
Manifest ID:	95020585
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	2.1875
Waste Quantity:	4375
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Shipment Date:	19941202
Creation Date:	10/19/1995 0:00:00
Receipt Date:	19941206
Manifest ID:	93738880
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAD980814883
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	16.856
Waste Quantity:	20
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941202
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941206
Manifest ID:	95020569
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	CAD980814883
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	16.856
Waste Quantity:	20
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19941201
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941201
Manifest ID:	92898728
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941103
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941103
Manifest ID:	92898708
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941020
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941025
Manifest ID:	95020521
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	1.1375
Waste Quantity:	2275
Quantity Unit:	P

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941011
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19941014
Manifest ID:	95020504
Trans EPA ID:	CAL000115612
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.5375
Waste Quantity:	1075
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19941010
Creation Date:	3/26/1996 0:00:00
Receipt Date:	19941010
Manifest ID:	92898633
Trans EPA ID:	CAD980814347
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	212 - Oxygenated solvents (acetone, butanol, ethyl acetate, etc.
RCRA Code:	D001
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.5445
Waste Quantity:	165
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

HWTS:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003146998
Inactive Date:	02/03/2022
Create Date:	11/04/2021
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN ST
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 91405
Contact Name:	HENRY CASTANEDA JR
Contact Address:	15107 VANOWEN ST
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.195087
Longitude:	-118.463264

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000469198
Inactive Date:	Not reported
Create Date:	03/11/2022
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN ST
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914099102
Contact Name:	HUGO CASTRO
Contact Address:	15107 VANOWEN ST
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91406
Facility Status:	Active
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.195087
Longitude:	-118.463264

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD072940307
Inactive Date:	06/30/2021
Create Date:	04/10/1987

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000984874**

Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN ST
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914099102
Contact Name:	HUGO CASTRO
Contact Address:	15107 VANOWEN ST
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91406
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	FEDERAL
Latitude:	34.193908
Longitude:	-118.461948

NAICS:

EPA ID:	CAD072940307
Create Date:	2002-03-14 16:36:26.000
NAICS Code:	62211
NAICS Description:	General Medical and Surgical Hospitals
Issued EPA ID Date:	1987-04-10 00:00:00
Inactive Date:	Not reported
Facility Name:	VALLEY PRESBYTERIAN HOSPITAL
Facility Address:	15107 VANOWEN ST
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	914050000

G36 **VALLEY PRESBYTERIAN HOSPITAL** **CERS HAZ WASTE** **1000283281**
NE **15107 VANOWEN STREET** **HIST UST** **CAD981412422**
< 1/8 **VAN NUYS, CA 91405** **CA FID UST**
0.095 mi. **CERS TANKS**
504 ft. **Site 2 of 5 in cluster G** **RCRA NonGen / NLR**
HAZNET
Relative: Higher **HAZMAT**
CERS
Actual: 738 ft. **HWTS**

CERS HAZ WASTE:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	165717
CERS ID:	10241407
CERS Description:	Hazardous Waste Generator

HIST UST:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91409
File Number:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

URL: Not reported
Region: STATE
Facility ID: 00000065697
Facility Type: Other
Other Type: HOSPITAL
Contact Name: Not reported
Telephone: 8189023968
Owner Name: VALLEY PRESBYTERIAN HOSPITAL
Owner Address: 15107 VANOWEN BOULEVARD
Owner City,St,Zip: VAN NUYS, CA 91409
Total Tanks: 0001

Tank Num: 001
Container Num: 1
Year Installed: 1983
Tank Capacity: 00015000
Tank Used for: PRODUCT
Type of Fuel: DIESEL
Container Construction Thickness: 5/16
Leak Detection: Vapor Sniff Well, 10

CA FID UST:
Facility ID: 19020751
Regulated By: UTNKA
Regulated ID: Not reported
Cortese Code: Not reported
SIC Code: Not reported
Facility Phone: 2130000000
Mail To: Not reported
Mailing Address: 15107 VANOWEN ST
Mailing Address 2: Not reported
Mailing City,St,Zip: VAN NUYS 914050000
Contact: Not reported
Contact Phone: Not reported
DUNs Number: Not reported
NPDES Number: Not reported
EPA ID: Not reported
Comments: Not reported
Status: Active

CERS TANKS:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN ST
City,State,Zip: VAN NUYS, CA 91405
Site ID: 165717
CERS ID: 10241407
CERS Description: Underground Storage Tank

RCRA NonGen / NLR:
Date Form Received by Agency: 19950426
Handler Name: VALLEY PRESBYTERIAN HOSPITAL
Handler Address: 15107 VANOWEN STREET
Handler City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAD981412422
Contact Name: JACQUELINE RAYMANN
Contact Address: 15107 VANOWEN STREET

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-782-6600
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported
EPA Region:	09
Land Type:	Private
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	CA
State District:	3
Mailing Address:	P O BOX 9102
Mailing City,State,Zip:	VAN NUYS, CA 91409-9102
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Type:	Private
Operator Name:	NOT REQUIRED
Operator Type:	Private
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	NN
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20020627
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESBYTERIAN HOSPITAL
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91409
Owner/Operator Telephone:	818-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	NOT REQUIRED
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	NOT REQUIRED
Owner/Operator City,State,Zip:	NOT REQUIRED, ME 99999
Owner/Operator Telephone:	415-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	19950426
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	CA
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Codes: No NAICS Codes Found

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

HAZNET:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN STREET
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
Contact: ALEX AL-AJLUNI
Telephone: 8185316360
Mailing Name: Not reported
Mailing Address: 15107 VANOWEN STREET

Year: 2019
Gepaid: CAC003020977
TSD EPA ID: CAD009007626
CA Waste Code: 151 - Asbestos containing waste
Disposal Method: H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons: 0.46000

Year: 2017
Gepaid: CAD981412422
TSD EPA ID: CAD044429835
CA Waste Code: 352 - Other organic solids
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.05

Year: 2017
Gepaid: CAD981412422
TSD EPA ID: CAD044429835
CA Waste Code: 134 - Aqueous solution with total organic residues less than 10 percent
Disposal Method: H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons: 0.125

Year: 1995
Gepaid: CAD981412422
TSD EPA ID: CAD981388952
CA Waste Code: 151 - Asbestos containing waste
Disposal Method: D80 - Disposal, Land Fill
Tons: 0.81

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Additional Info:

Year:	1995
Gen EPA ID:	CAD981412422
Shipment Date:	19950314
Creation Date:	3/29/1996 0:00:00
Receipt Date:	19950405
Manifest ID:	95020678
Trans EPA ID:	CAL000027494
Trans Name:	Not reported
Trans 2 EPA ID:	CAL000115612
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981388952
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981388952
TSDF Alt Name:	Not reported
Waste Code Description:	151 - Asbestos-containing waste
RCRA Code:	Not reported
Meth Code:	D80 - Disposal, Land Fill
Quantity Tons:	0.81
Waste Quantity:	1620
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2017
Gen EPA ID:	CAD981412422
Shipment Date:	20170417
Creation Date:	5/4/2018 18:31:04
Receipt Date:	20170420
Manifest ID:	010494821FLE
Trans EPA ID:	MAD039322250
Trans Name:	CLEAN HARBORS ENVIRONMENTAL SERVICE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.05
Waste Quantity:	100
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Shipment Date:	20170417
Creation Date:	5/4/2018 18:31:04
Receipt Date:	20170420
Manifest ID:	010494821FLE
Trans EPA ID:	MAD039322250
Trans Name:	CLEAN HARBORS ENVIRONMENTAL SERVICE INC
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD044429835
Trans Name:	CLEAN HARBORS WILMINGTON LLC
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	134 - Aqueous solution with <10% total organic residues
RCRA Code:	Not reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.125
Waste Quantity:	250
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0002958
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	165717
CERS ID:	10241407
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	11-21-2014
Citation:	23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description:	Failure of the spill bucket to have a minimum capacity of five gallons.
Violation Notes:	Returned to compliance on 11/19/2015. Spill bucket 2 gallons
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,

Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-16-2015

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Citation: 23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description: Failure to maintain on site an approved monitoring plan.
Violation Notes: Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description: Failure to operate the UST system to prevent spills and/or overfills.
Violation Notes: Returned to compliance on 04/04/2016. OBSERVATION: Owner/Operator did not operate UST system to prevent spills and/or overfills. CORRECTIVE ACTION: Operate UST system to prevent spills and/or overfills. Submit verification. ***** NO OVERFILL PROTECTION INSTALLED *****
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-16-2015
Citation: 23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description: Failure to submit, obtain approval, or maintain a complete/accurate plot plan.
Violation Notes: Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-16-2015
Citation: 23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description: Failure to submit, obtain approval, or maintain a complete/accurate response plan.
Violation Notes: Returned to compliance on 04/15/2015. No CERS Entries as of this date
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-21-2014
Citation: 23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description: Failure of the overfill prevention system to meet one of the following requirements: 1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or 2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

	of capacity; and activate an audible alarm at least five minutes before the tank overfills; or 3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or 4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling.
Violation Notes:	Returned to compliance on 11/19/2015. No overfill. Permit pulled to install Veeder Root, ATG, and Flapper
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	04-23-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 06/05/2019. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. To clear this violation: Please email a copy of your current Consolidated Permit to Brian.Halley@lacity.org and place a copy inside your UST binder located on site for future inspections. ***** Please call 213.978.3682 for permit information *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	04-03-2017
Citation:	HSC 6.75 25299.30-25299.34 - California Health and Safety Code, Chapter 6.75, Section(s) 25299.30-25299.34
Violation Description:	Failure to submit and maintain complete and current Certification of Financial Responsibility or other mechanism of financial assurance.
Violation Notes:	Returned to compliance on 04/03/2017. OBSERVATION: Financial responsibility documents have not been submitted to the CUPA. Current financial responsibility documents are required to be submitted annually. CORRECTIVE ACTION: Complete and submit a copy of the financial responsibility FORTHWITH. ***** Please log in to the California Environmental Reporting System (CERS) and review your CERS Regulator comments for more information. ***** Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	23 CCR 16 2643(b)(1) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(b)(1)
Violation Description:	Failure of the automatic tank gauging (ATG) system to perform valid monthly 0.2 gallon-per-hour leak tests or generate hard-copy test reports.
Violation Notes:	Returned to compliance on 03/12/2018. OBSERVATION: Owner/Operator did

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

not conduct the monthly 0.2 gph automatic tank gauging test on a single wall tank and/or use the automatic tank gauge to generate and print a hard copy of the monthly 0.2 gph test. CORRECTIVE ACTION: Conduct the monthly 0.2 gph automatic tank gauging test on a single wall tank and/or use the automatic tank gauge to generate and print a hard copy of the monthly 0.2 gph test. ***** 9/2017 Monthly .2 test results not available. Per Toni from Ramtox, he is unable to get these results. This issue is unresolvable. Please ensure that each months results are available. *****

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: 23 CCR 16 2665 - California Code of Regulations, Title 23, Chapter 16, Section(s) 2665
Violation Description: Failure of the overfill prevention system to meet one of the following requirements: 1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or 2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or 3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or 4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling.
Violation Notes: Returned to compliance on 04/04/2016. OBSERVATION: Owner/Operatord did not maintain overfill prevention system to meet one of the following requirements:1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or2. Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or3. Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or4. Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. CORRECTIVE ACTION: Maintain overfill prevention system to meet one of the following requirements:1. Alert the transfer operator when the tank is 90 percent full by restricting the flow into [Truncated]
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 04-23-2019
Citation: 23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description: Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1, 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October 1, 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.

Violation Notes: Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Your overfill protection was required to have been inspection before October 14, 2018. CORRECTIVE ACTION: Maintain overfill prevention system to comply with the deficiencies noted above * Inspection conducted 2/2019. Your next Overfill Inspection results are due 10/2021
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 03-05-2020
Citation: 23 CCR 16 2712(b)(4) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(4)
Violation Description: Failure to conduct groundwater and/or vadose zone monitoring or maintain site assessment as required.
Violation Notes: Returned to compliance on 03/26/2021.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Violation Date: 11-19-2015
Citation: HSC 6.7 25286(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25286(a)
Violation Description: Failure to submit an complete and accurate application for a permit to operate an underground storage tank, or for renewal of the permit.
Violation Notes: Returned to compliance on 04/03/2017. OBSERVATION: Owner/Operator did not submit and/or maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. CORRECTIVE ACTION: Submit and maintain an accurate UST Operating Permit Application for Facility information and/or Tank information.

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

	***** Please review your CERS submission for Regulator Comments *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-05-2020
Citation:	23 CCR 16 2712(b)(3) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(3)
Violation Description:	Failure to comply with one or more of the following requirements for the cathodic protection system: Install corrosion protection for USTs and/or the field-installed cathodic protection system to meet the consensus standards. For impressed current: Have corrosion protection equipment turned on and functioning properly. Inspect the impressed-current system every 60 days. Test the impressed-current system within six months of installation or repair and at least every 36 months thereafter. For sacrificial anodes: Check sacrificial anodes within six months of installation or repair and at least once every 36 months thereafter in accordance with the manufacturer s instructions. For all corrosion protection systems: Maintain records for 78 months on-site or off-site at a readily available location if approved by the UPA.
Violation Notes:	Returned to compliance on 03/26/2021.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-05-2020
Citation:	23 CCR 16 2643(b)(3) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(b)(3)
Violation Description:	Failure of the continuous in-tank leak detection (CITLD) system to perform a 0.2 gallon-per-hour leak test that determines the leak status of the tank at least once every 30 days.
Violation Notes:	Returned to compliance on 03/26/2021.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	23 CCR 16 2641(h) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2641(h)
Violation Description:	Failure to have an approved UST Monitoring Plan.
Violation Notes:	Returned to compliance on 04/23/2019. OBSERVATION: Facility does not have an approved Monitoring Plan. CORRECTIVE ACTION: Maintain an Approved Monitoring Plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: Please indicate "YES" for "Pipeline Integrity Testing" in the "Pipe Monitoring is Performed Using the Following Method(s)" in you UST #1 CERS submission Please indicate "YES" for "Visual Pipeline Monitoring" in the "Pipe Monitoring is Performed Using the Following Method(s)" in you UST #1 CERS submission Please email me at brian.halley@lacity.org when any new submissions are made.

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	23 CCR 16 2643(d) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2643(d)
Violation Description:	Failure to conduct daily monitoring and maintain written records for single-walled conventional suction systems.
Violation Notes:	Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator did not conduct daily monitoring and maintain written records of daily log for single-walled conventional suction systems. CORRECTIVE ACTION: Monitor single-walled conventional suction systems daily and log results. ***** To clear this violation: * Please submit a monthly Conventional suction piping log to brian.halley@lacity.org (As explained to Mario Giron) Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	10-23-2015
Citation:	22 CCR 12 66262.40(a) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.40(a)
Violation Description:	Failure to maintain uniform hazardous waste manifest, consolidated manifest, or bills of lading copies for three years.
Violation Notes:	Returned to compliance on 03/31/2016. OBSERVATION: Copies of hazardous waste disposal records for waste oil were not found on site. Hazardous waste generators shall retain copies of all manifests signed off by the disposal facility and all receipts used in a consolidated manifesting procedure on site for three years and have them readily available for review. CORRECTIVE ACTION: Immediately locate a copy of all manifests and receipts for the last three years, maintain them on site, and submit copies to the CUPA by 11-23-2015
Violation Division:	Los Angeles County Fire Department
Violation Program:	HW
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	11-19-2015
Citation:	HSC 6.7 25291 - California Health and Safety Code, Chapter 6.7, Section(s) 25291
Violation Description:	Failure to install leak detection equipment correct for the type of system.
Violation Notes:	Returned to compliance on 04/28/2016. OBSERVATION: Owner/Operator failed to install correct leak detection equipment for the type of system present. CORRECTIVE ACTION: Install correct leak detection equipment for the type of system present. ***** Sensor located in the generator room is a LAVS - 1 Vapor sensor and should have a LALS - 1 Liquid sensor. *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	06-05-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 03/05/2020. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. To clear this violation: Please email a copy of your current Consolidated Permit to Brian.Halley@lacity.org and place a copy inside your UST binder located on site for future inspections. ***** Please call 213.978.3682 for permit information ***** * SECOND NOTICE * NOTICE#: DA0VJASDP - 4/23/2019
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-05-2020
Citation:	23 CCR 16 2666(f) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2666(f)
Violation Description:	Failure of the functional line leak detector (LLD) to monitor at least hourly with the capability of detecting a release of 3.0 gallons per hour leak at 10 pounds per square inch and restrict or shut off the flow of product through the piping or triggers a visual and audible alarm.
Violation Notes:	Returned to compliance on 03/26/2021.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	11-27-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	Please review Emergency Response/Contingency Plan and ensure the phone numbers for the local CUPA (213) 978-3860, Regional Water Quality Control Board (213) 576-6600, and nearest hospital facility are listed. These are required items and can be found in Sections C3 through C6 of the Emergency Response/Contingency Plan. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	165717

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description:	Failure to submit or maintain a current facility plot plan.
Violation Notes:	Returned to compliance on 04/23/2019. OBSERVATION: Owner/Operator did not maintain and/or submit a current facility plot plan. CORRECTIVE ACTION: Maintain and/or submit a current facility plot plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: Please include the approximate product / vent piping run for UST#1 on your monitoring site plot plan Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Violation Date:	03-12-2018
Citation:	HSC 6.7 25284 - California Health and Safety Code, Chapter 6.7, Section(s) 25284
Violation Description:	Failure to obtain a valid permit to operate from the UPA including but not limited to unpaid permit fees.
Violation Notes:	Returned to compliance on 04/23/2019. OBSERVATION: A permit to operate the UST system has not been issued. No person may own or operate an UST unless a permit for its operation has been issued by the local agency to the owner or operator of the UST system. CORRECTIVE ACTION: Immediately obtain a permit to operate a UST system from the CUPA. An Operating without a Permit penalty applies. ***** Once your CERS has been accepted, all violations cleared and all fees paid, your Consolidated Permit should be generated and mailed to you. To check the status of your permit, you may call (213) 978-3682. Once you have received your permit, please email a copy to brian.halley@lacity.org and post on site. ***** To clear this violation: Please email a copy of your current Consolidated Permit to brian.halley@lacity.org
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,

Evaluation:

Eval General Type:	Other/Unknown
Eval Date:	03-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Onsite testing of AGT system and overfill discussion
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	06-05-2019
Violations Found:	Yes
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Property Owner/Tank Owner/ Operator: Valley Presbyterian Hospital 818-782-6600 15107 Vanowen Street. VAN NUYS, CA 91405 Monitor Certification anniversary: MARCH Secondary Containment testing due

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

date: N/A SW suction line test due: 4/2020 Overfill inspection due date: October 2021 Report emailed to: Jaime Fonseca - Manager of Plant Operations Jaime.fonseca@valleypres.org Eric Kim - Asst. Facilities Manager Eric.kim@valleypres.org

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 06-07-2018
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed and attached 2018 MC results - No failures
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-12-2018
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by Neil Cullen - Facilities Coordinator Monitoring system certification was not conducted at this time. Monitoring certification was performed 4/28/2016 Victor Duran of V&R Construction Services during monitoring system upgrade. Tester provided the following certifications: Veeder-Root: B34032 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-25-2021
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Inspector Trejo LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by George Zoumalan . No sumps or UDCs to open. Tester Tony Kiani The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley Presbyterian Hospital 818-782-6600 15107 Vanowen Street. VAN NUYS, CA 91405 Monitor Certification anniversary: MARCH Secondary Containment testing due

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

	date: N/A SW suction line test due: 4/2023 Overfill inspection due date: October [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	03-31-2016
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Manifest record reviewed and NOV abated. file.
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	05-17-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 .2 - line test and tank integrity test - Passed all
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached the 2019 SB results - No failures.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-21-2018
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Hugo Castro, Enviromental Services Director
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-23-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Greg Upke, Dir. Facilities gregory.upke@valleypres.org
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-14-2013
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Passed Facility Inspection

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	07-29-2021
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	WITNESSED THE TANK INTEGRITY TEST
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-01-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the 2019 MC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-21-2021
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	No signature required due to COVID-19. Hugo Castro/Environmental Services Director hugo.castro@valleypres.org
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-19-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspection Consent: Jaime Fonseca Supervisor - Plant Operations Email: Greg Upke (818) 902-3968 Gregory.upke@valleypres.org Jaime Fonseca Jaime.fonseca@valleypres.org Tanks: 1 Tank 1: Diesel 15K (SW) Monitoring System: System: Leak Alert Annular Space: SW Piping Sump: No Piping sump Fill Sump: Direct bury Generator Room: LAVS - 1 Vapor sensor (Should have LALS - 1 liquid sensor) ***** Violation ***** Leak detector: Emergency generator Monitoring Wells: LAVS - 1 Vapor Sensor Overfill Protection: ***** NONE ***** Last MC: 11/21/2014 Last SB: 11/21/2014 -Not witnessed and test results indicate hydrostatic and not vacuum or ELLD Last SB989: SW - direct bury with no secondary containment Financial Responsibility: 1/1/2015 Designated Operator: George Sarkiss 5238439-UC exp: 7/3/2016 Service Tech: Tony Kiani ICC: 5262139 exp:6/16/2017 VR: #A26163 exp; 2/26/2017 RED BAG: #2249 Manual reading 71 1/4" (approximately 9,859 [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-27-2019
Violations Found:	Yes

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval Type:	Routine done by local agency
Eval Notes:	The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. 57.121.3.5, failure to submit the required hazardous material business plan (HMBP) information annually into CERS within the established reporting period, may result in a $500.00 late [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-16-2015
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	2015 SB989 Test w/ electronic data entry violations only. Inspection conducted w/ Inspector Sanchez
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	04-23-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by Eric Kim - Asst. facilities Dir. Monitoring system certification was not conducted at this time. Monitoring certification was performed 3/1/2019 Ricardo Martinez of Del real testing. No sumps or UDCs to open. Tester provided the following certifications: ICC: 8390911 exp: 09/16/2020 VR: #A27343 exp: 12/4/2019 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	11-14-2013
Violations Found:	No
Eval Type:	Other, not routine, done by local agency

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Eval Notes:	Witnessed SB test... Passed
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	02-05-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	File review
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-05-2020
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Trejo LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by George Zoumalan Ricardo Martinez of Del real testing. No sumps or UDCs to open. Tester provided the following certifications: ICC: 8390911 exp: 09/16/2020 VR: #A27343 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley Presbyterian Hospital 818-782-6600 15107 Vanowen Street. VAN NUYS, CA 91405 Monitor Certification anniversary: MARCH Secondary [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-16-2015
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	2015 SB989 Test File Review Inspection conducted w/ Inspector Sanchez
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	04-03-2017
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of your underground storage tank(s). Consent to enter, inspect and take photographs was given on this date by George Sarkiss - Designated Operator Monitoring system certification was not conducted at this time. Monitoring certification was performed 4/28/2016 Victor Duran of V&R Construction Services during monitoring system upgrade. Tester provided the following certifications: Veeder-Root: B34032 The UST

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/Tank Owner/ Operator: Valley [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 08-01-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed and attached the 2019 OPI results - NOV# DA0VJASDP issued for being late
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 11-21-2014
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Leak alert system with no overfill protection. Permit already pulled to replace with Veeder Root, ATG, and Flapper valve.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Enforcement Action:
Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Site Address: 15107 VANOWEN ST
Site City: VAN NUYS
Site Zip: 91405
Enf Action Date: 02-12-2016
Enf Action Type: Notice of Violation (Unified Program)
Enf Action Description: Notice of Violation Issued by the Inspector at the Time of Inspection
Enf Action Notes: Tank #1 Diesel.
Enf Action Division: Los Angeles City Fire Department
Enf Action Program: UST
Enf Action Source: CERS,

Site ID: 165717
Site Name: VALLEY PRESBYTERIAN HOSPITAL
Site Address: 15107 VANOWEN ST
Site City: VAN NUYS
Site Zip: 91405
Enf Action Date: 06-16-2016
Enf Action Type: AEO - Unified Program
Enf Action Description: Administrative Enforcement Order Based on the Unified Program Statute
Enf Action Notes: Fines/Penalties Assessed: $19,600.00. Operating without overfill protection for unknown amount of time. Multiple NOVs and Red Tag/Bag 2249.

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Enf Action Division:	Los Angeles City Fire Department
Enf Action Program:	HW
Enf Action Source:	CERS,
Site ID:	165717
Site Name:	VALLEY PRESBYTERIAN HOSPITAL
Site Address:	15107 VANOWEN ST
Site City:	VAN NUYS
Site Zip:	91405
Enf Action Date:	06-16-2016
Enf Action Type:	AEO - Unified Program
Enf Action Description:	Administrative Enforcement Order Based on the Unified Program Statute
Enf Action Notes:	Fines/Penalties Assessed: $19,600.00. Operating without overfill protection for unknown amount of time. Multiple NOVs and Red Tag/Bag 2249.
Enf Action Division:	Los Angeles City Fire Department
Enf Action Program:	UST
Enf Action Source:	CERS,

Coordinates:

Site ID:	165717
Facility Name:	VALLEY PRESBYTERIAN HOSPITAL
Env Int Type Code:	HWG
Program ID:	10241407
Coord Name:	Not reported
Ref Point Type Desc:	Center of a facility or station.,
Latitude:	34.194950
Longitude:	-118.463210

Affiliation:

Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Environmental Contact
Entity Name:	Hugo Castro
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	Kelly Anderson
Entity Title:	Director Facilities Planning, Safety & EM
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Parent Corporation
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	UST Tank Owner
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen Street.
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 782-6600,
Affiliation Type Desc:	Document Preparer
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Operator
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 782-6600,
Affiliation Type Desc:	Property Owner
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported
Affiliation Address:	15107 Vanowen St
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 782-6600,
Affiliation Type Desc:	UST Tank Operator
Entity Name:	Valley Presbyterian Hospital
Entity Title:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Affiliation Address: 15107 Vanowen Street.
Affiliation City: VAN NUYS
Affiliation State: ca
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 782-6600,

Affiliation Type Desc: UST Permit Applicant
Entity Name: Greg Upke
Entity Title: Director of Engineering
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 902-3968,

Affiliation Type Desc: UST Property Owner Name
Entity Name: Valley Presbyterian Hospital
Entity Title: Not reported
Affiliation Address: 15107 Vanowen Street.
Affiliation City: VAN NUYS
Affiliation State: ca
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 782-6600,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 15107 Vanowen St
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: Valley Presbyterian Hospital
Entity Title: Not reported
Affiliation Address: 15107 Vanowen St
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 782-6600,

HWTS:
Name: VALLEY PRESBYTERIAN HOSPITAL
Address: 15107 VANOWEN STREET
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAD981412422
Inactive Date: 06/30/2017
Create Date: 04/10/1987
Last Act Date: Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1000283281**

Mailing Name:	Not reported
Mailing Address:	P O BOX 9102
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	Not reported
Owner Address:	Not reported
Owner Address 2:	Not reported
Owner City,State,Zip:	Not reported
Contact Name:	INACTIVE PER SURVEY 1-25-95LH
Contact Address:	Not reported
Contact Address 2:	Not reported
City,State,Zip:	Not reported
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	FEDERAL
Latitude:	34.193829
Longitude:	-118.462159

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN STREET
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003020977
Inactive Date:	09/20/2019
Create Date:	06/21/2019
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15107 VANOWEN STREET
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Address:	15107 VANOWEN STREET
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 91405
Contact Name:	ALEX AL-AJLUNI
Contact Address:	15107 VANOWEN STREET
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.194003
Longitude:	-118.462359

G37 **VALLEY PRESBYTERIAN HOSPITAL** **HIST UST** **S118416624**
NE **15107 VANOWEN BOULEVARD** **N/A**
< 1/8 **VAN NUYS, CA 91409**
0.095 mi.
504 ft. **Site 3 of 5 in cluster G**

Relative:
Higher

Actual:
738 ft.

HIST UST:

Name:	VALLEY PRESBYTERIAN HOSPITAL
Address:	15107 VANOWEN BOULEVARD
City,State,Zip:	VAN NUYS, CA 91409
File Number:	00028517
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00028517.pdf
Region:	Not reported
Facility ID:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **S118416624**

Facility Type:	Not reported
Other Type:	Not reported
Contact Name:	Not reported
Telephone:	Not reported
Owner Name:	Not reported
Owner Address:	Not reported
Owner City,St,Zip:	Not reported
Total Tanks:	Not reported
Tank Num:	Not reported
Container Num:	Not reported
Year Installed:	Not reported
Tank Capacity:	Not reported
Tank Used for:	Not reported
Type of Fuel:	Not reported
Container Construction Thickness:	Not reported
Leak Detection:	Not reported

Click here for Geo Tracker PDF:

G38 **RENAISSANCE IMAGING CENTER VAN NUYS** **RCRA NonGen / NLR** **1024845776**
NE **15107 VANOWEN ST** **CAL000399122**
< 1/8 **VAN NUYS, CA 91405**
0.095 mi.
504 ft. **Site 4 of 5 in cluster G**

Relative: **Higher**
Actual: **738 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:	20140723
Handler Name:	RENAISSANCE IMAGING CENTER VAN NUYS
Handler Address:	15107 VANOWEN ST
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000399122
Contact Name:	CLAUDIA KAZANJIAN DIRECTOR
Contact Address:	15107 VANOWEN ST
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-200-4330
Contact Fax:	818-200-4320
Contact Email:	CKAZANJIAN@RIMARAD.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15107 VANOWEN ST
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	DR JERROLD MINK/DR ANDREW DEUTSCH
Owner Type:	Other
Operator Name:	CLAUDIA KAZANJIAN DIRECTOR
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No

RENAISSANCE IMAGING CENTER VAN NUYS (Continued) **1024845776**

Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180906
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	DR JERROLD MINK/DR ANDREW DEUTSCH
Legal Status:	Other

RENAISSANCE IMAGING CENTER VAN NUYS (Continued) **1024845776**

Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-200-4330
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported
Owner/Operator Indicator:	Operator
Owner/Operator Name:	CLAUDIA KAZANJIAN DIRECTOR
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-200-4330
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20140723
Handler Name:	RENAISSANCE IMAGING CENTER VAN NUYS
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	621498
NAICS Description:	ALL OTHER OUTPATIENT CARE CENTERS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

G39 **VALLEY PRESBYTERIAN HOSPITAL** **RCRA NonGen / NLR** **1025841372**
NE **15107 VANOWEN STREET** **CAC003020977**
< 1/8 **VAN NUYS, CA 91405**
0.095 mi.
504 ft. **Site 5 of 5 in cluster G**

Relative:
Higher

Actual:
738 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:	20190621
Handler Name:	VALLEY PRESBYTERIAN HOSPITAL
Handler Address:	15107 VANOWEN STREET
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAC003020977
Contact Name:	ALEX AL-AJLUNI
Contact Address:	15107 VANOWEN STREET
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-531-6360
Contact Fax:	Not reported
Contact Email:	FAVILA@BURNS-ENVIRO.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15107 VANOWEN STREET
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VALLEY PRESBYTERIAN HOSPITAL
Owner Type:	Other
Operator Name:	ALEX AL-AJLUNI
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1025841372**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190729
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VALLEY PRESBYTERIAN HOSPITAL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-531-6360
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	ALEX AL-AJLUNI
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15107 VANOWEN STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-531-6360
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

VALLEY PRESBYTERIAN HOSPITAL (Continued) **1025841372**

Historic Generators:
- Receive Date: 20190621
- Handler Name: VALLEY PRESBYTERIAN HOSPITAL
- Federal Waste Generator Description: Not a generator, verified
- State District Owner: Not reported
- Large Quantity Handler of Universal Waste: No
- Recognized Trader Importer: No
- Recognized Trader Exporter: No
- Spent Lead Acid Battery Importer: No
- Spent Lead Acid Battery Exporter: No
- Current Record: Yes
- Non Storage Recycler Activity: Not reported
- Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
- NAICS Code: 56299
- NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
- Violations: No Violations Found

Evaluation Action Summary:
- Evaluations: No Evaluations Found

F40 **TESORO STATION NO 63234** **RCRA NonGen / NLR** **1004677757**
NNW **6810 SEPULVEDA BLVD** **FINDS** **CAR000101220**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 5 of 17 in cluster F**

Relative: **Higher**
Actual: **741 ft.**

RCRA NonGen / NLR:
- Date Form Received by Agency: 20210604
- Handler Name: TESORO STATION NO 63234
- Handler Address: 6810 SEPULVEDA BLVD
- Handler City,State,Zip: VAN NUYS, CA 91405
- EPA ID: CAR000101220
- Contact Name: TERESA MILES
- Contact Address: SPEEDWAY DR
- Contact City,State,Zip: ENON, OH 45323
- Contact Telephone: 565-305-8226
- Contact Fax: Not reported
- Contact Email: TAMILES@SPEEDWAY.COM
- Contact Title: ENV COMPLIANCE ADMIN
- EPA Region: 09
- Land Type: Private
- Federal Waste Generator Description: Not a generator, verified
- Non-Notifier: Not reported
- Biennial Report Cycle: Not reported
- Accessibility: Not reported
- Active Site Indicator: Not reported
- State District Owner: Not reported
- State District: Not reported
- Mailing Address: RIDGEWOOD PKWY
- Mailing City,State,Zip: SAN ANTONIO, TX 78259
- Owner Name: TESORO REFINING AND MARKETING CO LLC

TESORO STATION NO 63234 (Continued) **1004677757**

Owner Type:	Private
Operator Name:	TEDORO REFINING AND MARKETING CO LLC
Operator Type:	Private
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20210608
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No

TESORO STATION NO 63234 (Continued) **1004677757**

Sub-Part P Indicator: No

Hazardous Waste Summary:
Waste Code: D000
Waste Description: Not Defined

Waste Code: D001
Waste Description: IGNITABLE WASTE

Waste Code: D018
Waste Description: BENZENE

Handler - Owner Operator:
Owner/Operator Indicator: Operator
Owner/Operator Name: TEDORO REFINING AND MARKETING CO LLC
Legal Status: Private
Date Became Current: 20130601
Date Ended Current: Not reported
Owner/Operator Address: Not reported
Owner/Operator City,State,Zip: Not reported
Owner/Operator Telephone: Not reported
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Owner
Owner/Operator Name: TESORO REFINING AND MARKETING CO LLC
Legal Status: Private
Date Became Current: 20130601
Date Ended Current: Not reported
Owner/Operator Address: 19100 RIDGEWOOD PKWY
Owner/Operator City,State,Zip: SAN ANTONIO, TX 78259
Owner/Operator Telephone: 562-495-6850
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Owner
Owner/Operator Name: TESORO REFINING AND MARKETING CO LLC
Legal Status: Private
Date Became Current: 20130601
Date Ended Current: Not reported
Owner/Operator Address: 19100 RIDGEWOOD PKWY
Owner/Operator City,State,Zip: SAN ANTONIO, TX 78259
Owner/Operator Telephone: 562-495-6850
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Operator
Owner/Operator Name: TEDORO REFINING AND MARKETING CO LLC
Legal Status: Private
Date Became Current: 20130601
Date Ended Current: Not reported
Owner/Operator Address: Not reported

TESORO STATION NO 63234 (Continued) **1004677757**

Owner/Operator City,State,Zip: Not reported
Owner/Operator Telephone: Not reported
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Owner
Owner/Operator Name: B P WEST COAST PRODUCTS L L C
Legal Status: Private
Date Became Current: Not reported
Date Ended Current: Not reported
Owner/Operator Address: P O BOX 6038
Owner/Operator City,State,Zip: ARTESIA, CA 90702-6038
Owner/Operator Telephone: 714-690-2425
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20210604
Handler Name: TESORO STATION NO 63234
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: No
Electronic Manifest Broker: No

Receive Date: 20020710
Handler Name: ARCO FACILITY NO 09634
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 20130603
Handler Name: TESORO STATION NO 63234
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

TESORO STATION NO 63234 (Continued) **1004677757**

List of NAICS Codes and Descriptions:
NAICS Code: 44711
NAICS Description: GASOLINE STATIONS WITH CONVENIENCE STORES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

FINDS:
Registry ID: 110012199003

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

F41 **BRETTS INCORPORATED** **EDR Hist Auto** **1020985387**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 6 of 17 in cluster F**

Relative: EDR Hist Auto
Higher

Actual: **741 ft.**

Year:	Name:	Type:
1969	ART & SONS GULF SERVICE CENTER	Gasoline Service Stations
1970	ART & SONS GULF SERVICE CENTER	Gasoline Service Stations
1979	BRETTS INC	Gasoline Service Stations
1980	BRETTS INC	Gasoline Service Stations
1982	BRETTS INC	Gasoline Service Stations
1988	BRETTS INC	Carwashes
1989	BRETTS INC	Carwashes, NEC
1989	VAN NUYS GULF CAR WASH	Gasoline Service Stations
1990	BRETTS INC	Carwashes, NEC
1991	VAN NUYS GULF CAR WASH	Gasoline Service Stations
1991	BRETTS INC	Carwashes, NEC
1992	BRETTS INC	Carwashes, NEC
1993	BRETTS INC	Carwashes, NEC
1994	BRETTS INC	Carwashes, NEC
1995	BRETTS INCORPORATED	Carwashes, NEC
1996	BRETTS INCORPORATED	Carwashes, NEC
1997	BRETTS INCORPORATED	Carwashes, NEC

BRETTS INCORPORATED (Continued) **1020985387**

1998	BRETTS INCORPORATED	Carwashes, NEC
1999	BRETTS INCORPORATED	Carwashes, NEC
2000	BRETTS INCORPORATED	Carwashes, NEC
2001	BRETTS INCORPORATED	Carwashes, NEC
2002	BRETTS INCORPORATED	Carwashes, NEC
2003	BRETTS INCORPORATED	Carwashes, NEC
2004	BRETTS INCORPORATED	Carwashes, NEC
2005	BRETTS INCORPORATED	Carwashes, NEC
2006	BRETTS INCORPORATED	Carwashes, NEC
2007	BRETTS INCORPORATED	Carwashes, NEC
2008	BRETTS INCORPORATED	Carwashes, NEC
2009	BRETTS INCORPORATED	Carwashes, NEC
2010	BRETTS INCORPORATED	Carwashes, NEC
2010	NACHOS AUTO DETAIL	General Automotive Repair Shops
2011	BRETTS INCORPORATED	Carwashes, NEC

F42 **ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC** **HAZNET** **S113156309**
NNW **6810 SEPULVEDA BLVD** **HAZMAT** **N/A**
< 1/8 **VAN NUYS, CA 91405** **HWTS**
0.098 mi.
515 ft. **Site 7 of 17 in cluster F**

Relative: **Higher**
Actual: **741 ft.**

HAZNET:

Name:	ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Address:	6810 SEPULVEDA BLVD
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914054401
Contact:	ALY SHAKANKIRY
Telephone:	5627155011
Mailing Name:	Not reported
Mailing Address:	8050 VAN NUYS BLVD
Year:	2016
Gepaid:	CAL000343862
TSD EPA ID:	CAD008252405
CA Waste Code:	214 - Unspecified solvent mixture
Disposal Method:	H061 - Fuel Blending Prior To Energy Recovery At Another Site
Tons:	0.198
Year:	2011
Gepaid:	CAL000343862
TSD EPA ID:	NVT330010000
CA Waste Code:	352 - Other organic solids
Disposal Method:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Tons:	0.0375

Additional Info:

Year:	2011
Gen EPA ID:	CAL000343862
Shipment Date:	20110606
Creation Date:	11/30/2011 18:30:22
Receipt Date:	20110609
Manifest ID:	004233976FLE
Trans EPA ID:	CAR000183913

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Trans Name:	BELSHIRE
Trans 2 EPA ID:	CAD981412356
Trans 2 Name:	PACIFIC TRANS ENVIRONMENTAL SERVICES INC
TSDF EPA ID:	NVT330010000
Trans Name:	US ECOLOGY NEVADA OPERATIONS
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	352 - Other organic solids
RCRA Code:	Not reported
Meth Code:	H132 - Landfill Or Surface Impoundment That Will Be Closed As Landfill(To Include On-Site Treatment And/Or Stabilization)
Quantity Tons:	0.0375
Waste Quantity:	75
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	TESORO (SPEEDWAY XP) 63234
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0026299
Last Run Date:	04/19/2021
Status:	ACTIVE

HWTS:

Name:	ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Address:	6810 SEPULVEDA BLVD
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000343862
Inactive Date:	06/30/2012
Create Date:	06/11/2009
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	8050 VAN NUYS BLVD
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914026010
Owner Name:	SOUTH WEST PETROLEUM SVCS LLC
Owner Address:	8050 VAN NUYS BLVD
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914026010
Contact Name:	ALY SHAKANKIRY
Contact Address:	8050 VAN NUYS BLVD
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914026010
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.194099
Longitude:	-118.466142

NAICS:

EPA ID:	CAL000343862

ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC (Continued) **S113156309**

Create Date:	2009-06-11 13:32:50.583
NAICS Code:	44719
NAICS Description:	Other Gasoline Stations
Issued EPA ID Date:	2009-06-11 13:32:50.58300
Inactive Date:	2012-06-30 00:00:00
Facility Name:	ARCO/THIRFY/9634/SOUTH WEST PETROLEUM SVCS LLC
Facility Address:	6810 SEPULVEDA BLVD
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	914054401

F43 **TESORO (USA) 63234** **UST** **U004358617**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 8 of 17 in cluster F**

Relative: UST:
Higher

Name:	TESORO (USA) 63234
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	Not reported
Permitting Agency:	Los Angeles City Fire Department
CERSID:	Not reported
Latitude:	34.19445
Longitude:	-118.4659

Actual:
741 ft.

F44 **SERVICE STATION** **HIST UST** **U001568177**
NNW **6810 SEPULVEDA** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 9 of 17 in cluster F**

Relative: HIST UST:
Higher

Name:	SERVICE STATION
Address:	6810 SEPULVEDA
City,State,Zip:	VAN NUYS, CA 91405
File Number:	00026CA0
URL:	http://geotracker.waterboards.ca.gov/ustpdfs/pdf/00026CA0.pdf
Region:	STATE
Facility ID:	00000003983
Facility Type:	Gas Station
Other Type:	Not reported
Contact Name:	STEVE WEBBER
Telephone:	2133464703
Owner Name:	GULF OIL PRODUCTS CO
Owner Address:	1301 MCKINNEY ST
Owner City,St,Zip:	HOUSTON, TX 77001
Total Tanks:	0003
Tank Num:	001
Container Num:	1
Year Installed:	1971

Actual:
741 ft.

SERVICE STATION (Continued) **U001568177**

Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	UNLEADED
Container Construction Thickness:	Not reported
Leak Detection:	None
Tank Num:	002
Container Num:	2
Year Installed:	1971
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	REGULAR
Container Construction Thickness:	Not reported
Leak Detection:	Sensor Instrument, None
Tank Num:	003
Container Num:	3
Year Installed:	1971
Tank Capacity:	00010000
Tank Used for:	PRODUCT
Type of Fuel:	PREMIUM
Container Construction Thickness:	Not reported
Leak Detection:	None

Click here for Geo Tracker PDF:

F45 **ARCO #9634** **UST** **U004345786**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 10 of 17 in cluster F**

Relative: **Higher**
Actual: **741 ft.**

UST:

Name:	ARCO #9634
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	24547
Permitting Agency:	LOS ANGELES, CITY OF
CERSID:	Not reported
Latitude:	34.1957629
Longitude:	-118.4644784

F46 **BRETTS INC** **LUST** **S101586409**
NNW **6810 SEPULVEDA BLVD** **SWEEPS UST** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CA FID UST**
0.098 mi.
515 ft. **Site 11 of 17 in cluster F**

Relative: **Higher**
Actual: **741 ft.**

LUST:

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Lead Agency:	LOS ANGELES, CITY OF
Case Type:	LUST Cleanup Site
Geo Track:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702436
Global Id:	T0603702436

BRETTS INC (Continued) **S101586409**

Latitude: 34.194453
Longitude: -118.465898
Status: Completed - Case Closed
Status Date: 09/25/1996
Case Worker: WR
RB Case Number: 914050816
Local Agency: LOS ANGELES, CITY OF
File Location: Not reported
Local Case Number: Not reported
Potential Media Affect: Other Groundwater (uses other than drinking water)
Potential Contaminants of Concern: Other Solvent or Non-Petroleum Hydrocarbon
Site History: Not reported

LUST:
Global Id: T0603702436
Contact Type: Regional Board Caseworker
Contact Name: YUE RONG
Organization Name: LOS ANGELES RWQCB (REGION 4)
Address: 320 W. 4TH ST., SUITE 200
City: Los Angeles
Email: yrong@waterboards.ca.gov
Phone Number: Not reported

Global Id: T0603702436
Contact Type: Local Agency Caseworker
Contact Name: TBD
Organization Name: LOS ANGELES, CITY OF
Address: 200 N. MAIN ST. RM. 970
City: LOS ANGELES
Email: Not reported
Phone Number: 2134826528

LUST:
Global Id: T0603702436
Action Type: Other
Date: 01/22/1996
Action: Leak Reported

LUST:
Global Id: T0603702436
Status: Open - Case Begin Date
Status Date: 01/22/1996

Global Id: T0603702436
Status: Completed - Case Closed
Status Date: 09/25/1996

SWEEPS UST:
Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353
Number: 9
Board Of Equalization: 44-011126

BRETTS INC (Continued) **S101586409**

Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000001
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: 3

Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353
Number: 9
Board Of Equalization: 44-011126
Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000002
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: BRETTS INC
Address: 6810 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 353
Number: 9
Board Of Equalization: 44-011126
Referral Date: 01-15-93
Action Date: 03-15-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-000353-000003
Tank Status: A
Capacity: 10000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

CA FID UST:
Facility ID: 19049213
Regulated By: UTNKA
Regulated ID: 00003983

BRETTS INC (Continued) **S101586409**

Cortese Code:	Not reported
SIC Code:	Not reported
Facility Phone:	2133464703
Mail To:	Not reported
Mailing Address:	1301 MCKINNEY ST
Mailing Address 2:	Not reported
Mailing City,St,Zip:	VAN NUYS 914050000
Contact:	Not reported
Contact Phone:	Not reported
DUNs Number:	Not reported
NPDES Number:	Not reported
EPA ID:	Not reported
Comments:	Not reported
Status:	Active

F47 **SPEEDWAY #5070** **RCRA NonGen / NLR** **1026828139**
NNW **6810 SEPULVEDA BLVD** **CAL000463128**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 12 of 17 in cluster F**

Relative: **Higher**

Actual: **741 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20210607
Handler Name:	SPEEDWAY #5070	
Handler Address:		6810 SEPULVEDA BLVD
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAL000463128
Contact Name:		TERESA MILES
Contact Address:		500 SPEEDWAY DR
Contact City,State,Zip:		ENON, OH 45323
Contact Telephone:		562-305-8226
Contact Fax:		Not reported
Contact Email:		TAMILES@SPEEDWAY.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		500 SPEEDWAY DR
Mailing City,State,Zip:		ENON, OH 45323
Owner Name:		TRMC RETAIL LLC
Owner Type:		Other
Operator Name:		TERESA MILES
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No

SPEEDWAY #5070 (Continued) **1026828139**

Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20210618
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	TRMC RETAIL LLC
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	500 SPEEDWAY DR
Owner/Operator City,State,Zip:	ENON, OH 45323
Owner/Operator Telephone:	562-305-8226

SPEEDWAY #5070 (Continued) **1026828139**

Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported
Owner/Operator Indicator:	Operator
Owner/Operator Name:	TERESA MILES
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	500 SPEEDWAY DR
Owner/Operator City,State,Zip:	ENON, OH 45323
Owner/Operator Telephone:	562-305-8226
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20210607
Handler Name: SPEEDWAY #5070	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	No
Electronic Manifest Broker:	No

List of NAICS Codes and Descriptions:

NAICS Code:	447190
NAICS Description:	OTHER GASOLINE STATIONS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

F48 **CHEVRON #9-0316T (FORMER)** **LUST** **S102427076**
NNW **6810 SEPULVEDA BLVD** **CERS HAZ WASTE** **N/A**
< 1/8 **VAN NUYS, CA 91405** **CERS TANKS**
0.098 mi. **Cortese**
515 ft. **Site 13 of 17 in cluster F** **CERS**
HWTS

Relative:
Higher

Actual:
741 ft.

LUST REG 4:

Region:	4
Regional Board:	04
County:	Los Angeles
Facility Id:	914050816
Status:	Case Closed
Substance:	Hydrocarbons
Substance Quantity:	Not reported

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603702436	
W Global ID:	W0602903312	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	VANOWEN ST	
Enforcement Type:	Not reported	
Date Leak Discovered:	Not reported	
Date Leak First Reported:		1/22/1996
Date Leak Record Entered:	4/18/1996	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	Not reported	
Date Case Last Changed on Database:		9/25/1996
Date the Case was Closed:		9/25/1996
How Leak Discovered:	Not reported	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Not reported	
Operator:	THRIFTY #234	
Water System:	WILDMAN MUTUAL WATER COMPANY	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		12598.092087274936107056463244
Source of Cleanup Funding:		Not reported
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	BLANK RP	
RP Address:	Not reported	
Program:	LUST	
Lat/Long:	34.1940688 / -1	
Local Agency Staff:	PEJ	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	1503312-001	
Summary:	OLD CASE #960418-03	

CERS HAZ WASTE:

Name:	SPEEDWAY NO. 5070 (USA)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	160352

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

CERS ID: 10250929
CERS Description: Hazardous Waste Generator

CERS TANKS:
Name: SPEEDWAY NO. 5070 (USA)
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Site ID: 160352
CERS ID: 10250929
CERS Description: Underground Storage Tank

CORTESE:
Name: CHEVRON #9-0316T (FORMER)
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Region: CORTESE
Envirostor Id: Not reported
Global ID: T0603702436
Site/Facility Type: LUST CLEANUP SITE
Cleanup Status: COMPLETED - CASE CLOSED
Status Date: Not reported
Site Code: Not reported
Latitude: Not reported
Longitude: Not reported
Owner: Not reported
Enf Type: Not reported
Swat R: Not reported
Flag: active
Order No: Not reported
Waste Discharge System No: Not reported
Effective Date: Not reported
Region 2: Not reported
WID Id: Not reported
Solid Waste Id No: Not reported
Waste Management Uit Name: Not reported
File Name: Active Open

CERS:
Name: CHEVRON #9-0316T (FORMER)
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Site ID: 255485
CERS ID: T0603702436
CERS Description: Leaking Underground Storage Tank Cleanup Site

Affiliation:
Affiliation Type Desc: Regional Board Caseworker
Entity Name: YUE RONG - LOS ANGELES RWQCB (REGION 4)
Entity Title: Not reported
Affiliation Address: 320 W. 4TH ST., SUITE 200
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Affiliation Type Desc:	Local Agency Caseworker
Entity Name:	TBD - LOS ANGELES, CITY OF
Entity Title:	Not reported
Affiliation Address:	200 N. MAIN ST. RM. 970
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	2134826528,
Name:	SPEEDWAY NO. 5070 (USA)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	160352
CERS ID:	10250929
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-07-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 10/11/2019. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. * To clear this violation: Email a current copy of your Consolidated Permit to Brian.Halley@lacity.org and post a copy on site for future inspections.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	HSC 6.7 25291(b) - California Health and Safety Code, Chapter 6.7, Section(s) 25291(b)
Violation Description:	Failure of the UST system to be designed and constructed with a monitoring system capable of detecting the entry of the hazardous substance into the secondary containment.
Violation Notes:	Returned to compliance on 11/01/2017. OBSERVATION: The 91 STP VR-208 sensor failed to activate an audible and visual alarm when tested to ensure continuous monitoring of the tank system. All monitoring equipment shall be maintained to activate an audible and visual alarm or stop the flow of product at the dispenser when it detects a leak. CORRECTIVE ACTION: Correct immediately by having a properly licensed, trained, and certified contractor replace the failed component with a functional component (LG 113-x listed, if applicable) and obtain a permit within 1 business day from the CUPA. If the failed component can t be replaced immediately, there is a possibility that the 91 UST system may be red tagged to prevent fuel inputs. ** This sensor was replaced and tested 10/24/2017. A permit was applied for 10/31/2017. LAFD was able to grant this permit and retest during the annual monitor certification 11/1/2017. **
Violation Division:	Los Angeles City Fire Department

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	12-10-2013
Citation:	23 CCR 16 2666(c) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2666(c)
Violation Description:	Failure of pump shut down when a leak is detected or when line leak detector is disconnected.
Violation Notes:	Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-02-2016
Citation:	HSC 6.7 25284 - California Health and Safety Code, Chapter 6.7, Section(s) 25284
Violation Description:	Failure to obtain a valid permit to operate from the CUPA.
Violation Notes:	Returned to compliance on 06/23/2016. OBSERVATION: Owner/Operator did not obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. CORRECTIVE ACTION: Obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. ***** Diesel annular sensor replaced 12/30/2015 without permit. Permit and witnessed retest required. *****Per CALEPA, this violation was issued after the violation expiry date and had to be closed in order to be compliant with CERS. 07/21/2016 RTC Qualifier assigned to '1' for CME Upload by Sam Kim - Requested By Royce Long
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-02-2016
Citation:	23 CCR 6.7 25284, 25286 - California Code of Regulations, Title 23, Chapter 6.7, Section(s) 25284, 25286
Violation Description:	Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes:	Returned to compliance on 06/16/2016. OBSERVATION: Owner/Operator did not submit and/or maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. CORRECTIVE ACTION: Submit and maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. ***** Please log in to the California Environmental Reporting System (CERS) and review your CERS Regulator comments for more information. *****
Violation Division:	Los Angeles City Fire Department

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 10-22-2018
Citation: 23 CCR 16 2715(a)(2) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2715(a)(2)
Violation Description: Failure to submit the Underground Storage Tank Statement of Understanding and Compliance Form.
Violation Notes: Returned to compliance on 06/10/2019. OBSERVATION: Owner/operator failed to submit the Underground Storage Tank Statement of Understanding and Compliance Form CORRECTIVE ACTION: Submit the Underground Storage Tank Statement of Understanding and Compliance Form . To clear this violation: Please email a copy of your "Underground Storage Tank Statement of Understanding and Compliance Form to brian.halley@lacity.org and submit a copy to your facility's CERS submission under the "Miscellaneous State-Required Documents'
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 12-10-2013
Citation: 23 CCR 16 2636(f)(1) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2636(f)(1)
Violation Description: Failure of the double wall pressurized piping in the under dispenser containment to be continuously monitored by a method that either shuts down the flow of product to the dispenser or activates an audible/visual alarm when a leak is detected.
Violation Notes: Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 06-10-2019
Citation: HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description: Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.
Violation Notes: Returned to compliance on 08/21/2019. OBSERVATION: Inspection results from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection. * SECOND NOTICE * NOTICE#: DA0NDWAMF - 10/22/2018 Repair permit (SR0033067) issued for replacement but inspection not completed and results not submitted.

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to have current UST Monitoring Plan available on site.
Violation Notes:	Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not maintain an approved monitoring plan. CORRECTIVE ACTION: Maintain an approved monitoring plan. Submit monitoring plan for approval. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: Your diesel UST has a VMI LD2000 MLLD installed. Please update the "MLLD Manufacturer" and "MLLD Model" portion of your diesel "Pipe Monitoring is Performed Using the Following Method(s)" section * Your 91 UST has a 420 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your 91 submission. * Your diesel UST has a 344 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your diesel submission. Please email me at brian.halley@lacity.org when any new [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description:	Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.
Violation Notes:	Returned to compliance on 08/12/2019. OBSERVATION: Inspection results from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description:	Failure to submit or maintain a current facility plot plan.
Violation Notes:	Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not submit, obtain approval, and maintain a complete/accurate plot plan. CORRECTIVE ACTION: Submit, obtain approval, and maintain a complete/accurate plot plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

	the following corrections: * Please update your Monitoring Site Plot plan to include the new 344 diesel annular sensor. Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	HSC 6.7 25284, 25286 - California Health and Safety Code, Chapter 6.7, Section(s) 25284, 25286
Violation Description:	Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes:	Returned to compliance on 06/10/2019. OBSERVATION: Owner/Operator did not submit and/or maintain a complete and/or accurate UST Operating Permit Application. CORRECTIVE ACTION: Submit and/or maintain a complete and/or accurate UST Operating Permit Application, including for permit renewal. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: * Your site does have BALL FLOATS installed in your 87 (UST#1), 91 (UST#2), and diesel USTs (UST#3). With single walled vent piping, your options for overfill protection are ball float / audio/visual combo, fill tube shut off with audio / visual. To use the fill tube shut off instead of the ball float, the ball float must not affect the fill tube shut off device by measuring the height of when the ball float will engage, or remove the ball float from the system. neither has been done. Please review your site's overfill protection and correct. Please email me at [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-10-2019
Citation:	23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description:	Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1, 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October 1, 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.

Violation Notes: Returned to compliance on 08/21/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. CORRECTIVE ACTION: Maintain overfill prevention system to comply with the deficiencies noted above. **** Incomplete overfill inspection report dated 9/20/2018 indicate failure to your 87 and 91 fill tube shut off. Also indicated, was that the diesel fill tube shut off was not tested. No test results for your audio / visual overfill alarm. Test results indicate no ball float installed. ball floats are installed on your 87 , 91, and diesel USTs. These ball floats will need to be inspected to ensure they do not affect the fill [Truncated]

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 10-22-2018
Citation: 23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)

Violation Description: Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1, 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October 1, 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.

Violation Notes: Returned to compliance on 08/12/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every [Truncated]

Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 12-10-2013
Citation: HSC 6.7 25291 - California Health and Safety Code, Chapter 6.7, Section(s) 25291
Violation Description: Failure to maintain under-dispenser containment, sumps, and/or other secondary containment in good condition and/or free of debris/liquid.
Violation Notes: Returned to compliance on 12/10/2013. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Site ID: 160352
Site Name: SPEEDWAY No. 5070 (USA)
Violation Date: 12-10-2013
Citation: 23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description: Failure to submit, obtain approval, or maintain a complete/accurate plot plan.
Violation Notes: Returned to compliance on 01/09/2014. Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Violation Division: Los Angeles City Fire Department
Violation Program: UST
Violation Source: CERS,

Evaluation:
Eval General Type: Other/Unknown
Eval Date: 06-10-2019
Violations Found: Yes
Eval Type: Other, not routine, done by local agency
Eval Notes: Property Owner/ Tank Owner BEST CALIFORNIA GAS, LTD. 562-921-3581 13116 IMPERIAL HIGHWAY SANTA FE SPRINGS, CA 90670 Tank Operator: CONICO CORO INC. (PETER HONG) 805-373-1880 6810 SEPULVEDA BLVD VAN NUYS, CA 91405 Monitor Certification anniversary: OCTOBER Secondary

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Containment testing due date: OCTOBER 2020 Overfill inspection due date: OCTOBER 2021 Report emailed to: LANNI N. DUONG (562) 495-6925 LAN.N.DUONG@TSOCORP.COM
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 06-25-2015
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed MC results and attached
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 08-18-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: CERS review - Accpeted
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 09-14-2020
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 10-11-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed outstanding violation.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 11-07-2016
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Rashid Iqbal - Cashier Monitoring system certification was conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 5/31/2018 VMI: #2734 exp: 7/2/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-02-2014
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Verified and approved CERS. Witnessed MC, SB, and LLD. Done by Fastech.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 12-07-2016
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed received annual Monitoring System Certification & spill bucket results for unwitnessed testing conducted on 11-7-2016 by Fastech. Results were scanned / downloaded and attached in Envision. No violations were noted on report. All sensors not tested but tested at a later date. No violation. From tech: We were not able to test the diesel annular sensor. The veeder root-420 sensor is stuck in annular space, we are not abel to take it out to test for positive shut down. No label was placed on this sensor, not certified. Per CE Thomas invoice on site, this contractor to return to install a VR 344 sensor.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 06-02-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Roman Shekhter - Designated Operator Monitoring system certification was not conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Test results reviewed 12/7/2015 Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 7/6/2016 VMI: #2734 exp: 7/20/2016 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property / Tank [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: UST

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	06-25-2015
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed SB989 results and attached
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-21-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the SR0033067 results - Passed
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-21-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed outstanding violations.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	10-06-2020
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached the 2020 AC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-01-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 SB989 Results - No 989 failures but the 91 stp VR - 208 sensor failed and was replaced. This sensor was tested during the annual MC and was addressed on NOTICE#: DAZAN5QUP
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-14-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Eval General Type:	Other/Unknown
Eval Date:	10-09-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the 2019 AC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-01-2017
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 7/4/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	11-18-2015
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	12-10-2013
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-13-2017
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Edgar Cuevas

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	05-29-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Eddie Ramirez/Manager 63234@starmsoinc.com
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-12-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Outstanding violations reviewed and cleared
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	08-18-2017
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	LAFD CUPA Inspector Halley, on site this date to conduct routine inspection of your hazardous materials. Consent to enter, inspect and take photographs was given by: RASHID IQBAL - Cashier Documents uploaded to CERS were reviewed and field verified. The following is a list items that need to be corrected: Submittal by facility is accurate and no further action is necessary NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires business that store, uses or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA. To receive a Consolidated Permit you must satisfy the following requirement: Submit annually a HAZARDOUS MATERIALS BUSINESS PLAN to CERS by March 1st of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. For new CERS users, please follow [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-26-2013
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-07-2019
Violations Found:	Yes

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Rodney Bredeson of Fastech. Tester provided the following certifications: ICC: 8028987 Exp: 4/16/2021 Veeder Root: #A21173 Exp: 11/30/2019 VMI: #2850 LDT Exp: 6/26/2021 #3321 MLLD 5/1/2021 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-20-2021
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	The annual compliance testing was conducted wtih Rodney Bredeson from fastech on 10/20/21 Tester provided all the current and valid certifications The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, LTD. 562-921-3581 13116 IMPERIAL HIGHWAY SANTA FE SPRINGS, CA 90670 Tank Operator: StarMSO INC. (KELLY KHOURY) 818-426-2416 6810 SEPULVEDA BLVD VAN NUYS, CA 91405 Monitor Certification anniversary: OCTOBER Secondary Containment testing due date: OCTOBER 2023 Overfill inspection due date: MAY 2022 Number of Tanks: [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-10-2013
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Witnessed lld test passed
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-22-2018
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 6/12/2020 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 12-04-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Reviewed and attached 2017 MC results - No failures
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 12-10-2013
Violations Found: Yes
Eval Type: Other, not routine, done by local agency
Eval Notes: MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Eval Division: Los Angeles City Fire Department
Eval Program: UST
Eval Source: CERS,

Coordinates:
Site ID: 160352
Facility Name: SPEEDWAY No. 5070 (USA)
Env Int Type Code: HWG
Program ID: 10250929
Coord Name: Not reported
Ref Point Type Desc: Center of a facility or station.,
Latitude: 34.194450
Longitude: -118.465900

Affiliation:
Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	Not reported
Affiliation Zip:	45323
Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	TERESA A. MILES
Entity Title:	PACIFIC DIVISION ENVIRONMENTAL COMPLIANCE MANAGER
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	UST Permit Applicant
Entity Name:	TERESA A. MILES
Entity Title:	ENVIRONMENTAL COMPLIANCE SUPERVISOR
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(562) 495-6850,
Affiliation Type Desc:	UST Property Owner Name
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581,
Affiliation Type Desc:	UST Tank Operator
Entity Name:	STARMSO INC. (KELLY KHOURY)
Entity Title:	Not reported
Affiliation Address:	6810 SEPULVEDA BLVD
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 426-2416,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Legal Owner

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Entity Name:	TRMC RETAIL LLC
Entity Title:	Not reported
Affiliation Address:	ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.
Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	United States
Affiliation Zip:	45323
Affiliation Phone:	(937) 863-7377,
Affiliation Type Desc:	Operator
Entity Name:	StarMSO Inc.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 426-2416,
Affiliation Type Desc:	Property Owner
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581,
Affiliation Type Desc:	Document Preparer
Entity Name:	BELSHIRE ENVIRONMENTAL
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Environmental Contact
Entity Name:	LANNI DUONG
Entity Title:	Not reported
Affiliation Address:	ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.
Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	Not reported
Affiliation Zip:	45323
Affiliation Phone:	,
Affiliation Type Desc:	Parent Corporation
Entity Name:	Speedway
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported

CHEVRON #9-0316T (FORMER) (Continued) **S102427076**

Affiliation Phone: ,

Affiliation Type Desc: UST Tank Owner
Entity Name: BEST CALIFORNIA GAS, LTD.
Entity Title: Not reported
Affiliation Address: 13116 IMPERIAL HIGHWAY
Affiliation City: SANTA FE SPRINGS
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 90670
Affiliation Phone: (562) 921-3581,

HWTS:
Name: SPEEDWAY #5070
Address: 6810 SEPULVEDA BLVD
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAL000463128
Inactive Date: Not reported
Create Date: 06/07/2021
Last Act Date: Not reported
Mailing Name: Not reported
Mailing Address: 500 SPEEDWAY DR
Mailing Address 2: Not reported
Mailing City,State,Zip: ENON, OH 45323
Owner Name: TRMC RETAIL LLC
Owner Address: 500 SPEEDWAY DR
Owner Address 2: Not reported
Owner City,State,Zip: ENON, OH 45323
Contact Name: TERESA MILES
Contact Address: 500 SPEEDWAY DR
Contact Address 2: Not reported
City,State,Zip: ENON, OH 45323
Facility Status: Active
Facility Type: PERMANENT
Category: STATE
Latitude: 34.19460399
Longitude: -118.46595

NAICS:
EPA ID: CAL000463128
Create Date: 2021-06-07 10:55:58.360
NAICS Code: 447190
NAICS Description: Other Gasoline Stations
Issued EPA ID Date: 2021-06-07 10:55:58.32300
Inactive Date: Not reported
Facility Name: SPEEDWAY #5070
Facility Address: 6810 SEPULVEDA BLVD
Facility Address 2: Not reported
Facility City: VAN NUYS
Facility County: Not reported
Facility State: CA
Facility Zip: 91405

F49 **SPEEDWAY NO. 5070 (USA)** **UST** **U003904204**
NNW **6810 SEPULVEDA BLVD** **N/A**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
515 ft. **Site 14 of 17 in cluster F**

Relative:
Higher

Actual:
741 ft.

UST:
Name: SPEEDWAY NO. 5070 (USA)
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Facility ID: Not reported
Permitting Agency: Los Angeles City Fire Department
CERSID: 10250929
Latitude: 34.19445
Longitude: -118.4659

LOS ANGELES UST:
Name: TESORO (SPEEDWAY XP) 63234
Address: 6810 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA 91405
Facility ID: FA0026299
Last Run Date: 04/19/2021
Status: ACTIVE

C50 **ASSOCIATED PATHOLOGISTS** **CERS HAZ WASTE** **S123762054**
North **15243 VANOWEN AVE SUITE #101** **HAZNET** **N/A**
< 1/8 **VAN NUYS, CA 91405** **HWTS**
0.098 mi.
520 ft. **Site 4 of 9 in cluster C**

Relative:
Higher

Actual:
741 ft.

CERS HAZ WASTE:
Name: JADE T. ONG, DDS, INC.
Address: 15243 VANOWEN ST STE 404
City,State,Zip: VAN NUYS, CA 91405
Site ID: 574850
CERS ID: 10870849
CERS Description: Hazardous Waste Generator

Violations:
Site ID: 574850
Site Name: Jade T. Ong, DDS, Inc.
Violation Date: 02-19-2021
Citation: HSC 6.11 25404(e)(4) - California Health and Safety Code, Chapter 6.11, Section(s) 25404(e)(4)
Violation Description: Failure to report program data electronically.
Violation Notes: Returned to compliance on 05/13/2021. OBSERVATION: Owner/Operator failed to report program data electronically into CERS. CORRECTIVE ACTION: Complete all required reporting into CERS.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 02-19-2021
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Dr. Jade T. Ong
Eval Division: Los Angeles County Fire Department

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

Eval Program: HW
Eval Source: CERS,

Affiliation:
Affiliation Type Desc: Environmental Contact
Entity Name: Jade Ong
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St #404
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: Jade Ong
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St #404
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 908-1175,

Affiliation Type Desc: Operator
Entity Name: Jade Ong
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 235-2627,

Affiliation Type Desc: Document Preparer
Entity Name: Jade Ong
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St #404
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Parent Corporation
Entity Name: Jade T. Ong, DDS, Inc.
Entity Title: Not reported

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Property Owner
Entity Name: Jade Ong
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St Ste 404
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 908-1175,

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680,

Affiliation Type Desc: Identification Signer
Entity Name: Jade Ong
Entity Title: Owner
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Name: CHARLES WEIDMANN MD APMC
Address: 15243 VANOWEN ST STE 306
City,State,Zip: VAN NUYS, CA 91405
Site ID: 575032
CERS ID: 10871209
CERS Description: Hazardous Waste Generator

Violations:
Site ID: 575032
Site Name: Charles Weidmann MD APMC
Violation Date: 04-26-2021
Citation: 22 CCR 12 66262.34(f) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.34(f)
Violation Description: Failure to properly label hazardous waste accumulation containers and portable tanks with the following requirements: "Hazardous Waste", name and address of the generator, physical and chemical characteristics of the Hazardous Waste, and starting accumulation date.
Violation Notes: Returned to compliance on 04/30/2021. OBSERVATION: The container used to store hazardous waste medicines did not contain an accumulation

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

start date. CORRECTIVE ACTION: Submit a photo to the CUPA demonstrating that the container listed above has been properly labeled.

Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Site ID: 575032
Site Name: Charles Weidmann MD APMC
Violation Date: 04-26-2021
Citation: HSC 6.11 25404(e)(4) - California Health and Safety Code, Chapter 6.11, Section(s) 25404(e)(4)
Violation Description: Failure to report program data electronically.
Violation Notes: Returned to compliance on 04/30/2021. OBSERVATION: Owner/Operator failed to report program data electronically into CERS. CORRECTIVE ACTION: Complete all required reporting into CERS.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 04-26-2021
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: MARTHA RUIZ
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Affiliation:
Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 15243 Vanowen st Suite 306
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Property Owner
Entity Name: Charles Weidmann MD AOMC
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St Suite 306
Affiliation City: Van nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 781-0232,

Affiliation Type Desc: Document Preparer
Entity Name: Elaine Weidmann
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: Elaine Weidmann
Entity Title: Office Manager
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: Charles Weidmann MD
Entity Title: Not reported
Affiliation Address: 15243 Vanowen St Suite 306
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 781-0232,

Affiliation Type Desc: Operator
Entity Name: Charles Weidmann MD APMC
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 781-0232,

Affiliation Type Desc: Parent Corporation
Entity Name: Charles Weidmann MD APMC
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680,

Affiliation Type Desc: Environmental Contact
Entity Name: Elaine Weidmann

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

Entity Title:	Not reported
Affiliation Address:	15243 Vanowen st suite 306
Affiliation City:	van nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	,

HAZNET:

Name:	ASSOCIATED PATHOLOGISTS
Address:	15243 VANOWEN AVE SUITE #101
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
Contact:	INACT PER SURVEY 1-12-95 MB
Telephone:	--
Mailing Name:	Not reported
Mailing Address:	15243 VANOWEN AVE SUITE #101
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD008364432
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	R01 - Recycler
Tons:	0.0166
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD020748125
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	D80 - Disposal, Land Fill
Tons:	0.15
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD020748125
CA Waste Code:	141 - Off-specification, aged or surplus inorganics
Disposal Method:	D80 - Disposal, Land Fill
Tons:	0.06

HWTS:

Name:	ASSOCIATED PATHOLOGISTS
Address:	15243 VANOWEN AVE SUITE #101
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD982480972
Inactive Date:	01/01/1995
Create Date:	06/15/1989
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15243 VANOWEN AVE SUITE #101
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	Not reported
Owner Address:	Not reported

ASSOCIATED PATHOLOGISTS (Continued) **S123762054**

Owner Address 2:	Not reported
Owner City,State,Zip:	Not reported
Contact Name:	INACT PER SURVEY 1-12-95 MB
Contact Address:	Not reported
Contact Address 2:	Not reported
City,State,Zip:	Not reported
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	FEDERAL
Latitude:	34.193826
Longitude:	-118.464944

C51 **CHARLES E WEIDMANN MD** **RCRA NonGen / NLR** **1024811691**
North **15243 VANOWEN ST STE 306** **CAL000296169**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
520 ft. **Site 5 of 9 in cluster C**

Relative: **Higher**

Actual: **741 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20050707
Handler Name:	CHARLES E WEIDMANN MD	
Handler Address:		15243 VANOWEN ST STE 306
Handler City,State,Zip:		VAN NUYS, CA 91405-4465
EPA ID:		CAL000296169
Contact Name:		BARBARA FROST/OFFICE MGR/EX: 11
Contact Address:		15243 VANOWEN ST STE 306
Contact City,State,Zip:		VAN NUYS, CA 91405-4465
Contact Telephone:		818-781-0232
Contact Fax:		818-781-0633
Contact Email:		WEIDMANNMD@SBCGLOBAL.NET
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		15243 VANOWEN ST STE 306
Mailing City,State,Zip:		VAN NUYS, CA 91405-4465
Owner Name:		CHARLES E WEIDMANN MD APMC
Owner Type:		Other
Operator Name:		BARBARA FROST/OFFICE MGR/EX: 11
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		Yes
Universal Waste Destination Facility:		Yes

CHARLES E WEIDMANN MD (Continued) **1024811691**

Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180905
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	BARBARA FROST/OFFICE MGR/EX: 11
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST STE 306
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4465
Owner/Operator Telephone:	818-781-0232
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

CHARLES E WEIDMANN MD (Continued) **1024811691**

Owner/Operator Indicator:	Owner
Owner/Operator Name:	CHARLES E WEIDMANN MD APMC
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST STE 306
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4465
Owner/Operator Telephone:	818-781-0232
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20050707
Handler Name:	CHARLES E WEIDMANN MD
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	621111
NAICS Description:	OFFICES OF PHYSICIANS (EXCEPT MENTAL HEALTH SPECIALISTS)

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

C52 **VANOWEN RADIOLOGY MEDICAL GROUP** **RCRA-SQG** **1000598206**
North **15243 VANOWEN ST 106** **FINDS** **CAD983622523**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi.
520 ft. **Site 6 of 9 in cluster C**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date Form Received by Agency:	19920313
Handler Name:	VANOWEN RADIOLOGY MEDICAL GROUP
Handler Address:	15243 VANOWEN ST 106
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD983622523
Contact Name:	X RAY GAURDIAN
Contact Address:	15243 VANOWEN ST 106
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-240-8370
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported

VANOWEN RADIOLOGY MEDICAL GROUP (Continued) **1000598206**

EPA Region:	09
Land Type:	Private
Federal Waste Generator Description:	Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15243 VANOWEN ST 106
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	VANOWEN RADIOLOGY MEDICAL GROUP
Owner Type:	Private
Operator Name:	Not reported
Operator Type:	Not reported
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	NN
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported

VANOWEN RADIOLOGY MEDICAL GROUP (Continued) **1000598206**

Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20020627
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	VANOWEN RADIOLOGY MEDICAL GROUP
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-782-6110
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	19920313
Handler Name:	VANOWEN RADIOLOGY MEDICAL GROUP
Federal Waste Generator Description:	Small Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	621112
NAICS Description:	OFFICES OF PHYSICIANS, MENTAL HEALTH SPECIALISTS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

FINDS:

VANOWEN RADIOLOGY MEDICAL GROUP (Continued) **1000598206**

Registry ID: 110002870867

Click Here:

Environmental Interest/Information System:
California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000598206
Registry ID:	110002870867
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110002870867
Name:	VANOWEN RADIOLOGY MEDICAL GROUP
Address:	15243 VANOWEN ST 106
City,State,Zip:	VAN NUYS, CA 91405

C53 **DR JADE T ONG DDS INC** **RCRA NonGen / NLR** **1025866552**
North **15243 VANOWEN ST STE 404** **CAL000250554**
< 1/8 **VAN NUYS, CA 91405**
0.098 mi.
520 ft. **Site 7 of 9 in cluster C**

Relative: **Higher**

Actual: **741 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20020422
Handler Name:	DR JADE T ONG DDS INC	
Handler Address:		15243 VANOWEN ST STE 404
Handler City,State,Zip:		VAN NUYS, CA 91405-3612
EPA ID:		CAL000250554
Contact Name:		ERIKA DAVILA
Contact Address:		15243 VANOWEN ST STE 404
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		818-908-1175
Contact Fax:		818-582-2556
Contact Email:		STAFF@BLITHEDENTAL.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		15243 VANOWEN ST STE 404
Mailing City,State,Zip:		VAN NUYS, CA 91405-3612
Owner Name:		DR JADE T ONG DDS
Owner Type:		Other

DR JADE T ONG DDS INC (Continued) **1025866552**

Operator Name:	ERIKA DAVILA
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	Yes
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190627
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

DR JADE T ONG DDS INC (Continued) **1025866552**

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	DR JADE T ONG DDS
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST STE 404
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-3612
Owner/Operator Telephone:	818-908-1175
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	ERIKA DAVILA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST STE 404
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-908-1175
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20020422
Handler Name: DR JADE T ONG DDS INC	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	Not reported
Recognized Trader Exporter:	Not reported
Spent Lead Acid Battery Importer:	Not reported
Spent Lead Acid Battery Exporter:	Not reported
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	62121
NAICS Description:	OFFICES OF DENTISTS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

C54 **J H NAVACH MD** **RCRA-SQG** **1000686164**
North **15243 VANOWEN ST STE 306** **FINDS** **CAD983633991**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi. **HAZNET**
520 ft. **Site 8 of 9 in cluster C** **HWTS**

Relative: **Higher**
Actual: **741 ft.**

RCRA-SQG:

Date Form Received by Agency:		19920424
Handler Name:	J H NAVACH MD	
Handler Address:		15243 VANOWEN ST STE 306
Handler City,State,Zip:		VAN NUYS, CA 91405-3673
EPA ID:		CAD983633991
Contact Name:		JOSEPH H NAVACH MD
Contact Address:		15243 VANOWEN ST STE 306
Contact City,State,Zip:		VAN NUYS, CA 91405-3673
Contact Telephone:		818-988-6552
Contact Fax:		Not reported
Contact Email:		Not reported
Contact Title:		Not reported
EPA Region:		09
Land Type:		Private
Federal Waste Generator Description:		Small Quantity Generator
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		15243 VANOWEN ST STE 306
Mailing City,State,Zip:		VAN NUYS, CA 91405-3673
Owner Name:		JOSEPH H NAVACH MD
Owner Type:		Private
Operator Name:		Not reported
Operator Type:		Not reported
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		No
Universal Waste Destination Facility:		No
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		NN
Sub-Part K Indicator:		Not reported
Commercial TSD Indicator:		No
Treatment Storage and Disposal Type:		Not reported
2018 GPRA Permit Baseline:		Not on the Baseline
2018 GPRA Renewals Baseline:		Not on the Baseline
Permit Renewals Workload Universe:		Not reported

J H NAVACH MD (Continued) **1000686164**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20020627
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JOSEPH H NAVACH MD
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15243 VANOWEN ST STE 306
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-3673
Owner/Operator Telephone:	818-988-6552
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	19920424
Handler Name: J H NAVACH MD	
Federal Waste Generator Description:	Small Quantity Generator
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes

J H NAVACH MD (Continued) **1000686164**

Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 621112
NAICS Description: OFFICES OF PHYSICIANS, MENTAL HEALTH SPECIALISTS

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

FINDS:
Registry ID: 110009549603

Click Here:

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

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1000686164
Registry ID: 110009549603
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110009549603
Name: J H NAVACH MD
Address: 15243 VANOWEN ST STE 306
City,State,Zip: VAN NUYS, CA 91405

HAZNET:
Name: J H NAVACH MD
Address: 15243 VANOWEN ST STE 306
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 914050000
Contact: DEACT PER VQ96-RK
Telephone: --
Mailing Name: Not reported
Mailing Address: 15243 VANOWEN ST STE 306

Year: 1995
Gepaid: CAD983633991
TSD EPA ID: CAD981402522
CA Waste Code: 171 - Metal sludge (Alkaline solution (pH >= 12.5) with metals)
Disposal Method: R01 - Recycler
Tons: 0.0095

J H NAVACH MD (Continued) **1000686164**

Additional Info:

Year:	1995
Gen EPA ID:	CAD983633991
Shipment Date:	19950120
Creation Date:	3/28/1996 0:00:00
Receipt Date:	19950120
Manifest ID:	92653591
Trans EPA ID:	CAD982431785
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD981402522
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD981402522
TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0095
Waste Quantity:	19
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

HWTS:

Name:	J H NAVACH MD
Address:	15243 VANOWEN ST STE 306
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD983633991
Inactive Date:	06/01/1996
Create Date:	04/24/1992
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	15243 VANOWEN ST STE 306
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	JOSEPH H NAVACH MD
Owner Address:	15243 VANOWEN ST STE 306
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 914050000
Contact Name:	DEACT PER VQ96-RK
Contact Address:	Not reported
Contact Address 2:	Not reported
City,State,Zip:	999990000
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	FEDERAL
Latitude:	34.193826
Longitude:	-118.464944

C55 **ASSOCIATED PATHOLOGISTS** **RCRA-SQG** **1000327989**
North **15243 VANOWEN AVE SUITE #101** **FINDS** **CAD982480972**
< 1/8 **VAN NUYS, CA 91405** **ECHO**
0.098 mi.
520 ft. **Site 9 of 9 in cluster C**

Relative: **Higher**

Actual: **741 ft.**

RCRA-SQG:

Date Form Received by Agency:	19880725
Handler Name:	ASSOCIATED PATHOLOGISTS
Handler Address:	15243 VANOWEN AVE SUITE #101
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD982480972
Contact Name:	ENVIRONMENTAL MANAGER
Contact Address:	15243 VANOWEN AVE SUITE #101
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-786-3180
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	CA
State District:	3
Mailing Address:	VANOWEN AVE SUITE #101
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	DR MARVIN M RETSKY
Owner Type:	Private
Operator Name:	NOT REQUIRED
Operator Type:	Private
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	NN
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported

ASSOCIATED PATHOLOGISTS (Continued) **1000327989**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20000915
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	Not reported
Manifest Broker:	Not reported
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	DR MARVIN M RETSKY
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	NOT REQUIRED
Owner/Operator City,State,Zip:	NOT REQUIRED, ME 99999
Owner/Operator Telephone:	415-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	NOT REQUIRED
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	NOT REQUIRED
Owner/Operator City,State,Zip:	NOT REQUIRED, ME 99999
Owner/Operator Telephone:	415-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

ASSOCIATED PATHOLOGISTS (Continued) **1000327989**

Historic Generators:
Receive Date: 19880725
Handler Name: ASSOCIATED PATHOLOGISTS
Federal Waste Generator Description: Small Quantity Generator
State District Owner: CA
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Codes: No NAICS Codes Found

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

FINDS:
Registry ID: 110002825088

Click Here:

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

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:
Envid: 1000327989
Registry ID: 110002825088
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110002825088
Name: ASSOCIATED PATHOLOGISTS
Address: 15243 VANOWEN AVE SUITE #101
City,State,Zip: VAN NUYS, CA 91405

F56
NW
< 1/8
0.112 mi.
592 ft.

NEXTEL COMMUNICATIONS - SITE #414
6819 N SEPULVEDA BLVD
VAN NUYS, CA 91406

Site 15 of 17 in cluster F

HAZMAT **S123548619**
N/A

Relative:
Higher

Actual:
741 ft.

LOS ANGELES HM:

Name:	NEXTEL COMMUNICATIONS - SITE #414
Address:	6819 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91406
Facility ID:	FA0023092
Last Run Date:	04/19/2021
Status:	INACTIVE

F57
NNW
< 1/8
0.113 mi.
599 ft.

VALLEY DIALYSIS
6840 SEPULVEDA BLVD STE 101
VAN NUYS, CA 91405

Site 16 of 17 in cluster F

HAZMAT **S125424813**
CERS **N/A**

Relative:
Higher

Actual:
741 ft.

LOS ANGELES HM:

Name:	DAVITA VALLEY DIALYSIS
Address:	6840 SEPULVEDA BLVD STE 101
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0041546
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS:

Name:	VALLEY DIALYSIS
Address:	6840 SEPULVEDA BLVD STE 101
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	557515
CERS ID:	10825537
CERS Description:	Chemical Storage Facilities

Affiliation:

Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,

Affiliation Type Desc:	Environmental Contact
Entity Name:	Jacqueline Rowlett
Entity Title:	Not reported
Affiliation Address:	6840 Sepulveda Blvd Ste 101
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91405
Affiliation Phone:	,

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported

VALLEY DIALYSIS (Continued) **S125424813**

Affiliation Address:	5200 Virginia Way L&C Dept.
Affiliation City:	Brentwood
Affiliation State:	TN
Affiliation Country:	Not reported
Affiliation Zip:	37027-7569
Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	Chris Miller
Entity Title:	L&C SPECIALIST
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Operator
Entity Name:	Jacqueline Rowlett
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(818) 779-1450,
Affiliation Type Desc:	Parent Corporation
Entity Name:	DaVita, Inc.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Document Preparer
Entity Name:	Chris Miller
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	Total Renal Care Inc
Entity Title:	Not reported
Affiliation Address:	2000 16th St
Affiliation City:	Denver
Affiliation State:	CO
Affiliation Country:	United States
Affiliation Zip:	80202-5117
Affiliation Phone:	(720) 631-2100,

F58 **HEMATOLOGY ONCOLOGY CONSULTANTS** **RCRA-SQG** **1000159597**
NNW **6850 SEPULVEDA BLVD # 211** **FINDS** **CAD982503468**
1/8-1/4 **VAN NUYS, CA 91405** **ECHO**
0.126 mi.
664 ft. **Site 17 of 17 in cluster F**

Relative:
Higher

Actual:
741 ft.

RCRA-SQG:

Date Form Received by Agency:	19890711
Handler Name:	HEMATOLOGY ONCOLOGY CONSULTANTS
Handler Address:	6850 SEPULVEDA BLVD # 211
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD982503468
Contact Name:	ENVIRONMENTAL MANAGER
Contact Address:	6850 SEPULVEDA BLVD # 211
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-994-0101
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	CA
State District:	3
Mailing Address:	SEPULVEDA BLVD # 211
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	STANLEY H ROSSMAN MD
Owner Type:	Private
Operator Name:	NOT REQUIRED
Operator Type:	Private
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported

HEMATOLOGY ONCOLOGY CONSULTANTS (Continued) **1000159597**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20000915
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	NOT REQUIRED
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	NOT REQUIRED
Owner/Operator City,State,Zip:	NOT REQUIRED, ME 99999
Owner/Operator Telephone:	415-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	STANLEY H ROSSMAN MD
Legal Status:	Private
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	NOT REQUIRED
Owner/Operator City,State,Zip:	NOT REQUIRED, ME 99999
Owner/Operator Telephone:	415-555-1212
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

HEMATOLOGY ONCOLOGY CONSULTANTS (Continued) **1000159597**

Historic Generators:

Receive Date:	19890711
Handler Name:	HEMATOLOGY ONCOLOGY CONSULTANTS
Federal Waste Generator Description:	Small Quantity Generator
State District Owner:	CA
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Codes:	No NAICS Codes Found

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

FINDS:

Registry ID: 110002834871

Click Here:

Environmental Interest/Information System:

California Hazardous Waste Tracking System - Datamart (HWTS-DATAMART) provides California with information on hazardous waste shipments for generators, transporters, and treatment, storage, and disposal facilities.
RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000159597
Registry ID:	110002834871
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110002834871
Name:	HEMATOLOGY ONCOLOGY CONSULTANTS
Address:	6850 SEPULVEDA BLVD # 211
City,State,Zip:	VAN NUYS, CA 91405

59
SSW
1/8-1/4
0.137 mi.
723 ft.

BERKLEY VALLEY CONVALESCENT HOSPITA
6600 N SEPULVEDA BLVD
VAN NUYS, CA 91411

HAZMAT **S123499717**
CERS **N/A**

Relative:
Lower

Actual:
731 ft.

LOS ANGELES HM:

Name:	BERKLEY VALLEY CONVALESCENT HOSPITAL
Address:	6600 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0025707
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS:

Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Address:	6600 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Site ID:	11853
CERS ID:	10250434
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description:	Failure to annually review and electronically certify that the business plan is complete, accurate, and up-to-date.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25507 - California Health and Safety Code, Chapter 6.95, Section(s) 25507
Violation Description:	Failure to adequately establish and implement a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.1(a)-(e) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(a)-(e)
Violation Description:	Failure to electronically update business plan within 30 days of any one of the following events: A 100 percent or more increase in the quantity of a previously disclosed material. Any handling of a previously undisclosed hazardous materials at or above reportable quantities. A change of business address, business ownership, or business name.

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(d) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(d)
Violation Description:	Failure to complete and/or electronically submit a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes:	Returned to compliance on 07/25/2019. Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25505(a)(4) - California Health and Safety Code, Chapter 6.95, Section(s) 25505(a)(4)
Violation Description:	Failure to provide initial and annual training to all employees in safety procedures in the event of a release or threatened release of a hazardous material or failure to document and maintain training records for a minimum of three years.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Returned to compliance on 07/25/2019.

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508.1(f) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(f)
Violation Description:	Failure to electronically update the business plan within 30 days of a substantial change.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	Returned to compliance on 07/25/2019. Please review Emergency Response/Contingency Plan and ensure the phone numbers for the local CUPA (213) 978-3680, Regional Water Quality Control Board (213) 576-6600, and nearest hospital facility are listed. These are required items and can be found in Sections C3 through C6 of the Emergency Response/Contingency Plan. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms And fill out the heading of the document which includes: Facility ID, CERS ID, and Date
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit a site map with all required content.
Violation Notes:	Returned to compliance on 05/23/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	11853
Site Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date:	03-14-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 03-14-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate training program in safety procedures in the event of a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 03-14-2016
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 11853
Site Name: BERKLEY VALLEY CONVALESCENT HOSPITA
Violation Date: 03-14-2016
Citation: 19 CCR 6.95 25508(a)(1) - California Code of Regulations, Title 19, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to complete and electronically submit the Business Activities Page and/or Business Owner Operator Identification Page.
Violation Notes: Returned to compliance on 05/23/2019.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 05-23-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Consent to enter, inspect and take photographs was given by: VALDEMAR ANDRADE The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C.

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into CERS is required between January 1 and March 1 of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. As a reminder, you must complete [Truncated]

Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-14-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 07-25-2019
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: 2019 COMPLIANT
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Affiliation:

Affiliation Type Desc: Environmental Contact
Entity Name: State UST Fund Advisory & Services, Inc.
Entity Title: Not reported
Affiliation Address: 22930 CALASBASH STREET
Affiliation City: WOODLAND HILLS
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91364
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: STEVEN GALPER
Entity Title: Not reported
Affiliation Address: 6600 SEPULVEDA BLVD
Affiliation City: VAN NUYS
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91411
Affiliation Phone: (310) 308-5810,

Affiliation Type Desc: Operator
Entity Name: STEVEN GALPER
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(310) 308-5810,
Affiliation Type Desc:	Parent Corporation
Entity Name:	BERKLEY VALLEY CONVALESCENT HOSPITA
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Identification Signer
Entity Name:	FRANK DAVIS
Entity Title:	ADMINISTRATOR
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Document Preparer
Entity Name:	frank davis
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	6600 N SEPULVEDA BL
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	91411-1203
Affiliation Phone:	,
Affiliation Type Desc:	Property Owner
Entity Name:	STEVEN GALPER
Entity Title:	Not reported

BERKLEY VALLEY CONVALESCENT HOSPITA (Continued) **S123499717**

Affiliation Address:	2021 ARIZONA AVE
Affiliation City:	SANTA MONICA
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90404
Affiliation Phone:	(310) 829-5377,

H60 **ANDREW & COURTNEY MCNULTY** **RCRA NonGen / NLR** **1026050834**
East **6716 NOBLE AVE** **CAC003057682**
1/8-1/4 **VAN NUYS, CA 91405**
0.144 mi.
760 ft. **Site 1 of 3 in cluster H**

Relative: **Lower**
Actual: **732 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:	20200226
Handler Name:	ANDREW & COURTNEY MCNULTY
Handler Address:	6716 NOBLE AVE
Handler City,State,Zip:	VAN NUYS, CA 91405-4534
EPA ID:	CAC003057682
Contact Name:	ANDREW & COURTNEY MCNULTY
Contact Address:	6716 NOBLE AVE
Contact City,State,Zip:	VAN NUYS, CA 91405-4534
Contact Telephone:	310-919-6081
Contact Fax:	Not reported
Contact Email:	DONNAC@PWSEI.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	6716 NOBLE AVE
Mailing City,State,Zip:	VAN NUYS, CA 91405-4534
Owner Name:	ANDREW & COURTNEY MCNULTY
Owner Type:	Other
Operator Name:	ANDREW & COURTNEY MCNULTY
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported

ANDREW & COURTNEY MCNULTY (Continued) **1026050834**

Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20200306
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	ANDREW & COURTNEY MCNULTY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6716 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4534
Owner/Operator Telephone:	310-919-6081
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	ANDREW & COURTNEY MCNULTY
Legal Status:	Other

ANDREW & COURTNEY MCNULTY (Continued) **1026050834**

Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6716 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4534
Owner/Operator Telephone:	310-919-6081
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20200226
Handler Name:	ANDREW & COURTNEY MCNULTY
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

I61 **CAROL REMINICK** **RCRA NonGen / NLR** **1027087511**
SE **6609 BURNET AVE.** **CAC003159887**
1/8-1/4 **VAN NUYS, CA 91405**
0.145 mi.
764 ft. **Site 1 of 3 in cluster I**

Relative:
Lower

Actual:
730 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:		20220202
Handler Name:	CAROL REMINICK	
Handler Address:		6609 BURNET AVE.
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC003159887
Contact Name:		CONDITIONED AIRE
Contact Address:		18650 PARTHENIA ST.
Contact City,State,Zip:		NORTHRIDGE, CA 91324
Contact Telephone:		818-889-1995
Contact Fax:		Not reported
Contact Email:		CONDITIONEDAIRE@SBCGLOBAL.NET
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified

CAROL REMINICK (Continued) **1027087511**

Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	6123 SENDWOOD AVE.
Mailing City,State,Zip:	WOODLAND HILLS, CA 91367
Owner Name:	CAROL REMINICK
Owner Type:	Other
Operator Name:	CONDITIONED AIRE
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No

CAROL REMINICK (Continued) **1027087511**

Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20220202
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	CAROL REMINICK
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6123 SENDWOOD AVE.
Owner/Operator City,State,Zip:	WOODLAND HILLS, CA 91367
Owner/Operator Telephone:	818-439-1923
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	CONDITIONED AIRE
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	18650 PARTHENIA ST.
Owner/Operator City,State,Zip:	NORTHRIDGE, CA 91324
Owner/Operator Telephone:	818-889-1995
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20220202
Handler Name: CAROL REMINICK	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	No
Electronic Manifest Broker:	No

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

CAROL REMINICK (Continued) **1027087511**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

H62 **MABEL SILVA** **RCRA NonGen / NLR** **1025854000**
ESE **6656 NOBLE AVE** **CAC003034218**
1/8-1/4 **VAN NUYS, CA 91405**
0.150 mi.
794 ft. **Site 2 of 3 in cluster H**

Relative: RCRA NonGen / NLR:
Lower

Actual: Date Form Received by Agency:		20190917
730 ft. Handler Name:	MABEL SILVA	
Handler Address:		6656 NOBLE AVE
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC003034218
Contact Name:		MABEL SILVA
Contact Address:		6656 NOBLE AVE
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		818-400-0202
Contact Fax:		Not reported
Contact Email:		ANAB@PWSEI.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		6656 NOBLE AVE
Mailing City,State,Zip:		VAN NUYS, CA 91405
Owner Name:		MABEL SILVA
Owner Type:		Other
Operator Name:		MABEL SILVA
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		No
Universal Waste Destination Facility:		No
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported

MABEL SILVA (Continued) **1025854000**

Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190927
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	MABEL SILVA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6656 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-400-0202
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	MABEL SILVA
Legal Status:	Other

MABEL SILVA (Continued) **1025854000**

Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6656 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-400-0202
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20190917
Handler Name: MABEL SILVA	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

H63 **STEVEN & MABEL SILVA** **RCRA NonGen / NLR** **1025853153**
ESE **6656 NOBLE AVE** **CAC003033355**
1/8-1/4 **VAN NUYS, CA 91405**
0.150 mi.
794 ft. **Site 3 of 3 in cluster H**

Relative: **Lower**

Actual: **730 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20190911
Handler Name:	STEVEN & MABEL SILVA	
Handler Address:		6656 NOBLE AVE
Handler City,State,Zip:		VAN NUYS, CA 91405-4532
EPA ID:		CAC003033355
Contact Name:		STEVEN & MABEL SILVA
Contact Address:		6656 NOBLE AVE
Contact City,State,Zip:		VAN NUYS, CA 91405-4532
Contact Telephone:		818-400-0202
Contact Fax:		Not reported
Contact Email:		TAMMYHURLEY@ALLIANCE-ENVIRO.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified

STEVEN & MABEL SILVA (Continued) **1025853153**

Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	6656 NOBLE AVE
Mailing City,State,Zip:	VAN NUYS, CA 91405-4532
Owner Name:	STEVEN & MABEL SILVA
Owner Type:	Other
Operator Name:	STEVEN & MABEL SILVA
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No

STEVEN & MABEL SILVA (Continued) **1025853153**

Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190913
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	STEVEN & MABEL SILVA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6656 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4532
Owner/Operator Telephone:	818-400-0202
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	STEVEN & MABEL SILVA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6656 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405-4532
Owner/Operator Telephone:	818-400-0202
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20190911
Handler Name: STEVEN & MABEL SILVA	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

STEVEN & MABEL SILVA (Continued) **1025853153**

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

J64 **S.C. ORTHOPEDIC INS.** **HAZNET** **S113101165**
ENE **6815 NOBLE AVE** **HAZMAT** **N/A**
1/8-1/4 **VAN NUYS, CA 91405** **CERS**
0.152 mi. **HWTS**
800 ft. **Site 1 of 3 in cluster J**

Relative:
Higher

Actual:
738 ft.

HAZNET:

Name:	S.C. ORTHOPEDIC INS.
Address:	6815 NOBLE AVE
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
Contact:	LANA WALLIN
Telephone:	8189016600
Mailing Name:	Not reported
Mailing Address:	6815 NOBLE AVE
Year:	2001
Gepaid:	CAL000194460
TSD EPA ID:	CAD028409019
CA Waste Code:	311 - Pharmaceutical waste
Disposal Method:	H01 - Transfer Station
Tons:	0.025
Year:	1999
Gepaid:	CAL000194460
TSD EPA ID:	CAD000088252
CA Waste Code:	311 - Pharmaceutical waste
Disposal Method:	H01 - Transfer Station
Tons:	0.1264
Year:	1998
Gepaid:	CAL000194460
TSD EPA ID:	CAD000088252
CA Waste Code:	311 - Pharmaceutical waste
Disposal Method:	H01 - Transfer Station
Tons:	0.063

Additional Info:

Year:	1999
Gen EPA ID:	CAL000194460
Shipment Date:	19990202
Creation Date:	4/1/1999 0:00:00
Receipt Date:	19990210
Manifest ID:	98236724
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D008
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.1264
Waste Quantity:	0.15
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	2001
Gen EPA ID:	CAL000194460
Shipment Date:	20011011
Creation Date:	1/16/2002 0:00:00
Receipt Date:	20011012
Manifest ID:	21143675
Trans EPA ID:	CAL000827859
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.015
Waste Quantity:	30
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	20010104
Creation Date:	3/22/2001 0:00:00
Receipt Date:	20010112
Manifest ID:	20147258
Trans EPA ID:	CAL000827859
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD028409019
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD028409019
TSDF Alt Name:	Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	D003
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.01
Waste Quantity:	20
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1998
Gen EPA ID:	CAL000194460
Shipment Date:	19980818
Creation Date:	10/20/1998 0:00:00
Receipt Date:	19980819
Manifest ID:	96768189
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19980730
Creation Date:	10/1/1998 0:00:00
Receipt Date:	19980805
Manifest ID:	96865509
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19980630
Creation Date:	9/15/1998 0:00:00
Receipt Date:	19980709
Manifest ID:	96865502
Trans EPA ID:	CAD020763751
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAD000088252
Trans Name:	Not reported
TSDF Alt EPA ID:	CAD000088252
TSDF Alt Name:	Not reported
Waste Code Description:	311 - Pharmaceutical waste
RCRA Code:	Not reported
Meth Code:	H01 - Transfer Station
Quantity Tons:	0.021
Waste Quantity:	0.025
Quantity Unit:	Y
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	CENTER FOR ORTHOPEDIC SURGERY
Address:	6815 NOBLE AVE
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0038762
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS:

Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Address:	6815 NOBLE AVE # 2-200
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	155033
CERS ID:	10444282
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	155033
Site Name:	Southern California Orthopedic Institute
Violation Date:	03-09-2021
Citation:	HSC 6.5 25123.3(h)(1) - California Health and Safety Code, Chapter 6.5, Section(s) 25123.3(h)(1)
Violation Description:	Failure to send hazardous waste offsite for treatment, storage, or disposal within 180 days (or 270 days if waste is transported over 200 miles) for a generator who generates less than 1000 kilogram per month if all of the following conditions are met: (1) The quantity of

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

hazardous waste accumulated onsite never exceeds 6,000 kilograms. (2) The generator complies with the requirements of 40 Code of Federal Regulations section 262.34(d), (e) and (f). (3) The generator does not hold acutely hazardous waste or extremely hazardous waste in an amount greater than one kilogram for more than 90 days.

Violation Notes: Returned to compliance on 04/14/2021. OBSERVATION: Owner/Operator is a small quantity generator and failed to send hazardous waste off-site for treatment, storage, or disposal within 180 days (or 270 days if waste is transported over 200 miles). Observed 7 x 10-gal plastic containers of waste ethyl chloride in glass containers stored on-site over the allowable accumulation time limit based on discussion with the operators Mr. Jon DeWeil and Mr. Mike Ford and review of the most recent disposal manifest from 10/18/2019. CORRECTIVE ACTION: Dispose of hazardous waste that has been stored over the applicable time limit and provide documentation to this division demonstrating that the violation has been corrected.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 01-21-2021
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-09-2021
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Jon DeWeil, Manager Imaging Services
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Affiliation:
Affiliation Type Desc: Environmental Contact
Entity Name: Richard Druyen
Entity Title: Not reported
Affiliation Address: 4315 Freedom Dr. #2
Affiliation City: Calabasas
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91302
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: RICHARD DRUYEN
Entity Title: EH&S Consultant
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Operator
Entity Name: Southern California Orthopedic Institute
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 901-6600,

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 6815 Noble Avenue
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Parent Corporation
Entity Name: Southern California Orthopedic Institute
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Document Preparer
Entity Name: RICHARD DRUYEN
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: Southern California Orthopedic Institute
Entity Title: Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Affiliation Address:	6815 Noble Ave
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 901-6600,
Name:	CENTER ORTHOPEDIC SURGERY INCORPORATED
Address:	6815 NOBLE AVE
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	104075
CERS ID:	10444834
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	104075
Site Name:	Center Orthopedic Surgery Incorporated
Violation Date:	12-07-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit a site map with all required content.
Violation Notes:	Returned to compliance on 12/17/2019.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	104075
Site Name:	Center Orthopedic Surgery Incorporated
Violation Date:	12-10-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	The emergency response phone number(s) listed in Sections C3 through C6 of the Emergency Response/Contingency Plan are incorrect and/or missing. Please review the form and correct the following: The phone number for the Local CUPA should be (213) 978-3680 and the phone number for the Region Water Quality Control Board is (213) 576-6600. You can download the most current CONTINGENCY PLAN form as well as CONTINGENCY PLAN INSTRUCTIONS in the Hazardous Materials Business Plan Section (HMBP) using the following link https://www.lafd.org/fire-prevention/cupa/documents-forms
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	104075
Site Name:	Center Orthopedic Surgery Incorporated
Violation Date:	12-07-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	Returned to compliance on 12/17/2019.

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Site ID: 104075
Site Name: Center Orthopedic Surgery Incorporated
Violation Date: 12-10-2019
Citation: HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description: Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes: Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division: Los Angeles City Fire Department
Violation Program: HMRRP
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-10-2019
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. 57.121.3.5, failure to submit the required hazardous material business plan (HMBP) information annually into CERS within the established reporting period, may result in a $500.00 late [Truncated]
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 02-21-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: BUSINESS IS NOW COMPLIANT
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 12-07-2016
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Not reported

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Affiliation:
Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not reported
Affiliation Address: 6815 Noble Avenue
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Legal Owner
Entity Name: Center Orthopedic Surgery Incorporated
Entity Title: Not reported
Affiliation Address: 6815 Noble Ave
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: United States
Affiliation Zip: 91405
Affiliation Phone: (818) 901-6600,

Affiliation Type Desc: Environmental Contact
Entity Name: Richard Druyen
Entity Title: Not reported
Affiliation Address: 4315 Freedom Dr. #2
Affiliation City: Calabasas
Affiliation State: CA
Affiliation Country: Not reported
Affiliation Zip: 91302
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: RICHARD DRUYEN
Entity Title: EH&S Consultant
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Operator
Entity Name: Center Orthopedic Surgery Incorporated

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: (818) 901-6600,

Affiliation Type Desc: Property Owner
Entity Name: Health Care REIT
Entity Title: Not reported
Affiliation Address: PO Box 636074
Affiliation City: Cinncinati
Affiliation State: OH
Affiliation Country: United States
Affiliation Zip: 45263
Affiliation Phone: (818) 901-6600,

Affiliation Type Desc: Document Preparer
Entity Name: RICHARD DRUYEN
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Parent Corporation
Entity Name: CENTER FOR ORTHOPEDIC SURGERY, INC
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

HWTS:
Name: S.C. ORTHOPEDIC INS.
Address: 6815 NOBLE AVE
Address 2: Not reported
City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAL000194460
Inactive Date: 06/30/2002
Create Date: 06/26/1998
Last Act Date: Not reported
Mailing Name: Not reported
Mailing Address: 6815 NOBLE AVE
Mailing Address 2: Not reported
Mailing City,State,Zip: VAN NUYS, CA 914050000
Owner Name: SOUTNERN CALI ORTHO INST. MED
Owner Address: 6815 NOBLE AVE
Owner Address 2: Not reported
Owner City,State,Zip: VAN NUYS, CA 914050000
Contact Name: LANA WALLIN

S.C. ORTHOPEDIC INS. (Continued) **S113101165**

Contact Address:	6815 NOBLE AVE
Contact Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 914050000
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.194327
Longitude:	-118.461811

NAICS:

EPA ID:	CAL000194460
Create Date:	2002-03-14 16:36:29.000
NAICS Code:	6211
NAICS Description:	Offices of Physicians
Issued EPA ID Date:	1998-06-26 00:00:00
Inactive Date:	2002-06-30 00:00:00
Facility Name:	S.C. ORTHOPEDIC INS.
Facility Address:	6815 NOBLE AVE
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	914050000

J65 **SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE** **RCRA NonGen / NLR** **1025865819**
ENE **6815 NOBLE AVE** **CAL000081478**
1/8-1/4 **VAN NUYS, CA 91405**
0.152 mi.
800 ft. **Site 2 of 3 in cluster J**

Relative: **Higher**
Actual: **738 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:	19920917
Handler Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Handler Address:	6815 NOBLE AVE
Handler City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000081478
Contact Name:	MICHAEL FORD
Contact Address:	6815 NOBLE AVE
Contact City,State,Zip:	VAN NUYS, CA 91405
Contact Telephone:	818-901-6600
Contact Fax:	Not reported
Contact Email:	MFORD@SCOI.COM
Contact Title:	Not reported
EPA Region:	09
Land Type:	Not reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	6815 NOBLE AVE
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	SOUTHERN CA ORTHOPEDIC INSTITUTE
Owner Type:	Other
Operator Name:	MICHAEL FORD

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **1025865819**

Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190729
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **1025865819**

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	MICHAEL FORD
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6815 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-901-6600
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	SOUTHERN CA ORTHOPEDIC INSTITUTE
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6815 NOBLE AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-901-6600
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	19920917
Handler Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	Not reported
Recognized Trader Exporter:	Not reported
Spent Lead Acid Battery Importer:	Not reported
Spent Lead Acid Battery Exporter:	Not reported
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	6211
NAICS Description:	OFFICES OF PHYSICIANS

NAICS Code:	621493
NAICS Description:	FREESTANDING AMBULATORY SURGICAL AND EMERGENCY CENTERS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

J66 **SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE** **HAZNET** **S123617587**
ENE **6815 NOBLE AVE** **HAZMAT** **N/A**
1/8-1/4 **VAN NUYS, CA 91405** **HWTS**
0.152 mi.
800 ft. **Site 3 of 3 in cluster J**

Relative:
Higher

Actual:
738 ft.

HAZNET:

Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Address:	6815 NOBLE AVE
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
Contact:	MICHAEL FORD
Telephone:	8189016600
Mailing Name:	Not reported
Mailing Address:	6815 NOBLE AVE
Year:	2019
Gepaid:	CAL000081478
TSD EPA ID:	NVD980895338
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.10000
Year:	1998
Gepaid:	CAL000081478
TSD EPA ID:	NMD097970065
CA Waste Code:	541 - Photochemicals/photoprocessing waste
Disposal Method:	-
Tons:	0.005
Year:	1998
Gepaid:	CAL000081478
TSD EPA ID:	CAL000121946
CA Waste Code:	541 - Photochemicals/photoprocessing waste
Disposal Method:	R01 - Recycler
Tons:	0.151
Year:	1997
Gepaid:	CAL000081478
TSD EPA ID:	CAL000121946
CA Waste Code:	541 - Photochemicals/photoprocessing waste
Disposal Method:	R01 - Recycler
Tons:	0.0075
Year:	1996
Gepaid:	CAL000081478
TSD EPA ID:	CAL000121946
CA Waste Code:	541 - Photochemicals/photoprocessing waste
Disposal Method:	R01 - Recycler
Tons:	0.0655
Year:	1994
Gepaid:	CAL000081478
TSD EPA ID:	NMD097970065
CA Waste Code:	541 - Photochemicals/photoprocessing waste
Disposal Method:	R01 - Recycler
Tons:	0.0834

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

Year:	1993
Gepaid:	CAL000081478
TSD EPA ID:	CAL000051064
CA Waste Code:	171 - Metal sludge (Alkaline solution (pH >= 12.5) with metals)
Disposal Method:	-
Tons:	0

Year:	1993
Gepaid:	CAL000081478
TSD EPA ID:	CAL000051064
CA Waste Code:	-
Disposal Method:	R01 - Recycler
Tons:	0

Additional Info:

Year:	1997
Gen EPA ID:	CAL000081478
Shipment Date:	19971119
Creation Date:	7/23/1998 0:00:00
Receipt Date:	19971126
Manifest ID:	96712549
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000121946
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0075
Waste Quantity:	15
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1993
Gen EPA ID:	CAL000081478
Shipment Date:	19930520
Creation Date:	9/7/1995 0:00:00
Receipt Date:	19930520
Manifest ID:	92777468
Trans EPA ID:	CAD982049306
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000051064

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000051064
TSDF Alt Name:	Not reported
Waste Code Description:	- Not reported
RCRA Code:	Not reported
Meth Code:	R01 - Recycler
Quantity Tons:	0
Waste Quantity:	0
Quantity Unit:	Not reported
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19930520
Creation Date:	9/7/1995 0:00:00
Receipt Date:	19930520
Manifest ID:	92777468
Trans EPA ID:	CAD982049306
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000051064
Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000051064
TSDF Alt Name:	Not reported
Waste Code Description:	171 - Metal sludge (see 121
RCRA Code:	D011
Meth Code:	- Not reported
Quantity Tons:	0
Waste Quantity:	40
Quantity Unit:	*
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1998
Gen EPA ID:	CAL000081478

Shipment Date:	19981105
Creation Date:	1/28/1999 0:00:00
Receipt Date:	19981114
Manifest ID:	98115921
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000121946
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

Meth Code:	R01 - Recycler
Quantity Tons:	0.04
Waste Quantity:	80
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19981105
Creation Date:	1/28/1999 0:00:00
Receipt Date:	19981114
Manifest ID:	98115921
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000121946
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.011
Waste Quantity:	22
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported
Shipment Date:	19980212
Creation Date:	4/16/1998 0:00:00
Receipt Date:	19980218
Manifest ID:	96712744
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	NMD097970065
Trans Name:	Not reported
TSDF Alt EPA ID:	NMD097970065
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	- Not reported
Quantity Tons:	0.005
Waste Quantity:	10
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

Shipment Date:	19980123
Creation Date:	3/31/1998 0:00:00
Receipt Date:	19980130
Manifest ID:	96712683
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	CAL000121946
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.1
Waste Quantity:	200
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1996
Gen EPA ID:	CAL000081478

Shipment Date:	19960410
Creation Date:	10/16/1996 0:00:00
Receipt Date:	19960411
Manifest ID:	96023187
Trans EPA ID:	CAL000121946
Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0055
Waste Quantity:	11
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Shipment Date:	19960410
Creation Date:	10/16/1996 0:00:00
Receipt Date:	19960411
Manifest ID:	96023187
Trans EPA ID:	CAL000121946

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

Trans Name:	Not reported
Trans 2 EPA ID:	Not reported
Trans 2 Name:	Not reported
TSDF EPA ID:	CAL000121946
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.06
Waste Quantity:	120
Quantity Unit:	P
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

Additional Info:

Year:	1994
Gen EPA ID:	CAL000081478
Shipment Date:	19941005
Creation Date:	10/17/1995 0:00:00
Receipt Date:	19941011
Manifest ID:	93588486
Trans EPA ID:	CAD982524613
Trans Name:	Not reported
Trans 2 EPA ID:	UTD988072401
Trans 2 Name:	Not reported
TSDF EPA ID:	NMD097970065
Trans Name:	Not reported
TSDF Alt EPA ID:	Not reported
TSDF Alt Name:	Not reported
Waste Code Description:	541 - Photochemicals / photo processing waste
RCRA Code:	D011
Meth Code:	R01 - Recycler
Quantity Tons:	0.0834
Waste Quantity:	20
Quantity Unit:	G
Additional Code 1:	Not reported
Additional Code 2:	Not reported
Additional Code 3:	Not reported
Additional Code 4:	Not reported
Additional Code 5:	Not reported

LOS ANGELES HM:

Name:	SO CALIFORNIA ORTHOPEDIC INSTITUTE
Address:	6815 NOBLE AVE # 2-200
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0040424
Last Run Date:	04/19/2021
Status:	ACTIVE

SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE (Continued) **S123617587**

HWTS:

Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Address:	6815 NOBLE AVE
Address 2:	Not reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000081478
Inactive Date:	06/30/2021
Create Date:	09/17/1992
Last Act Date:	Not reported
Mailing Name:	Not reported
Mailing Address:	6815 NOBLE AVE
Mailing Address 2:	Not reported
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	SOUTHERN CA ORTHOPEDIC INSTITUTE
Owner Address:	6815 NOBLE AVE
Owner Address 2:	Not reported
Owner City,State,Zip:	VAN NUYS, CA 91405
Contact Name:	RICHARD DRUYEN
Contact Address:	4315 FREEDOM DR. #2
Contact Address 2:	Not reported
City,State,Zip:	CALABASAS, CA 91302
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.194299
Longitude:	-118.4619

NAICS:

EPA ID:	CAL000081478
Create Date:	2002-03-14 16:36:27.000
NAICS Code:	6211
NAICS Description:	Offices of Physicians
Issued EPA ID Date:	1992-09-17 00:00:00
Inactive Date:	Not reported
Facility Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Facility Address:	6815 NOBLE AVE
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	91405

EPA ID:	CAL000081478
Create Date:	2019-07-23 16:26:50.383
NAICS Code:	621493
NAICS Description:	Freestanding Ambulatory Surgical and Emergency Centers
Issued EPA ID Date:	1992-09-17 00:00:00
Inactive Date:	Not reported
Facility Name:	SOUTHERN CALIFORNIA ORTHOPEDIC INSTITUTE
Facility Address:	6815 NOBLE AVE
Facility Address 2:	Not reported
Facility City:	VAN NUYS
Facility County:	Not reported
Facility State:	CA
Facility Zip:	91405

67
NNW
1/8-1/4
0.166 mi.
874 ft.

6851 SEPULVEDA BLVD, INC
6851 SEPULVEDA BLVD
LOS ANGELES, CA 91405

RCRA NonGen / NLR

1026165879
CAC003065909

Relative:
Higher

Actual:
743 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:		20200507
Handler Name:	6851 SEPULVEDA BLVD, INC	
Handler Address:		6851 SEPULVEDA BLVD
Handler City,State,Zip:		LOS ANGELES, CA 91405
EPA ID:		CAC003065909
Contact Name:		RITESH DESAL
Contact Address:		6851 SEPULVEDA BLVD
Contact City,State,Zip:		LOS ANGELES, CA 91405
Contact Telephone:		818-484-6611
Contact Fax:		Not reported
Contact Email:		KTELLOU@PRECISIONENV.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		6851 SEPULVEDA BLVD
Mailing City,State,Zip:		LOS ANGELES, CA 91405
Owner Name:		6851 SEPULVEDA BLVD, INC
Owner Type:		Other
Operator Name:		RITESH DESAL
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		No
Universal Waste Destination Facility:		No
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N
Sub-Part K Indicator:		Not reported
Commercial TSD Indicator:		No
Treatment Storage and Disposal Type:		Not reported
2018 GPRA Permit Baseline:		Not on the Baseline
2018 GPRA Renewals Baseline:		Not on the Baseline
Permit Renewals Workload Universe:		Not reported

6851 SEPULVEDA BLVD, INC (Continued) **1026165879**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20200515
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	6851 SEPULVEDA BLVD, INC
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6851 SEPULVEDA BLVD
Owner/Operator City,State,Zip:	LOS ANGELES, CA 91405
Owner/Operator Telephone:	818-484-6611
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	RITESH DESAL
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6851 SEPULVEDA BLVD
Owner/Operator City,State,Zip:	LOS ANGELES, CA 91405
Owner/Operator Telephone:	818-484-6611
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

6851 SEPULVEDA BLVD, INC (Continued) **1026165879**

Historic Generators:
Receive Date: 20200507
Handler Name: 6851 SEPULVEDA BLVD, INC
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 56299
NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

I68 **TIM PLUMLEY** **RCRA NonGen / NLR** **1026483574**
SE **6600 BURNET AVE** **CAC003089647**
1/8-1/4 **VAN NUYS, CA 91405**
0.166 mi.
876 ft. **Site 2 of 3 in cluster I**

Relative: **Lower**
Actual: **729 ft.**

RCRA NonGen / NLR:
Date Form Received by Agency: 20201022
Handler Name: TIM PLUMLEY
Handler Address: 6600 BURNET AVE
Handler City,State,Zip: VAN NUYS, CA 91405
EPA ID: CAC003089647
Contact Name: TIM PLUMLEY
Contact Address: 6600 BURNET AVE
Contact City,State,Zip: VAN NUYS, CA 91405
Contact Telephone: 323-219-2056
Contact Fax: Not reported
Contact Email: TIMPLUMLEY@GMAIL.COM
Contact Title: Not reported
EPA Region: 09
Land Type: Not reported
Federal Waste Generator Description: Not a generator, verified
Non-Notifier: Not reported
Biennial Report Cycle: Not reported
Accessibility: Not reported
Active Site Indicator: Not reported
State District Owner: Not reported
State District: Not reported
Mailing Address: 6600 BURNET AVE
Mailing City,State,Zip: VAN NUYS, CA 91405
Owner Name: TIM PLUMLEY

TIM PLUMLEY (Continued) **1026483574**

Owner Type:	Other
Operator Name:	TIM PLUMLEY
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20201026
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No

TIM PLUMLEY (Continued) **1026483574**

Sub-Part P Indicator: No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	TIM PLUMLEY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6600 BURNET AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	323-219-2056
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	TIM PLUMLEY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6600 BURNET AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	323-219-2056
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20201022
Handler Name: TIM PLUMLEY	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

69
NW
1/8-1/4
0.173 mi.
911 ft.

MILENA MATEVOSYAN
6826 PEACH AVE
VAN NUYS, CA 91406

RCRA NonGen / NLR

1024768902
CAC002988790

Relative:
Higher

Actual:
741 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:		20181111
Handler Name:	MILENA MATEVOSYAN	
Handler Address:		6826 PEACH AVE
Handler City,State,Zip:		VAN NUYS, CA 91406
EPA ID:		CAC002988790
Contact Name:		MILENA MATEVOSYAN
Contact Address:		7535 OWENS ST
Contact City,State,Zip:		TUJUNGA, CA 91042
Contact Telephone:		818-900-0101
Contact Fax:		Not reported
Contact Email:		JALBOR@BURNS-ENVIRO.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		7535 OWENS ST
Mailing City,State,Zip:		TUJUNGA, CA 91042
Owner Name:		MILENA MATEVOSYAN
Owner Type:		Other
Operator Name:		MILENA MATEVOSYAN
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		Yes
Universal Waste Destination Facility:		Yes
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N
Sub-Part K Indicator:		Not reported
Commercial TSD Indicator:		No
Treatment Storage and Disposal Type:		Not reported
2018 GPRA Permit Baseline:		Not on the Baseline
2018 GPRA Renewals Baseline:		Not on the Baseline
Permit Renewals Workload Universe:		Not reported

MILENA MATEVOSYAN (Continued) **1024768902**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20181120
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	MILENA MATEVOSYAN
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	7535 OWENS ST
Owner/Operator City,State,Zip:	TUJUNGA, CA 91042
Owner/Operator Telephone:	818-900-0101
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	MILENA MATEVOSYAN
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	7535 OWENS ST
Owner/Operator City,State,Zip:	TUJUNGA, CA 91042
Owner/Operator Telephone:	818-900-0101
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

MILENA MATEVOSYAN (Continued) **1024768902**

Historic Generators:
Receive Date: 20181111
Handler Name: MILENA MATEVOSYAN
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 56299
NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

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70 **JANIS ROVNER** **RCRA NonGen / NLR** **1024756685**
WSW **6640 LANGDON AVE** **CAC002976517**
1/8-1/4 **VAN NUYS, CA 91406**
0.184 mi.
971 ft.

Relative:
Lower

Actual:
734 ft.

RCRA NonGen / NLR:
Date Form Received by Agency: 20180820
Handler Name: JANIS ROVNER
Handler Address: 6640 LANGDON AVE
Handler City,State,Zip: VAN NUYS, CA 91406
EPA ID: CAC002976517
Contact Name: JANIS ROVNER
Contact Address: 6640 LANGDON AVE
Contact City,State,Zip: VAN NUYS, CA 91406
Contact Telephone: 818-383-5960
Contact Fax: Not reported
Contact Email: CAROLYN.KBEINC@GMAIL.COM
Contact Title: Not reported
EPA Region: 09
Land Type: Not reported
Federal Waste Generator Description: Not a generator, verified
Non-Notifier: Not reported
Biennial Report Cycle: Not reported
Accessibility: Not reported
Active Site Indicator: Handler Activities
State District Owner: Not reported
State District: Not reported
Mailing Address: 6640 LANGDON AVE
Mailing City,State,Zip: VAN NUYS, CA 91406
Owner Name: JANIS ROVNER

JANIS ROVNER (Continued) **1024756685**

Owner Type:	Other
Operator Name:	JANIS ROVNER
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180905
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No

JANIS ROVNER (Continued) **1024756685**

Sub-Part P Indicator: No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JANIS ROVNER
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6640 LANGDON AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91406
Owner/Operator Telephone:	818-383-5960
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JANIS ROVNER
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6640 LANGDON AVE
Owner/Operator City,State,Zip:	VAN NUYS, CA 91406
Owner/Operator Telephone:	818-383-5960
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20180820
Handler Name: JANIS ROVNER	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

I71 **COLEMAN, GENEVIEVE** **RCRA NonGen / NLR** **1025830622**
SE **15116 KITTRIDGE STREET** **CAC003010178**
1/8-1/4 **VAN NUYS, CA 91405**
0.193 mi.
1017 ft. **Site 3 of 3 in cluster I**

Relative: **Lower**
Actual: **728 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20190414
Handler Name:	COLEMAN, GENEVIEVE	
Handler Address:		15116 KITTRIDGE STREET
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC003010178
Contact Name:		COLEMAN, GENEVIEVE
Contact Address:		15116 KITTRIDGE STREET
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		818-730-7360
Contact Fax:		Not reported
Contact Email:		ANDREWC@PWSEI.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		15116 KITTRIDGE STREET
Mailing City,State,Zip:		VAN NUYS, CA 91405
Owner Name:		COLEMAN, GENEVIEVE
Owner Type:		Other
Operator Name:		COLEMAN, GENEVIEVE
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		Yes
Universal Waste Destination Facility:		Yes
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N
Sub-Part K Indicator:		Not reported
Commercial TSD Indicator:		No
Treatment Storage and Disposal Type:		Not reported
2018 GPRA Permit Baseline:		Not on the Baseline
2018 GPRA Renewals Baseline:		Not on the Baseline
Permit Renewals Workload Universe:		Not reported

COLEMAN, GENEVIEVE (Continued) **1025830622**

Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20190626
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	COLEMAN, GENEVIEVE
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15116 KITTRIDGE STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-730-7360
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	COLEMAN, GENEVIEVE
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15116 KITTRIDGE STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-730-7360
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

COLEMAN, GENEVIEVE (Continued) **1025830622**

Historic Generators:
Receive Date: 20190414
Handler Name: COLEMAN, GENEVIEVE
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 56299
NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

72
SSW
1/8-1/4
0.203 mi.
1070 ft.

6540 SEPULVEDA BLVD
VAN NUYS, CA

UST **U004303846**
N/A

Relative:
Lower

Actual:
729 ft.

LOS ANGELES UST:
Name: Not reported
Address: 6540 SEPULVEDA BLVD
City,State,Zip: VAN NUYS, CA
Facility ID: Not reported
Last Run Date: 01/01/1900
Status: HISTORICAL

73
NNW
1/8-1/4
0.221 mi.
1166 ft.

RESEARCH & DEVELOPMENT
6900 SEPULVEDA BLVD
LOS ANGELES, CA 91405

SWEEPS UST **S101588019**
CA FID UST **N/A**

Relative:
Higher

Actual:
745 ft.

SWEEPS UST:
Name: RESEARCH & DEVELOPMENT
Address: 6900 SEPULVEDA BLVD
City: LOS ANGELES
Status: Not reported
Comp Number: 6492
Number: Not reported
Board Of Equalization: Not reported
Referral Date: Not reported

RESEARCH & DEVELOPMENT (Continued) **S101588019**

Action Date:	Not reported
Created Date:	Not reported
Owner Tank Id:	Not reported
SWRCB Tank Id:	Not reported
Tank Status:	Not reported
Capacity:	Not reported
Active Date:	Not reported
Tank Use:	Not reported
STG:	Not reported
Content:	Not reported
Number Of Tanks:	Not reported

CA FID UST:

Facility ID:	19056251
Regulated By:	UTNKA
Regulated ID:	Not reported
Cortese Code:	Not reported
SIC Code:	Not reported
Facility Phone:	2130000000
Mail To:	Not reported
Mailing Address:	6900 SEPULVEDA BLVD
Mailing Address 2:	Not reported
Mailing City,St,Zip:	LOS ANGELES 914050000
Contact:	Not reported
Contact Phone:	Not reported
DUNs Number:	Not reported
NPDES Number:	Not reported
EPA ID:	Not reported
Comments:	Not reported
Status:	Active

K74 **AARON RIGBY** **RCRA NonGen / NLR** **1024751615**
SE **15050 KITTRIDGE STREET** **CAC002971408**
1/8-1/4 **VAN NUYS, CA 91405**
0.228 mi.
1205 ft. **Site 1 of 2 in cluster K**

Relative: **Lower**

Actual: **727 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20180718
Handler Name:	AARON RIGBY	
Handler Address:		15050 KITTRIDGE STREET
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC002971408
Contact Name:		AARON RIGBY
Contact Address:		15050 KITTRIDGE STREET
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		818-378-6477
Contact Fax:		Not reported
Contact Email:		KCHRISTOPHERSON@HAZAWAYTODAY.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities

AARON RIGBY (Continued) **1024751615**

State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15050 KITTRIDGE STREET
Mailing City,State,Zip:	VAN NUYS, CA 91405
Owner Name:	AARON RIGBY
Owner Type:	Other
Operator Name:	AARON RIGBY
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	Yes
Universal Waste Destination Facility:	Yes
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180831
Recognized Trader-Importer:	No

AARON RIGBY (Continued) **1024751615**

Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	AARON RIGBY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15050 KITTRIDGE STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-378-6477
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	AARON RIGBY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15050 KITTRIDGE STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-378-6477
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20180718
Handler Name: AARON RIGBY	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

AARON RIGBY (Continued) **1024751615**

Evaluation Action Summary:
Evaluations: No Evaluations Found

K75 **AARON RIGBY** **RCRA NonGen / NLR** **1024751125**
SE **15050 KITTRIDGE STREET** **CAC002970917**
1/8-1/4 **VAN NUYS, CA 91405**
0.228 mi.
1205 ft. **Site 2 of 2 in cluster K**

Relative: **Lower**
Actual: **727 ft.**

RCRA NonGen / NLR:

Date Form Received by Agency:		20180714
Handler Name:	AARON RIGBY	
Handler Address:		15050 KITTRIDGE STREET
Handler City,State,Zip:		VAN NUYS, CA 91405
EPA ID:		CAC002970917
Contact Name:		AARON RIGBY
Contact Address:		15050 KITTRIDGE STREET
Contact City,State,Zip:		VAN NUYS, CA 91405
Contact Telephone:		818-378-6477
Contact Fax:		Not reported
Contact Email:		JOECHEMIST@HOTMAIL.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Handler Activities
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		15050 KITTRIDGE STREET
Mailing City,State,Zip:		VAN NUYS, CA 91405
Owner Name:		AARON RIGBY
Owner Type:		Other
Operator Name:		AARON RIGBY
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		Yes
Universal Waste Destination Facility:		Yes
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N

AARON RIGBY (Continued) **1024751125**

Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20180830
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	AARON RIGBY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15050 KITTRIDGE STREET
Owner/Operator City,State,Zip:	VAN NUYS, CA 91405
Owner/Operator Telephone:	818-378-6477
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	AARON RIGBY
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15050 KITTRIDGE STREET

AARON RIGBY (Continued) **1024751125**

Owner/Operator City,State,Zip: VAN NUYS, CA 91405
Owner/Operator Telephone: 818-378-6477
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20180714
Handler Name: AARON RIGBY
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Code: 56299
NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

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76 **JERRY TILLETT** **RCRA NonGen / NLR** **1026041189**
SSE **15118 HAYNES ST** **CAC003047317**
1/8-1/4 **VAN NUYS, CA 91411**
0.249 mi.
1314 ft.

Relative: **Lower**

Actual: **726 ft.**

RCRA NonGen / NLR:
Date Form Received by Agency: 20191216
Handler Name: JERRY TILLETT
Handler Address: 15118 HAYNES ST
Handler City,State,Zip: VAN NUYS, CA 91411-1417
EPA ID: CAC003047317
Contact Name: JERRY TILLETT
Contact Address: 15118 HAYNES ST
Contact City,State,Zip: VAN NUYS, CA 91411-1417
Contact Telephone: 818-448-2953
Contact Fax: Not reported
Contact Email: MANIFEST.SIRRIS@GMAIL.COM
Contact Title: Not reported
EPA Region: 09
Land Type: Not reported
Federal Waste Generator Description: Not a generator, verified
Non-Notifier: Not reported
Biennial Report Cycle: Not reported
Accessibility: Not reported

JERRY TILLETT (Continued) **1026041189**

Active Site Indicator:	Not reported
State District Owner:	Not reported
State District:	Not reported
Mailing Address:	15118 HAYNES ST
Mailing City,State,Zip:	VAN NUYS, CA 91411-1417
Owner Name:	JERRY TILLETT
Owner Type:	Other
Operator Name:	JERRY TILLETT
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site Converter Treatment storage and Disposal Facility:	Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20200210

JERRY TILLETT (Continued) **1026041189**

Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JERRY TILLETT
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15118 HAYNES ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91411-1417
Owner/Operator Telephone:	818-448-2953
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JERRY TILLETT
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	15118 HAYNES ST
Owner/Operator City,State,Zip:	VAN NUYS, CA 91411-1417
Owner/Operator Telephone:	818-448-2953
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Historic Generators:

Receive Date:	20191216
Handler Name: JERRY TILLETT	
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not reported
Electronic Manifest Broker:	Not reported

List of NAICS Codes and Descriptions:

NAICS Code:	56299
NAICS Description:	ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

JERRY TILLETT (Continued) **1026041189**

Evaluation Action Summary:
Evaluations: No Evaluations Found

77
NW
1/8-1/4
0.249 mi.
1317 ft.

TOSHIO HIGA
6852 LANGDON AVE.
VAN NUYS, CA 91406

RCRA NonGen / NLR **1026824602**
CAC003137640

Relative:
Higher

Actual:
743 ft.

RCRA NonGen / NLR:

Date Form Received by Agency:		20210903
Handler Name:	TOSHIO HIGA	
Handler Address:		6852 LANGDON AVE.
Handler City,State,Zip:		VAN NUYS, CA 91406
EPA ID:		CAC003137640
Contact Name:		RR ELECTRIC
Contact Address:		2216 AGATE CT. UNIT A
Contact City,State,Zip:		SIMI VALLEY, CA 93065
Contact Telephone:		800-510-4740
Contact Fax:		Not reported
Contact Email:		DISPATCHER@RRELECTRICHVAC.COM
Contact Title:		Not reported
EPA Region:		09
Land Type:		Not reported
Federal Waste Generator Description:		Not a generator, verified
Non-Notifier:		Not reported
Biennial Report Cycle:		Not reported
Accessibility:		Not reported
Active Site Indicator:		Not reported
State District Owner:		Not reported
State District:		Not reported
Mailing Address:		6852 LANGDON AVE.
Mailing City,State,Zip:		VAN NUYS, CA 91406
Owner Name:		TOSHIO HIGA
Owner Type:		Other
Operator Name:		RR ELECTRIC
Operator Type:		Other
Short-Term Generator Activity:		No
Importer Activity:		No
Mixed Waste Generator:		No
Transporter Activity:		No
Transfer Facility Activity:		No
Recycler Activity with Storage:		No
Small Quantity On-Site Burner Exemption:		No
Smelting Melting and Refining Furnace Exemption:		No
Underground Injection Control:		No
Off-Site Waste Receipt:		No
Universal Waste Indicator:		No
Universal Waste Destination Facility:		No
Federal Universal Waste:		No
Active Site Fed-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site Converter Treatment storage and Disposal Facility:		Not reported
Active Site State-Reg Treatment Storage and Disposal Facility:		Not reported
Active Site State-Reg Handler:		---
Federal Facility Indicator:		Not reported
Hazardous Secondary Material Indicator:		N

TOSHIO HIGA (Continued) **1026824602**

Sub-Part K Indicator:	Not reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not reported
Permit Workload Universe:	Not reported
Permit Progress Universe:	Not reported
Post-Closure Workload Universe:	Not reported
Closure Workload Universe:	Not reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not reported
Full Enforcement Universe:	Not reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20210913
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	TOSHIO HIGA
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	6852 LANGDON AVE.
Owner/Operator City,State,Zip:	VAN NUYS, CA 91406
Owner/Operator Telephone:	818-781-6249
Owner/Operator Telephone Ext:	Not reported
Owner/Operator Fax:	Not reported
Owner/Operator Email:	Not reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	RR ELECTRIC
Legal Status:	Other
Date Became Current:	Not reported
Date Ended Current:	Not reported
Owner/Operator Address:	2216 AGATE CT. UNIT A

TOSHIO HIGA (Continued) **1026824602**

Owner/Operator City,State,Zip: SIMI VALLEY, CA 93065
Owner/Operator Telephone: 800-510-4740
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 20210903
Handler Name: TOSHIO HIGA
Federal Waste Generator Description: Not a generator, verified
State District Owner: Not reported
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: No
Electronic Manifest Broker: No

List of NAICS Codes and Descriptions:
NAICS Code: 56299
NAICS Description: ALL OTHER WASTE MANAGEMENT SERVICES

Facility Has Received Notices of Violations:
Violations: No Violations Found

Evaluation Action Summary:
Evaluations: No Evaluations Found

78
ENE
1/4-1/2
0.410 mi.
2164 ft.

A CLASS RECYCLING **SWRCY** **S119777714**
6828 KESTER AVE **N/A**
VAN NUYS, CA 91405

Relative:
Lower

Actual:
734 ft.

SWRCY:
Name: A CLASS RECYCLING
Address: 6828 KESTER AVE
City,State,Zip: VAN NUYS, CA 91405
Reg Id: Not reported
Cert Id: RC274594.001
Mailing Address: 6828 Kester Ave
Mailing City: Van Nuys
Mailing State: CA
Mailing Zip Code: 91405
Website: Not reported
Email: Not reported
Phone Number: (818) 220-1085
Rural: N
Operation Begin Date: 02/01/2019
Aluminium: Not reported
Glass: Not reported
Plastic: Not reported
Bimetal: Not reported

A CLASS RECYCLING (Continued) **S119777714**

Hours of Operation: Mon - Sun 8:00 am - 5:45 pm
Organization ID: Not reported
Organization Name: A Class Recycling

L79 **UNOCAL #2489** **LUST** **S102439888**
South **15300 VICTORY BLVD** **Cortese** **N/A**
1/4-1/2 **VAN NUYS, CA 91406**
0.427 mi.
2254 ft. **Site 1 of 4 in cluster L**

Relative: **Lower**

Actual: **722 ft.**

LUST REG 4:

Region:	4	
Regional Board:	04	
County:	Los Angeles	
Facility Id:	914061698	
Status:	Case Closed	
Substance:	Gasoline	
Substance Quantity:	Not reported	
Local Case No:	Not reported	
Case Type:	Groundwater	
Abatement Method Used at the Site:		Not reported
Global ID:	T0603702446	
W Global ID:	Not reported	
Staff:	UNK	
Local Agency:	19050	
Cross Street:	Not reported	
Enforcement Type:	Not reported	
Date Leak Discovered:	12/1/1989	
Date Leak First Reported:		1/30/1995
Date Leak Record Entered:	4/7/1995	
Date Confirmation Began:	Not reported	
Date Leak Stopped:	12/1/1989	
Date Case Last Changed on Database:		2/18/1997
Date the Case was Closed:		1/2/1997
How Leak Discovered:	Tank Closure	
How Leak Stopped:	Not reported	
Cause of Leak:	UNK	
Leak Source:	Tank	
Operator:	OLD CASE #040795-03	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		13534.273423788937189061110192
Source of Cleanup Funding:		Tank
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		1/30/1995
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		1/1/1965
Hist Max MTBE Conc in Groundwater:		150
Hist Max MTBE Conc in Soil:		Not reported
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	Not reported	
Organization:	Not reported	
Owner Contact:	Not reported	

UNOCAL #2489 (Continued) **S102439888**

Responsible Party:	UNOCAL ENVIR. REMEDIATION SERV
RP Address:	376 S. VALENCIA AVE, BREA, CA 92621
Program:	LUST
Lat/Long:	34.186569 / -1
Local Agency Staff:	PEJ
Beneficial Use:	Not reported
Priority:	Not reported
Cleanup Fund Id:	Not reported
Suspended:	Not reported
Assigned Name:	Not reported
Summary:	02/18/97 - WELL ABANDONMENT REPORT 12/31/97 QUARTERLY MONITORING REPORT

CORTESE:

Name:	UNOCAL #2489
Address:	15300 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Region:	CORTESE
Envirostor Id:	Not reported
Global ID:	T0603702446
Site/Facility Type:	LUST CLEANUP SITE
Cleanup Status:	COMPLETED - CASE CLOSED
Status Date:	Not reported
Site Code:	Not reported
Latitude:	Not reported
Longitude:	Not reported
Owner:	Not reported
Enf Type:	Not reported
Swat R:	Not reported
Flag:	active
Order No:	Not reported
Waste Discharge System No:	Not reported
Effective Date:	Not reported
Region 2:	Not reported
WID Id:	Not reported
Solid Waste Id No:	Not reported
Waste Management Uit Name:	Not reported
File Name:	Active Open

L80 **JIFFY LUBE # 2774** **LUST** **S103946711**
South **15300 VICTORY BLVD** **CERS HAZ WASTE** **N/A**
1/4-1/2 **VAN NUYS, CA 91411** **CERS TANKS**
0.427 mi. **HIST CORTESE**
2254 ft. **Site 2 of 4 in cluster L** **HAZMAT**
CERS

Relative:
Lower

Actual:
722 ft.

LUST:

Name:	UNOCAL #2489
Address:	15300 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Type:	LUST Cleanup Site
Geo Track:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702446
Global Id:	T0603702446
Latitude:	34.186375
Longitude:	-118.466552
Status:	Completed - Case Closed

JIFFY LUBE # 2774 (Continued) **S103946711**

Status Date: 01/02/1997
Case Worker: YR
RB Case Number: 914061698
Local Agency: LOS ANGELES, CITY OF
File Location: Not reported
Local Case Number: Not reported
Potential Media Affect: Aquifer used for drinking water supply
Potential Contaminants of Concern: Gasoline
Site History: Not reported

LUST:
Global Id: T0603702446
Contact Type: Regional Board Caseworker
Contact Name: YUE RONG
Organization Name: LOS ANGELES RWQCB (REGION 4)
Address: 320 W. 4TH ST., SUITE 200
City: Los Angeles
Email: yrong@waterboards.ca.gov
Phone Number: Not reported

Global Id: T0603702446
Contact Type: Local Agency Caseworker
Contact Name: ELOY LUNA
Organization Name: LOS ANGELES, CITY OF
Address: 200 North Main Street, Suite 1780
City: LOS ANGELES
Email: eloy.luna@lacity.org
Phone Number: Not reported

LUST:
Global Id: T0603702446
Action Type: Other
Date: 12/01/1989
Action: Leak Discovery

Global Id: T0603702446
Action Type: Other
Date: 01/30/1995
Action: Leak Reported

Global Id: T0603702446
Action Type: Other
Date: 12/01/1989
Action: Leak Stopped

LUST:
Global Id: T0603702446
Status: Open - Case Begin Date
Status Date: 12/01/1989

Global Id: T0603702446
Status: Open - Site Assessment
Status Date: 01/30/1995

Global Id: T0603702446
Status: Completed - Case Closed
Status Date: 01/02/1997

JIFFY LUBE # 2774 (Continued) **S103946711**

CERS HAZ WASTE:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Hazardous Waste Generator

CERS TANKS:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Aboveground Petroleum Storage

HIST CORTESE:
edr_fname: UNOCAL #2489
edr_fadd1: 15300 VICTORY
City,State,Zip: VAN NUYS, CA 91406
Region: CORTESE
Facility County Code: 19
Reg By: LTNKA
Reg Id: 914061698

LOS ANGELES HM:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Facility ID: FA0035859
Last Run Date: 04/19/2021
Status: ACTIVE

CERS:
Name: JIFFY LUBE # 2774
Address: 15300 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91411
Site ID: 126026
CERS ID: 10259548
CERS Description: Chemical Storage Facilities

Violations:
Site ID: 126026
Site Name: JIFFY LUBE # 2774
Violation Date: 03-24-2017
Citation: HSC 6.5 Multiple - California Health and Safety Code, Chapter 6.5, Section(s) Multiple
Violation Description: Hazardous Waste Generator Program - Administration/Documentation - General
Violation Notes: Returned to compliance on 10/02/2018. OBSERVATION: Owner/Operator failed to obtain or maintain an active permit. SPCC plan indicates 5260 gal petroleum storage; no AST program element on the permit. CORRECTIVE ACTION: Every business or business concern within the jurisdiction of the LACoCUPA and subject to one or more of the program elements shall be required to apply for, pay the permit fees, and

JIFFY LUBE # 2774 (Continued) **S103946711**

obtain from the LACoCUPA a unified program facility permit for the program elements applicable to such facility prior to the commencement of any business or activity related to any of the program elements. The permit required under this section shall be posted and conspicuously displayed at the location falling under the requirements of this chapter. Every person, business, or business concern within the jurisdiction of the LACoCUPA and subject to the requirements of one or more of the program elements shall be required to pay the applicable annual fees and any applicable late payment penalty and apply for and [Truncated]

Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Site ID: 126026
Site Name: JIFFY LUBE # 2774
Violation Date: 03-24-2017
Citation: 22 CCR 12 66262.34(f) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.34(f)
Violation Description: Failure to properly label hazardous waste accumulation containers and portable tanks with the following requirements: "Hazardous Waste", name and address of the generator, physical and chemical characteristics of the Hazardous Waste, and starting accumulation date.
Violation Notes: Returned to compliance on 03/24/2017. OBSERVATION: 1x200 gal used antifreeze and 2x750 gal used oil ASTs in the pit are without hazardous waste labels. All hazardous waste containers shall be marked with the following information: 1) the words Hazardous Waste ; 2) name and address of generator; 3) hazardous properties; 4) physical state; 5) composition (contents); 6) accumulation start date. CORRECTIVE ACTION: Immediately label these containers and ensure that all hazardous waste containers are marked with all the required information. COS.
Violation Division: Los Angeles County Fire Department
Violation Program: HW
Violation Source: CERS,

Evaluation:
Eval General Type: Compliance Evaluation Inspection
Eval Date: 01-10-2014
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Inspected by J. Perukkonil Consent given by Armando V.
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 03-24-2017
Violations Found: Yes
Eval Type: Routine done by local agency
Eval Notes: Ruben Gonzalez
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection

JIFFY LUBE # 2774 (Continued) **S103946711**

Eval Date:	05-27-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Ruben Gonzalez/Manager store02774@jiffylube.com
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	06-02-2015
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	06-05-2018
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	07-16-2021
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	APSA
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	01-10-2014
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not reported
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	06-19-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	APSA volume verification: 5260 gal.
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	06-02-2015
Violations Found:	No
Eval Type:	Routine done by local agency

JIFFY LUBE # 2774 (Continued) **S103946711**

Eval Notes: NO VIOLATIONS FOUND ON INSPECTION OF FACILITY
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 10-05-2018
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 12-01-2017
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Eval General Type: Compliance Evaluation Inspection
Eval Date: 07-16-2021
Violations Found: No
Eval Type: Routine done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles City Fire Department
Eval Program: HMRRP
Eval Source: CERS,

Eval General Type: Other/Unknown
Eval Date: 07-17-2014
Violations Found: No
Eval Type: Other, not routine, done by local agency
Eval Notes: Not reported
Eval Division: Los Angeles County Fire Department
Eval Program: HW
Eval Source: CERS,

Affiliation:
Affiliation Type Desc: Document Preparer
Entity Name: James Willis
Entity Title: Not reported
Affiliation Address: Not reported
Affiliation City: Not reported
Affiliation State: Not reported
Affiliation Country: Not reported
Affiliation Zip: Not reported
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: James Willis
Entity Title: COMPLIANCE MANAGER
Affiliation Address: Not reported
Affiliation City: Not reported

JIFFY LUBE # 2774 (Continued) **S103946711**

Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Parent Corporation
Entity Name:	Heartland Group
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not reported
Affiliation Address:	105 DECKER COURT SUITE 900
Affiliation City:	IRVING
Affiliation State:	TX
Affiliation Country:	Not reported
Affiliation Zip:	75062
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	Heartland Automotive Services II Inc.
Entity Title:	Not reported
Affiliation Address:	105 DECKER CT STE 900
Affiliation City:	IRVING
Affiliation State:	TX
Affiliation Country:	United States
Affiliation Zip:	75062
Affiliation Phone:	(972) 812-7900,
Affiliation Type Desc:	Operator
Entity Name:	Heartland Automotive Services II Inc.
Entity Title:	Not reported
Affiliation Address:	Not reported
Affiliation City:	Not reported
Affiliation State:	Not reported
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	(972) 812-7900,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Environmental Contact
Entity Name:	James Willis

JIFFY LUBE # 2774 (Continued) **S103946711**

Entity Title:	Not reported
Affiliation Address:	105 DECKER COURT SUITE900
Affiliation City:	IRVING
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	75062
Affiliation Phone:	,

Name:	UNOCAL #2489
Address:	15300 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Site ID:	256853
CERS ID:	T0603702446
CERS Description:	Leaking Underground Storage Tank Cleanup Site

Affiliation:

Affiliation Type Desc:	Regional Board Caseworker
Entity Name:	YUE RONG - LOS ANGELES RWQCB (REGION 4)
Entity Title:	Not reported
Affiliation Address:	320 W. 4TH ST., SUITE 200
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

Affiliation Type Desc:	Local Agency Caseworker
Entity Name:	ELOY LUNA - LOS ANGELES, CITY OF
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Suite 1780
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

L81 **MOBIL #18-FGC** **LUST** **S103281961**
South **6360 SEPULVEDA BLVD** **SWEEPS UST** **N/A**
1/4-1/2 **VAN NUYS, CA 91411** **Cortese**
0.472 mi. **CERS**
2492 ft. **Site 3 of 4 in cluster L**

Relative:
Lower

Actual:
720 ft.

LUST REG 4:

Region:	4
Regional Board:	04
County:	Los Angeles
Facility Id:	914110934
Status:	Leak being confirmed
Substance:	1
Substance Quantity:	Not reported
Local Case No:	Not reported
Case Type:	Soil
Abatement Method Used at the Site:	Not reported
Global ID:	T0603702470
W Global ID:	Not reported
Staff:	UNK

MOBIL #18-FGC (Continued) **S103281961**

Local Agency:	19000	
Cross Street:	VICTORY BLVD	
Enforcement Type:	Not reported	
Date Leak Discovered:	12/1/1983	
Date Leak First Reported:		12/8/1997
Date Leak Record Entered:	1/5/1998	
Date Confirmation Began:	12/8/1997	
Date Leak Stopped:	12/1/1983	
Date Case Last Changed on Database:		1/5/1998
Date the Case was Closed:		Not reported
How Leak Discovered:	Tank Closure	
How Leak Stopped:	Not reported	
Cause of Leak:	Not reported	
Leak Source:	Not reported	
Operator:	Not reported	
Water System:	Not reported	
Well Name:	Not reported	
Approx. Dist To Production Well (ft):		13548.135019081054630888380371
Source of Cleanup Funding:		Not reported
Preliminary Site Assessment Workplan Submitted:		Not reported
Preliminary Site Assessment Began:		Not reported
Pollution Characterization Began:		Not reported
Remediation Plan Submitted:		Not reported
Remedial Action Underway:		Not reported
Post Remedial Action Monitoring Began:		Not reported
Enforcement Action Date:		Not reported
Historical Max MTBE Date:		Not reported
Hist Max MTBE Conc in Groundwater:		Not reported
Hist Max MTBE Conc in Soil:		62000
Significant Interim Remedial Action Taken:		Not reported
GW Qualifier:	Not reported	
Soil Qualifier:	=	
Organization:	Not reported	
Owner Contact:	Not reported	
Responsible Party:	MOBIL OIL CORP	
RP Address:	3700 W. 190TH ST., TPT2, TORRANCE, CA 90509	
Program:	LUST	
Lat/Long:	34.185864 / -1	
Local Agency Staff:	Not reported	
Beneficial Use:	Not reported	
Priority:	Not reported	
Cleanup Fund Id:	Not reported	
Suspended:	Not reported	
Assigned Name:	Not reported	
Summary:	12/08/97 REQUEST FOR CLOSURE	

SWEEPS UST:

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88

MOBIL #18-FGC (Continued) **S103281961**

Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-002095-000001
Tank Status: A
Capacity: 6000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: DIESEL
Number Of Tanks: 6

Name: MOBIL OIL CORP#14 - 122
Address: 6360 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 2095
Number: 1
Board Of Equalization: 44-000400
Referral Date: 04-10-93
Action Date: 04-07-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-002095-000002
Tank Status: A
Capacity: 280
Active Date: 04-20-88
Tank Use: OIL
STG: W
Content: WASTE OIL
Number Of Tanks: Not reported

Name: MOBIL OIL CORP#14 - 122
Address: 6360 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 2095
Number: 1
Board Of Equalization: 44-000400
Referral Date: 04-10-93
Action Date: 04-07-94
Created Date: 02-29-88
Owner Tank Id: Not reported
SWRCB Tank Id: 19-050-002095-000003
Tank Status: A
Capacity: 6000
Active Date: 04-20-88
Tank Use: M.V. FUEL
STG: P
Content: REG UNLEADED
Number Of Tanks: Not reported

Name: MOBIL OIL CORP#14 - 122
Address: 6360 SEPULVEDA BLVD
City: VAN NUYS
Status: Active
Comp Number: 2095
Number: 1
Board Of Equalization: 44-000400

MOBIL #18-FGC (Continued) **S103281961**

Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000004
Tank Status:	A
Capacity:	10000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000005
Tank Status:	A
Capacity:	12000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

Name:	MOBIL OIL CORP#14 - 122
Address:	6360 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	2095
Number:	1
Board Of Equalization:	44-000400
Referral Date:	04-10-93
Action Date:	04-07-94
Created Date:	02-29-88
Owner Tank Id:	Not reported
SWRCB Tank Id:	19-050-002095-000006
Tank Status:	A
Capacity:	6000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not reported

CORTESE:

Name:	MOBIL #18-FGC
Address:	6360 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411

MOBIL #18-FGC (Continued) **S103281961**

Region:	CORTESE
Envirostor Id:	Not reported
Global ID:	T0603702470
Site/Facility Type:	LUST CLEANUP SITE
Cleanup Status:	COMPLETED - CASE CLOSED
Status Date:	Not reported
Site Code:	Not reported
Latitude:	Not reported
Longitude:	Not reported
Owner:	Not reported
Enf Type:	Not reported
Swat R:	Not reported
Flag:	active
Order No:	Not reported
Waste Discharge System No:	Not reported
Effective Date:	Not reported
Region 2:	Not reported
WID Id:	Not reported
Solid Waste Id No:	Not reported
Waste Management Uit Name:	Not reported
File Name:	Active Open

CERS:

Name:	MOBIL #18-FGC
Address:	6360 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Site ID:	229104
CERS ID:	T0603702470
CERS Description:	Leaking Underground Storage Tank Cleanup Site

Affiliation:

Affiliation Type Desc:	Local Agency Caseworker
Entity Name:	ELOY LUNA - LOS ANGELES, CITY OF
Entity Title:	Not reported
Affiliation Address:	200 North Main Street, Suite 1780
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	,

Affiliation Type Desc:	Regional Board Caseworker
Entity Name:	MAGDY BAIADY - LOS ANGELES RWQCB (REGION 4)
Entity Title:	Not reported
Affiliation Address:	320 W. 4TH ST., SUITE 200
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	2135766699,

L82 **MOBIL #18-FGC** **LUST** **S104576675**
South **6360 SEPULVEDA BLVD** **HIST CORTESE** **N/A**
1/4-1/2 **VAN NUYS, CA 91411**
0.472 mi.
2492 ft. **Site 4 of 4 in cluster L**

Relative:
Lower

Actual:
720 ft.

LUST:

Name:	MOBIL #18-FGC
Address:	6360 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Lead Agency:	LOS ANGELES RWQCB (REGION 4)
Case Type:	LUST Cleanup Site
Geo Track:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702470
Global Id:	T0603702470
Latitude:	34.185864
Longitude:	-118.4660411
Status:	Completed - Case Closed
Status Date:	03/29/2012
Case Worker:	MB
RB Case Number:	914110934
Local Agency:	LOS ANGELES, CITY OF
File Location:	Regional Board
Local Case Number:	Not reported
Potential Media Affect:	Other Groundwater (uses other than drinking water), Soil
Potential Contaminants of Concern:	Aviation
Site History:	Not reported

LUST:

Global Id:	T0603702470
Contact Type:	Regional Board Caseworker
Contact Name:	MAGDY BAIADY
Organization Name:	LOS ANGELES RWQCB (REGION 4)
Address:	320 W. 4TH ST., SUITE 200
City:	LOS ANGELES
Email:	mbaiady@waterboards.ca.gov
Phone Number:	2135766699

Global Id:	T0603702470
Contact Type:	Local Agency Caseworker
Contact Name:	ELOY LUNA
Organization Name:	LOS ANGELES, CITY OF
Address:	200 North Main Street, Suite 1780
City:	LOS ANGELES
Email:	eloy.luna@lacity.org
Phone Number:	Not reported

LUST:

Global Id:	T0603702470
Action Type:	RESPONSE
Date:	01/15/2011
Action:	Monitoring Report - Semi-Annually

Global Id:	T0603702470
Action Type:	Other
Date:	12/01/1983
Action:	Leak Discovery

Global Id:	T0603702470
Action Type:	REMEDIATION

MOBIL #18-FGC (Continued) **S104576675**

Date: 08/06/2007
Action: Soil Vapor Extraction (SVE)

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 06/08/2009
Action: Staff Letter

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 02/10/2012
Action: Notification - Preclosure

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 03/29/2012
Action: Closure/No Further Action Letter

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 03/29/2012
Action: Closure/No Further Action Letter

Global Id: T0603702470
Action Type: Other
Date: 12/08/1997
Action: Leak Reported

Global Id: T0603702470
Action Type: RESPONSE
Date: 07/08/2009
Action: Other Report / Document

Global Id: T0603702470
Action Type: RESPONSE
Date: 07/13/2009
Action: Other Report / Document

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/15/2009
Action: Monitoring Report - Quarterly

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/09/2009
Action: Soil and Water Investigation Workplan

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/15/2010
Action: Monitoring Report - Quarterly

Global Id: T0603702470
Action Type: Other
Date: 12/01/1983
Action: Leak Stopped

MOBIL #18-FGC (Continued) **S104576675**

Global Id: T0603702470
Action Type: RESPONSE
Date: 04/05/2010
Action: Soil and Water Investigation Report

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/16/2011
Action: Request for Closure

Global Id: T0603702470
Action Type: RESPONSE
Date: 12/16/2011
Action: Soil and Water Investigation Report

Global Id: T0603702470
Action Type: ENFORCEMENT
Date: 01/05/2010
Action: Staff Letter

LUST:
Global Id: T0603702470
Status: Open - Case Begin Date
Status Date: 12/01/1983

Global Id: T0603702470
Status: Open - Site Assessment
Status Date: 12/08/1997

Global Id: T0603702470
Status: Open - Site Assessment
Status Date: 06/08/2009

Global Id: T0603702470
Status: Completed - Case Closed
Status Date: 03/29/2012

HIST CORTESE:
edr_fname: MOBIL #18-FGC
edr_fadd1: 6360 SEPULVEDA
City,State,Zip: VAN NUYS, CA 91401
Region: CORTESE
Facility County Code: 19
Reg By: LTNKA
Reg Id: 914110934

83
WSW
1/2-1
0.865 mi.
4569 ft.

DOD - SEPULVEDA ANG IRP SITE #1
15900 VICTORY
VAN NUYS, CA 91406

ENVIROSTOR
CPS-SLIC
AST
HIST CORTESE
CERS

S101272772
N/A

Relative:
Lower

Actual:
722 ft.

ENVIROSTOR:

Name:	SEPULVEDA AIR NATIONAL GUARD
Address:	15900 VICTORY BLVD.
City,State,Zip:	VAN NUYS, CA 91406
Facility ID:	19970013
Status:	Refer: RWQCB
Status Date:	08/01/2017
Site Code:	300307
Site Type:	Military Evaluation
Site Type Detailed:	Open Base
Acres:	26
NPL:	NO
Regulatory Agencies:	RWQCB, SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	Charles Ridenour
Division Branch:	Cleanup Sacramento
Assembly:	45
Senate:	27
Special Program:	DSMOA
Restricted Use:	NO
Site Mgmt Req:	NONE SPECIFIED
Funding:	DERA
Latitude:	34.18638
Longitude:	-118.4791
APN:	NONE SPECIFIED
Past Use:	NONE SPECIFIED
Potential COC:	* WASTE OIL & MIXED OIL * UNSPECIFIED SOLVENT MIXTURES * Sludge - Paint
Confirmed COC:	NONE SPECIFIED
Potential Description:	NONE SPECIFIED
Alias Name:	SEPULVEDA AIR NATIONAL GUARD
Alias Type:	Alternate Name
Alias Name:	SLT43187185
Alias Type:	GeoTracker Global ID
Alias Name:	SLT43188186
Alias Type:	GeoTracker Global ID
Alias Name:	T0603743904
Alias Type:	GeoTracker Global ID
Alias Name:	300307
Alias Type:	Project Code (Site Code)
Alias Name:	19970013
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Preliminary Endangerment Assessment Report
Completed Date:	03/06/1997
Comments:	Not reported
Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Preliminary Assessment/Site Inspection Report (PA/SI)

DOD - SEPULVEDA ANG IRP SITE #1 (Continued) **S101272772**

Completed Date: 09/26/2012
Comments: Not reported

Future Area Name: Not reported
Future Sub Area Name: Not reported
Future Document Type: Not reported
Future Due Date: Not reported
Schedule Area Name: Not reported
Schedule Sub Area Name: Not reported
Schedule Document Type: Not reported
Schedule Due Date: Not reported
Schedule Revised Date: Not reported

SLIC REG 4:
Region: 4
Facility Status: No further action required
SLIC: 0288B
Substance: TPH/VOCs
Staff: SSH

CPS-SLIC:
Name: SEPULVEDA ANG (MISSILE SILO)
Address: 15900 VICTORY BOULEVARD
City,State,Zip: VAN NUYS, CA 91406
Region: STATE
Facility Status: **Completed - Case Closed**
Status Date: 02/29/2016
Global Id: T10000005903
Lead Agency: LOS ANGELES RWQCB (REGION 4)
Lead Agency Case Number: Not reported
Latitude: 34.1866253
Longitude: -118.4792908
Case Type: Cleanup Program Site
Case Worker: JY
Local Agency: Not reported
RB Case Number: 0288C
File Location: Regional Board
Potential Media Affected: Aquifer used for drinking water supply, Soil, Soil Vapor
Potential Contaminants of Concern: Tetrachloroethylene (PCE), Trichloroethylene (TCE), Benzene, Total Petroleum Hydrocarbons (TPH)
Site History: Not reported

Click here to access the California GeoTracker records for this facility:

Name: DOD - SEPULVEDA ANG IRP SITE #1
Address: 15900 VICTORY BLVD
City,State,Zip: VAN NUYS, CA 91406
Region: STATE
Facility Status: **Completed - Case Closed**
Status Date: 02/16/2001
Global Id: SLT43188186
Lead Agency: LOS ANGELES RWQCB (REGION 4)
Lead Agency Case Number: Not reported
Latitude: 34.18653
Longitude: -118.467941
Case Type: Cleanup Program Site

DOD - SEPULVEDA ANG IRP SITE #1 (Continued) **S101272772**

Case Worker:	Not reported
Local Agency:	Not reported
RB Case Number:	0288B
File Location:	Not reported
Potential Media Affected:	Not reported
Potential Contaminants of Concern:	Not reported
Site History:	Not reported

Click here to access the California GeoTracker records for this facility:

LOS ANGELES AST:

Facility ID:	FA0010500
Name:	CALIFORNIA AIR NATIONAL GUARD
Address:	15900 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Last Run Date:	06/01/2019
Status:	ACTIVE

HIST CORTESE:

edr_fname:	SEPULVEDA AIR NATIONAL GU
edr_fadd1:	15900 VICTORY
City,State,Zip:	VAN NUYS, CA 91406
Region:	CORTESE
Facility County Code:	19
Reg By:	CALSI
Reg Id:	19970013

CERS:

Name:	DOD - SEPULVEDA ANG IRP SITE #1
Address:	15900 VICTORY BLVD
City,State,Zip:	VAN NUYS, CA 91406
Site ID:	243024
CERS ID:	SLT43188186
CERS Description:	Cleanup Program Site

Name:	SEPULVEDA ANG (MISSILE SILO)
Address:	15900 VICTORY BOULEVARD
City,State,Zip:	VAN NUYS, CA 91406
Site ID:	248745
CERS ID:	T10000005903
CERS Description:	Cleanup Program Site

Affiliation:

Affiliation Type Desc:	Regional Board Caseworker
Entity Name:	JESSICA YEUNG - LOS ANGELES RWQCB (REGION 4)
Entity Title:	Not reported
Affiliation Address:	320 West 4th St., Suite 200
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not reported
Affiliation Zip:	Not reported
Affiliation Phone:	2135766729,

84
ENE
1/2-1
0.950 mi.
5015 ft.

SAN FERNANDO VALY COM. MENTAL HEALTH CTR
14535-14545 SHERMAN CIR;14550 SHERMAN WA
VAN NUYS, CA 91405

ENVIROSTOR **S118756560**
N/A

Relative:
Higher

Actual:
745 ft.

ENVIROSTOR:

Name:	SAN FERNANDO VALY COM. MENTAL HEALTH CTR
Address:	14535-14545 SHERMAN CIR;14550 SHERMAN WA
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	19800036
Status:	No Action Required
Status Date:	05/22/1998
Site Code:	300700
Site Type:	Calmortgage
Site Type Detailed:	Calmortgage
Acres:	0
NPL:	NO
Regulatory Agencies:	SMBRP
Lead Agency:	SMBRP
Program Manager:	Not reported
Supervisor:	William Beckman
Division Branch:	Cleanup Sacramento
Assembly:	46
Senate:	18
Special Program:	Not reported
Restricted Use:	NO
Site Mgmt Req:	NONE SPECIFIED
Funding:	CalMortgage
Latitude:	34.20027
Longitude:	-118.45
APN:	NONE SPECIFIED
Past Use:	NONE
Potential COC:	NONE SPECIFIED No Contaminants found
Confirmed COC:	No Contaminants found
Potential Description:	NMA
Alias Name:	300700
Alias Type:	Project Code (Site Code)
Alias Name:	19800036
Alias Type:	Envirostor ID Number

Completed Info:

Completed Area Name:	PROJECT WIDE
Completed Sub Area Name:	Not reported
Completed Document Type:	Phase 1
Completed Date:	05/22/1998
Comments:	Pursuant to the MOU, DTSC has reviewed a Phase I Preliminary Environmental Assessment for the San Fernando Valley Community Mental Health Center, Inc. (SFVCMHC). The subject property currently contains a one-story office building. SFVCMHC currently is leasing a major portion of the building which has been remodeled to accommodate their mental health clinic and administrative office. A portion of the building is presently vacant and will be remodeled to allow SFVCMHC to expand their clinic operations. SFVCMHC is proposing to purchase the subject property once the remodeling is completed. A Supplemental Phase I Environmental Assessment Report was prepared by DTSC and concluded that no action was needed for this property; there is no contamination on the property.
Future Area Name:	Not reported

SAN FERNANDO VALY COM. MENTAL HEALTH CTR (Continued) **S118756560**

Future Sub Area Name:	Not reported
Future Document Type:	Not reported
Future Due Date:	Not reported
Schedule Area Name:	Not reported
Schedule Sub Area Name:	Not reported
Schedule Document Type:	Not reported
Schedule Due Date:	Not reported
Schedule Revised Date:	Not reported

Count: 2 records. ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
LOS ANGELES	S118946945		LEMAY ST & SEPULVEDA BLVD	91406	CDL
VAN NUYS	S107534746		525 SEPULVEDA BLVD, RM 245 (BE	91411	CDL

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal NPL (Superfund) sites

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: N/A
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 3
Telephone 215-814-5418

EPA Region 4
Telephone 404-562-8033

EPA Region 5
Telephone 312-886-6686

EPA Region 10
Telephone 206-553-8665

EPA Region 6
Telephone: 214-655-6659

EPA Region 7
Telephone: 913-551-7247

EPA Region 8
Telephone: 303-312-6774

EPA Region 9
Telephone: 415-947-4246

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: N/A
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991
Date Data Arrived at EDR: 02/02/1994
Date Made Active in Reports: 03/30/1994
Number of Days to Update: 56

Source: EPA
Telephone: 202-564-4267
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

Lists of Federal Delisted NPL sites

Delisted NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: N/A
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

Lists of Federal sites subject to CERCLA removals and CERCLA orders

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 05/25/2021
Date Data Arrived at EDR: 06/24/2021
Date Made Active in Reports: 09/20/2021
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 703-603-8704
Last EDR Contact: 04/01/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Varies

SEMS: Superfund Enterprise Management System

SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly know as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Quarterly

Lists of Federal CERCLA sites with NFRAP

SEMS-ARCHIVE: Superfund Enterprise Management System Archive

SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that. based upon available information, the location is not judged to be potential NPL site.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Quarterly

Lists of Federal RCRA facilities undergoing Corrective Action

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

Lists of Federal RCRA TSD facilities

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

Lists of Federal RCRA generators

RCRA-LQG: RCRA - Large Quantity Generators

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

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

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

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

RCRA-VSQG: RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

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

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

Federal institutional controls / engineering controls registries

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 11/15/2021
Date Data Arrived at EDR: 11/16/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 84

Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 08/22/2022
Data Release Frequency: Varies

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 11/19/2021
Date Data Arrived at EDR: 11/19/2021
Date Made Active in Reports: 02/14/2022
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 02/23/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

US INST CONTROLS: Institutional Controls Sites List

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 11/19/2021
Date Data Arrived at EDR: 11/19/2021
Date Made Active in Reports: 02/14/2022
Number of Days to Update: 87

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 02/23/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 03/01/2022
Date Made Active in Reports: 03/10/2022
Number of Days to Update: 9

Source: National Response Center, United States Coast Guard
Telephone: 202-267-2180
Last EDR Contact: 03/22/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

Lists of state- and tribal (Superfund) equivalent sites

RESPONSE: State Response Sites

Identifies confirmed release sites where DTSC is involved in remediation, either in a lead or oversight capacity. These confirmed release sites are generally high-priority and high potential risk.

Date of Government Version: 01/24/2022
Date Data Arrived at EDR: 01/25/2022
Date Made Active in Reports: 04/13/2022
Number of Days to Update: 78

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 04/26/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

Lists of state- and tribal hazardous waste facilities

ENVIROSTOR: EnviroStor Database

The Department of Toxic Substances Control's (DTSC's) Site Mitigation and Brownfields Reuse Program's (SMBRP's) EnviroStor database identifes sites that have known contamination or sites for which there may be reasons to investigate further. The database includes the following site types: Federal Superfund sites (National Priorities List (NPL)); State Response, including Military Facilities and State Superfund; Voluntary Cleanup; and School sites. EnviroStor provides similar information to the information that was available in CalSites, and provides additional site information, including, but not limited to, identification of formerly-contaminated properties that have been released for reuse, properties where environmental deed restrictions have been recorded to prevent inappropriate land uses, and risk characterization information that is used to assess potential impacts to public health and the environment at contaminated sites.

Date of Government Version: 01/24/2022
Date Data Arrived at EDR: 01/25/2022
Date Made Active in Reports: 04/13/2022
Number of Days to Update: 78

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 04/26/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

Lists of state and tribal landfills and solid waste disposal facilities

SWF/LF (SWIS): Solid Waste Information System

Active, Closed and Inactive Landfills. SWF/LF records typically contain an inve ntory of solid waste disposal facilities or landfills. These may be active or i nactive facilities or open dumps that failed to meet RCRA Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 02/07/2022
Date Data Arrived at EDR: 02/08/2022
Date Made Active in Reports: 05/05/2022
Number of Days to Update: 86

Source: Department of Resources Recycling and Recovery
Telephone: 916-341-6320
Last EDR Contact: 02/08/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: Quarterly

Lists of state and tribal leaking storage tanks

LUST REG 6V: Leaking Underground Storage Tank Case Listing
Leaking Underground Storage Tank locations. Inyo, Kern, Los Angeles, Mono, San Bernardino counties.

Date of Government Version: 06/07/2005
Date Data Arrived at EDR: 06/07/2005
Date Made Active in Reports: 06/29/2005
Number of Days to Update: 22

Source: California Regional Water Quality Control Board Victorville Branch Office (6)
Telephone: 760-241-7365
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

LUST REG 1: Active Toxic Site Investigation
Del Norte, Humboldt, Lake, Mendocino, Modoc, Siskiyou, Sonoma, Trinity counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/01/2001
Date Data Arrived at EDR: 02/28/2001
Date Made Active in Reports: 03/29/2001
Number of Days to Update: 29

Source: California Regional Water Quality Control Board North Coast (1)
Telephone: 707-570-3769
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

LUST REG 2: Fuel Leak List
Leaking Underground Storage Tank locations. Alameda, Contra Costa, Marin, Napa, San Francisco, San Mateo, Santa Clara, Solano, Sonoma counties.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: California Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-622-2433
Last EDR Contact: 09/19/2011
Next Scheduled EDR Contact: 01/02/2012
Data Release Frequency: No Update Planned

LUST: Leaking Underground Fuel Tank Report (GEOTRACKER)
Leaking Underground Storage Tank (LUST) Sites included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: see region list
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

LUST REG 6L: Leaking Underground Storage Tank Case Listing
For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/09/2003
Date Data Arrived at EDR: 09/10/2003
Date Made Active in Reports: 10/07/2003
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Lahontan Region (6)
Telephone: 530-542-5572
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

LUST REG 3: Leaking Underground Storage Tank Database
Leaking Underground Storage Tank locations. Monterey, San Benito, San Luis Obispo, Santa Barbara, Santa Cruz counties.

Date of Government Version: 05/19/2003
Date Data Arrived at EDR: 05/19/2003
Date Made Active in Reports: 06/02/2003
Number of Days to Update: 14

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-542-4786
Last EDR Contact: 07/18/2011
Next Scheduled EDR Contact: 10/31/2011
Data Release Frequency: No Update Planned

LUST REG 4: Underground Storage Tank Leak List
Los Angeles, Ventura counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35

Source: California Regional Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6710
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: No Update Planned

LUST REG 5: Leaking Underground Storage Tank Database

Leaking Underground Storage Tank locations. Alameda, Alpine, Amador, Butte, Colusa, Contra Costa, Calveras, El Dorado, Fresno, Glenn, Kern, Kings, Lake, Lassen, Madera, Mariposa, Merced, Modoc, Napa, Nevada, Placer, Plumas, Sacramento, San Joaquin, Shasta, Solano, Stanislaus, Sutter, Tehama, Tulare, Tuolumne, Yolo, Yuba counties.

Date of Government Version: 07/01/2008
Date Data Arrived at EDR: 07/22/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 9

Source: California Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-4834
Last EDR Contact: 07/01/2011
Next Scheduled EDR Contact: 10/17/2011
Data Release Frequency: No Update Planned

LUST REG 7: Leaking Underground Storage Tank Case Listing

Leaking Underground Storage Tank locations. Imperial, Riverside, San Diego, Santa Barbara counties.

Date of Government Version: 02/26/2004
Date Data Arrived at EDR: 02/26/2004
Date Made Active in Reports: 03/24/2004
Number of Days to Update: 27

Source: California Regional Water Quality Control Board Colorado River Basin Region (7)
Telephone: 760-776-8943
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

LUST REG 8: Leaking Underground Storage Tanks

California Regional Water Quality Control Board Santa Ana Region (8). For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 02/14/2005
Date Data Arrived at EDR: 02/15/2005
Date Made Active in Reports: 03/28/2005
Number of Days to Update: 41

Source: California Regional Water Quality Control Board Santa Ana Region (8)
Telephone: 909-782-4496
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

LUST REG 9: Leaking Underground Storage Tank Report

Orange, Riverside, San Diego counties. For more current information, please refer to the State Water Resources Control Board's LUST database.

Date of Government Version: 03/01/2001
Date Data Arrived at EDR: 04/23/2001
Date Made Active in Reports: 05/21/2001
Number of Days to Update: 28

Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-637-5595
Last EDR Contact: 09/26/2011
Next Scheduled EDR Contact: 01/09/2012
Data Release Frequency: No Update Planned

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 04/28/2021
Date Data Arrived at EDR: 06/11/2021
Date Made Active in Reports: 09/07/2021
Number of Days to Update: 88

Source: EPA Region 1
Telephone: 617-918-1313
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 6
Telephone: 214-665-6597
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85
Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85
Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85
Source: EPA Region 8
Telephone: 303-312-6271
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85
Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land
Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85
Source: EPA, Region 5
Telephone: 312-886-7439
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 05/28/2021
Date Data Arrived at EDR: 06/22/2021
Date Made Active in Reports: 09/20/2021
Number of Days to Update: 90
Source: EPA Region 4
Telephone: 404-562-8677
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

CPS-SLIC: Statewide SLIC Cases (GEOTRACKER)
Cleanup Program Sites (CPS; also known as Site Cleanups [SC] and formerly known as Spills, Leaks, Investigations, and Cleanups [SLIC] sites) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

SLIC REG 1: Active Toxic Site Investigations

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2003
Date Data Arrived at EDR: 04/07/2003
Date Made Active in Reports: 04/25/2003
Number of Days to Update: 18

Source: California Regional Water Quality Control Board, North Coast Region (1)
Telephone: 707-576-2220
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

SLIC REG 2: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/30/2004
Date Data Arrived at EDR: 10/20/2004
Date Made Active in Reports: 11/19/2004
Number of Days to Update: 30

Source: Regional Water Quality Control Board San Francisco Bay Region (2)
Telephone: 510-286-0457
Last EDR Contact: 09/19/2011
Next Scheduled EDR Contact: 01/02/2012
Data Release Frequency: No Update Planned

SLIC REG 3: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/18/2006
Date Data Arrived at EDR: 05/18/2006
Date Made Active in Reports: 06/15/2006
Number of Days to Update: 28

Source: California Regional Water Quality Control Board Central Coast Region (3)
Telephone: 805-549-3147
Last EDR Contact: 07/18/2011
Next Scheduled EDR Contact: 10/31/2011
Data Release Frequency: No Update Planned

SLIC REG 4: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/17/2004
Date Data Arrived at EDR: 11/18/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 47

Source: Region Water Quality Control Board Los Angeles Region (4)
Telephone: 213-576-6600
Last EDR Contact: 07/01/2011
Next Scheduled EDR Contact: 10/17/2011
Data Release Frequency: No Update Planned

SLIC REG 5: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/01/2005
Date Data Arrived at EDR: 04/05/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 16

Source: Regional Water Quality Control Board Central Valley Region (5)
Telephone: 916-464-3291
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

SLIC REG 6V: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing

The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 05/24/2005
Date Data Arrived at EDR: 05/25/2005
Date Made Active in Reports: 06/16/2005
Number of Days to Update: 22

Source: Regional Water Quality Control Board, Victorville Branch
Telephone: 619-241-6583
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

SLIC REG 6L: SLIC Sites
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/07/2004
Date Data Arrived at EDR: 09/07/2004
Date Made Active in Reports: 10/12/2004
Number of Days to Update: 35
Source: California Regional Water Quality Control Board, Lahontan Region
Telephone: 530-542-5574
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

SLIC REG 7: SLIC List
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 11/24/2004
Date Data Arrived at EDR: 11/29/2004
Date Made Active in Reports: 01/04/2005
Number of Days to Update: 36
Source: California Regional Quality Control Board, Colorado River Basin Region
Telephone: 760-346-7491
Last EDR Contact: 08/01/2011
Next Scheduled EDR Contact: 11/14/2011
Data Release Frequency: No Update Planned

SLIC REG 8: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 04/03/2008
Date Data Arrived at EDR: 04/03/2008
Date Made Active in Reports: 04/14/2008
Number of Days to Update: 11
Source: California Region Water Quality Control Board Santa Ana Region (8)
Telephone: 951-782-3298
Last EDR Contact: 09/12/2011
Next Scheduled EDR Contact: 12/26/2011
Data Release Frequency: No Update Planned

SLIC REG 9: Spills, Leaks, Investigation & Cleanup Cost Recovery Listing
The SLIC (Spills, Leaks, Investigations and Cleanup) program is designed to protect and restore water quality from spills, leaks, and similar discharges.

Date of Government Version: 09/10/2007
Date Data Arrived at EDR: 09/11/2007
Date Made Active in Reports: 09/28/2007
Number of Days to Update: 17
Source: California Regional Water Quality Control Board San Diego Region (9)
Telephone: 858-467-2980
Last EDR Contact: 08/08/2011
Next Scheduled EDR Contact: 11/21/2011
Data Release Frequency: No Update Planned

Lists of state and tribal registered storage tanks

FEMA UST: Underground Storage Tank Listing
A listing of all FEMA owned underground storage tanks.

Date of Government Version: 10/14/2021
Date Data Arrived at EDR: 11/05/2021
Date Made Active in Reports: 02/01/2022
Number of Days to Update: 88
Source: FEMA
Telephone: 202-646-5797
Last EDR Contact: 04/04/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

MILITARY UST SITES: Military UST Sites (GEOTRACKER)
Military ust sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

UST: Active UST Facilities

Active UST facilities gathered from the local regulatory agencies

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: SWRCB
Telephone: 916-341-5851
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Semi-Annually

UST CLOSURE: Proposed Closure of Underground Storage Tank (UST) Cases

UST cases that are being considered for closure by either the State Water Resources Control Board or the Executive Director have been posted for a 60-day public comment period. UST Case Closures being proposed for consideration by the State Water Resources Control Board. These are primarily UST cases that meet closure criteria under the decisional framework in State Water Board Resolution No. 92-49 and other Board orders. UST Case Closures proposed for consideration by the Executive Director pursuant to State Water Board Resolution No. 2012-0061. These are cases that meet the criteria of the Low-Threat UST Case Closure Policy. UST Case Closure Review Denials and Approved Orders.

Date of Government Version: 12/01/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 03/02/2022
Number of Days to Update: 85

Source: State Water Resources Control Board
Telephone: 916-327-7844
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

AST: Aboveground Petroleum Storage Tank Facilities

A listing of aboveground storage tank petroleum storage tank locations.

Date of Government Version: 07/06/2016
Date Data Arrived at EDR: 07/12/2016
Date Made Active in Reports: 09/19/2016
Number of Days to Update: 69

Source: California Environmental Protection Agency
Telephone: 916-327-5092
Last EDR Contact: 03/10/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 9
Telephone: 415-972-3368
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 8
Telephone: 303-312-6137
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 10/14/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA, Region 1
Telephone: 617-918-1313
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 04/06/2021
Date Data Arrived at EDR: 06/11/2021
Date Made Active in Reports: 09/07/2021
Number of Days to Update: 88

Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 10/12/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 85

Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 05/28/2021
Date Data Arrived at EDR: 06/22/2021
Date Made Active in Reports: 09/20/2021
Number of Days to Update: 90

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

Lists of state and tribal voluntary cleanup sites

INDIAN VCP R7: Voluntary Cleanup Priority Lisitng

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008
Date Data Arrived at EDR: 04/22/2008
Date Made Active in Reports: 05/19/2008
Number of Days to Update: 27

Source: EPA, Region 7
Telephone: 913-551-7365
Last EDR Contact: 07/08/2021
Next Scheduled EDR Contact: 07/20/2009
Data Release Frequency: Varies

INDIAN VCP R1: Voluntary Cleanup Priority Listing
A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 07/27/2015
Date Data Arrived at EDR: 09/29/2015
Date Made Active in Reports: 02/18/2016
Number of Days to Update: 142
Source: EPA, Region 1
Telephone: 617-918-1102
Last EDR Contact: 03/16/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Varies

VCP: Voluntary Cleanup Program Properties
Contains low threat level properties with either confirmed or unconfirmed releases and the project proponents have request that DTSC oversee investigation and/or cleanup activities and have agreed to provide coverage for DTSC's costs.

Date of Government Version: 01/24/2022
Date Data Arrived at EDR: 01/25/2022
Date Made Active in Reports: 04/13/2022
Number of Days to Update: 78
Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 04/26/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

Lists of state and tribal brownfield sites

BROWNFIELDS: Considered Brownfieds Sites Listing
A listing of sites the SWRCB considers to be Brownfields since these are sites have come to them through the MOA Process.

Date of Government Version: 12/15/2021
Date Data Arrived at EDR: 12/16/2021
Date Made Active in Reports: 03/03/2022
Number of Days to Update: 77
Source: State Water Resources Control Board
Telephone: 916-323-7905
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites
Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 02/23/2022
Date Data Arrived at EDR: 03/10/2022
Date Made Active in Reports: 03/10/2022
Number of Days to Update: 0
Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 03/15/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

WMUDS/SWAT: Waste Management Unit Database
Waste Management Unit Database System. WMUDS is used by the State Water Resources Control Board staff and the Regional Water Quality Control Boards for program tracking and inventory of waste management units. WMUDS is composed of the following databases: Facility Information, Scheduled Inspections Information, Waste Management Unit Information, SWAT Program Information, SWAT Report Summary Information, SWAT Report Summary Data, Chapter 15 (formerly Subchapter 15) Information, Chapter 15 Monitoring Parameters, TPCA Program Information, RCRA Program Information, Closure Information, and Interested Parties Information.

Date of Government Version: 04/01/2000
Date Data Arrived at EDR: 04/10/2000
Date Made Active in Reports: 05/10/2000
Number of Days to Update: 30

Source: State Water Resources Control Board
Telephone: 916-227-4448
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: No Update Planned

SWRCY: Recycler Database
A listing of recycling facilities in California.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

HAULERS: Registered Waste Tire Haulers Listing
A listing of registered waste tire haulers.

Date of Government Version: 09/14/2021
Date Data Arrived at EDR: 11/11/2021
Date Made Active in Reports: 11/23/2021
Number of Days to Update: 12

Source: Integrated Waste Management Board
Telephone: 916-341-6422
Last EDR Contact: 05/04/2022
Next Scheduled EDR Contact: 08/22/2022
Data Release Frequency: Varies

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands
Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations
A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: No Update Planned

ODI: Open Dump Inventory
An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

IHS OPEN DUMPS: Open Dumps on Indian Land
A listing of all open dumps located on Indian Land in the United States.

Date of Government Version: 04/01/2014
Date Data Arrived at EDR: 08/06/2014
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 176

Source: Department of Health & Human Serivces, Indian Health Service
Telephone: 301-443-1452
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations that have been removed from the DEAs National Clandestine Laboratory Register.

Date of Government Version: 11/16/2021
Date Data Arrived at EDR: 11/18/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 82

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 02/23/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: No Update Planned

HIST CAL-SITES: Calsites Database

The Calsites database contains potential or confirmed hazardous substance release properties. In 1996, California EPA reevaluated and significantly reduced the number of sites in the Calsites database. No longer updated by the state agency. It has been replaced by ENVIROSTOR.

Date of Government Version: 08/08/2005
Date Data Arrived at EDR: 08/03/2006
Date Made Active in Reports: 08/24/2006
Number of Days to Update: 21

Source: Department of Toxic Substance Control
Telephone: 916-323-3400
Last EDR Contact: 02/23/2009
Next Scheduled EDR Contact: 05/25/2009
Data Release Frequency: No Update Planned

SCH: School Property Evaluation Program

This category contains proposed and existing school sites that are being evaluated by DTSC for possible hazardous materials contamination. In some cases, these properties may be listed in the CalSites category depending on the level of threat to public health and safety or the environment they pose.

Date of Government Version: 01/24/2022
Date Data Arrived at EDR: 01/25/2022
Date Made Active in Reports: 04/13/2022
Number of Days to Update: 78

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 04/26/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

CDL: Clandestine Drug Labs

A listing of drug lab locations. Listing of a location in this database does not indicate that any illegal drug lab materials were or were not present there, and does not constitute a determination that the location either requires or does not require additional cleanup work.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 01/20/2021
Date Made Active in Reports: 04/08/2021
Number of Days to Update: 78

Source: Department of Toxic Substances Control
Telephone: 916-255-6504
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

TOXIC PITS: Toxic Pits Cleanup Act Sites

Toxic PITS Cleanup Act Sites. TOXIC PITS identifies sites suspected of containing hazardous substances where cleanup has not yet been completed.

Date of Government Version: 07/01/1995
Date Data Arrived at EDR: 08/30/1995
Date Made Active in Reports: 09/26/1995
Number of Days to Update: 27

Source: State Water Resources Control Board
Telephone: 916-227-4364
Last EDR Contact: 01/26/2009
Next Scheduled EDR Contact: 04/27/2009
Data Release Frequency: No Update Planned

CERS HAZ WASTE: CERS HAZ WASTE

List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Hazardous Chemical Management, Hazardous Waste Onsite Treatment, Household Hazardous Waste Collection, Hazardous Waste Generator, and RCRA LQ HW Generator programs.

Date of Government Version: 01/18/2022
Date Data Arrived at EDR: 01/19/2022
Date Made Active in Reports: 04/11/2022
Number of Days to Update: 82

Source: CalEPA
Telephone: 916-323-2514
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Quarterly

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 11/16/2021
Date Data Arrived at EDR: 11/18/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 82

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 02/23/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Quarterly

AQUEOUS FOAM: Former Fire Training Facility Assessments Listing

Airports shown on this list are those believed to use Aqueous Film Forming Foam (AFFF), and certified by the Federal Aviation Administration (FAA) under Title 14, Code of Federal Regulations (CFR), Part 139 (14 CFR Part 139). This list was created by SWRCB using information available from the FAA. Location points shown are from the latitude and longitude listed on the FAA airport master record.

Date of Government Version: 02/20/2020
Date Data Arrived at EDR: 12/10/2021
Date Made Active in Reports: 02/25/2022
Number of Days to Update: 77

Source: State Water Resources Control Board
Telephone: 916-341-5455
Last EDR Contact: 03/11/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

PFAS: PFAS Contamination Site Location Listing

A listing of PFAS contaminated sites included in the GeoTracker database.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

Local Lists of Registered Storage Tanks

SWEEPS UST: SWEEPS UST Listing

Statewide Environmental Evaluation and Planning System. This underground storage tank listing was updated and maintained by a company contacted by the SWRCB in the early 1990's. The listing is no longer updated or maintained. The local agency is the contact for more information on a site on the SWEEPS list.

Date of Government Version: 06/01/1994
Date Data Arrived at EDR: 07/07/2005
Date Made Active in Reports: 08/11/2005
Number of Days to Update: 35

Source: State Water Resources Control Board
Telephone: N/A
Last EDR Contact: 06/03/2005
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

HIST UST: Hazardous Substance Storage Container Database

The Hazardous Substance Storage Container Database is a historical listing of UST sites. Refer to local/county source for current data.

Date of Government Version: 10/15/1990
Date Data Arrived at EDR: 01/25/1991
Date Made Active in Reports: 02/12/1991
Number of Days to Update: 18

Source: State Water Resources Control Board
Telephone: 916-341-5851
Last EDR Contact: 07/26/2001
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

SAN FRANCISCO AST: Aboveground Storage Tank Site Listing
Aboveground storage tank sites

Date of Government Version: 02/03/2022
Date Data Arrived at EDR: 02/04/2022
Date Made Active in Reports: 05/02/2022
Number of Days to Update: 87

Source: San Francisco County Department of Public Health
Telephone: 415-252-3896
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

CA FID UST: Facility Inventory Database
The Facility Inventory Database (FID) contains a historical listing of active and inactive underground storage tank locations from the State Water Resource Control Board. Refer to local/county source for current data.

Date of Government Version: 10/31/1994
Date Data Arrived at EDR: 09/05/1995
Date Made Active in Reports: 09/29/1995
Number of Days to Update: 24

Source: California Environmental Protection Agency
Telephone: 916-341-5851
Last EDR Contact: 12/28/1998
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

CERS TANKS: California Environmental Reporting System (CERS) Tanks
List of sites in the California Environmental Protection Agency (CalEPA) Regulated Site Portal which fall under the Aboveground Petroleum Storage and Underground Storage Tank regulatory programs.

Date of Government Version: 01/18/2022
Date Data Arrived at EDR: 01/19/2022
Date Made Active in Reports: 04/11/2022
Number of Days to Update: 82

Source: California Environmental Protection Agency
Telephone: 916-323-2514
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Quarterly

Local Land Records

LIENS: Environmental Liens Listing
A listing of property locations with environmental liens for California where DTSC is a lien holder.

Date of Government Version: 02/24/2022
Date Data Arrived at EDR: 02/25/2022
Date Made Active in Reports: 03/09/2022
Number of Days to Update: 12

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

LIENS 2: CERCLA Lien Information
A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Semi-Annually

DEED: Deed Restriction Listing

Site Mitigation and Brownfields Reuse Program Facility Sites with Deed Restrictions & Hazardous Waste Management Program Facility Sites with Deed / Land Use Restriction. The DTSC Site Mitigation and Brownfields Reuse Program (SMBRP) list includes sites cleaned up under the program's oversight and generally does not include current or former hazardous waste facilities that required a hazardous waste facility permit. The list represents deed restrictions that are active. Some sites have multiple deed restrictions. The DTSC Hazardous Waste Management Program (HWMP) has developed a list of current or former hazardous waste facilities that have a recorded land use restriction at the local county recorder's office. The land use restrictions on this list were required by the DTSC HWMP as a result of the presence of hazardous substances that remain on site after the facility (or part of the facility) has been closed or cleaned up. The types of land use restriction include deed notice, deed restriction, or a land use restriction that binds current and future owners.

Date of Government Version: 11/30/2021
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/16/2022
Number of Days to Update: 78

Source: DTSC and SWRCB
Telephone: 916-323-3400
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Semi-Annually

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/15/2021
Date Data Arrived at EDR: 12/16/2021
Date Made Active in Reports: 03/10/2022
Number of Days to Update: 84

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

CHMIRS: California Hazardous Material Incident Report System

California Hazardous Material Incident Reporting System. CHMIRS contains information on reported hazardous material incidents (accidental releases or spills).

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 01/19/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 79

Source: Office of Emergency Services
Telephone: 916-845-8400
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Semi-Annually

LDS: Land Disposal Sites Listing (GEOTRACKER)

Land Disposal sites (Landfills) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Qualilty Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

MCS: Military Cleanup Sites Listing (GEOTRACKER)

Military sites (consisting of: Military UST sites; Military Privatized sites; and Military Cleanup sites [formerly known as DoD non UST]) included in GeoTracker. GeoTracker is the Water Boards data management system for sites that impact, or have the potential to impact, water quality in California, with emphasis on groundwater.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 06/06/2012
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 02/22/2013
Number of Days to Update: 50

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

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

Date of Government Version: 02/28/2022
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 15

Source: Environmental Protection Agency
Telephone: (415) 495-8895
Last EDR Contact: 04/06/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 10/26/2021
Date Data Arrived at EDR: 11/16/2021
Date Made Active in Reports: 02/08/2022
Number of Days to Update: 84

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 02/15/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 06/07/2021
Date Data Arrived at EDR: 07/13/2021
Date Made Active in Reports: 03/09/2022
Number of Days to Update: 239

Source: USGS
Telephone: 888-275-8747
Last EDR Contact: 04/12/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/11/2018
Date Made Active in Reports: 11/06/2019
Number of Days to Update: 574

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 04/05/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: N/A

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 01/01/2017
Date Data Arrived at EDR: 02/03/2017
Date Made Active in Reports: 04/07/2017
Number of Days to Update: 63

Source: Environmental Protection Agency
Telephone: 615-532-8599
Last EDR Contact: 02/08/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 12/13/2021
Date Data Arrived at EDR: 12/17/2021
Date Made Active in Reports: 03/17/2022
Number of Days to Update: 90

Source: Environmental Protection Agency
Telephone: 202-566-1917
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 08/30/2013
Date Data Arrived at EDR: 03/21/2014
Date Made Active in Reports: 06/17/2014
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 617-520-3000
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 09/30/2017
Date Data Arrived at EDR: 05/08/2018
Date Made Active in Reports: 07/20/2018
Number of Days to Update: 73

Source: Environmental Protection Agency
Telephone: 703-308-4044
Last EDR Contact: 02/03/2022
Next Scheduled EDR Contact: 05/16/2022
Data Release Frequency: Varies

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2016
Date Data Arrived at EDR: 06/17/2020
Date Made Active in Reports: 09/10/2020
Number of Days to Update: 85

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 03/18/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Every 4 Years

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 08/14/2020
Date Made Active in Reports: 11/04/2020
Number of Days to Update: 82

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 02/18/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Annually

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 01/19/2022
Date Data Arrived at EDR: 01/19/2022
Date Made Active in Reports: 04/11/2022
Number of Days to Update: 82

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 04/20/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Annually

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Annually

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 10/20/2021
Date Data Arrived at EDR: 11/05/2021
Date Made Active in Reports: 11/12/2021
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-564-8600
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

PRP: Potentially Responsible Parties
A listing of verified Potentially Responsible Parties

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/25/2022
Number of Days to Update: 22

Source: EPA
Telephone: 202-564-6023
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

PADS: PCB Activity Database System
PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 01/20/2022
Date Data Arrived at EDR: 01/20/2022
Date Made Active in Reports: 03/25/2022
Number of Days to Update: 64

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System
The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 11/18/2016
Date Data Arrived at EDR: 11/23/2016
Date Made Active in Reports: 02/10/2017
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Quarterly

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25

Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

MLTS: Material Licensing Tracking System
MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 07/29/2021
Date Data Arrived at EDR: 08/24/2021
Date Made Active in Reports: 11/19/2021
Number of Days to Update: 87

Source: Nuclear Regulatory Commission
Telephone: 301-415-7169
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Quarterly

COAL ASH DOE: Steam-Electric Plant Operation Data
A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 84
Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List
A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 01/12/2017
Date Data Arrived at EDR: 03/05/2019
Date Made Active in Reports: 11/11/2019
Number of Days to Update: 251
Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database
The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 09/13/2019
Date Data Arrived at EDR: 11/06/2019
Date Made Active in Reports: 02/10/2020
Number of Days to Update: 96
Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 02/04/2022
Next Scheduled EDR Contact: 05/16/2022
Data Release Frequency: Varies

RADINFO: Radiation Information Database
The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 07/01/2019
Date Data Arrived at EDR: 07/01/2019
Date Made Active in Reports: 09/23/2019
Number of Days to Update: 84
Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 03/28/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing
A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40
Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing
A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

DOT OPS: Incident and Accident Data

Department of Transporation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/02/2020
Date Data Arrived at EDR: 01/28/2020
Date Made Active in Reports: 04/17/2020
Number of Days to Update: 80

Source: Department of Transporation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 04/26/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 01/14/2022
Date Made Active in Reports: 03/25/2022
Number of Days to Update: 70

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 04/04/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 03/02/2022
Date Made Active in Reports: 03/25/2022
Number of Days to Update: 23

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 03/02/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Biennially

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 07/14/2015
Date Made Active in Reports: 01/10/2017
Number of Days to Update: 546

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 04/05/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

FUSRAP: Formerly Utilized Sites Remedial Action Program

DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations.

Date of Government Version: 07/26/2021
Date Data Arrived at EDR: 07/27/2021
Date Made Active in Reports: 10/22/2021
Number of Days to Update: 87

Source: Department of Energy
Telephone: 202-586-3559
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 08/30/2019
Date Data Arrived at EDR: 11/15/2019
Date Made Active in Reports: 01/28/2020
Number of Days to Update: 74

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 02/22/2022
Number of Days to Update: 19

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 05/05/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001
Date Data Arrived at EDR: 10/27/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 36

Source: American Journal of Public Health
Telephone: 703-305-6451
Last EDR Contact: 12/02/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

MINES VIOLATIONS: MSHA Violation Assessment Data

Mines violation and assessment information. Department of Labor, Mine Safety & Health Administration.

Date of Government Version: 03/21/2022
Date Data Arrived at EDR: 03/22/2022
Date Made Active in Reports: 03/25/2022
Number of Days to Update: 3

Source: DOL, Mine Safety & Health Admi
Telephone: 202-693-9424
Last EDR Contact: 03/14/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 11/02/2021
Date Data Arrived at EDR: 11/22/2021
Date Made Active in Reports: 02/14/2022
Number of Days to Update: 84

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 02/23/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Semi-Annually

US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 05/06/2020
Date Data Arrived at EDR: 05/27/2020
Date Made Active in Reports: 08/13/2020
Number of Days to Update: 78

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011
Date Data Arrived at EDR: 06/08/2011
Date Made Active in Reports: 09/13/2011
Number of Days to Update: 97

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

ABANDONED MINES: Abandoned Mines

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

Date of Government Version: 12/14/2021
Date Data Arrived at EDR: 12/15/2021
Date Made Active in Reports: 03/10/2022
Number of Days to Update: 85

Source: Department of Interior
Telephone: 202-208-2609
Last EDR Contact: 03/04/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 11/04/2021
Date Data Arrived at EDR: 11/22/2021
Date Made Active in Reports: 02/25/2022
Number of Days to Update: 95

Source: EPA
Telephone: (415) 947-8000
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

DOCKET HWC: Hazardous Waste Compliance Docket Listing

A complete list of the Federal Agency Hazardous Waste Compliance Docket Facilities.

Date of Government Version: 05/06/2021
Date Data Arrived at EDR: 05/21/2021
Date Made Active in Reports: 08/11/2021
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: 202-564-0527
Last EDR Contact: 02/22/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

ECHO: Enforcement & Compliance History Information

ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

Date of Government Version: 01/01/2022
Date Data Arrived at EDR: 01/04/2022
Date Made Active in Reports: 01/10/2022
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 202-564-2280
Last EDR Contact: 04/05/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Quarterly

UXO: Unexploded Ordnance Sites

A listing of unexploded ordnance site locations

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 01/11/2022
Date Made Active in Reports: 02/14/2022
Number of Days to Update: 34

Source: Department of Defense
Telephone: 703-704-1564
Last EDR Contact: 04/12/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

FUELS PROGRAM: EPA Fuels Program Registered Listing

This listing includes facilities that are registered under the Part 80 (Code of Federal Regulations) EPA Fuels Programs. All companies now are required to submit new and updated registrations.

Date of Government Version: 11/15/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/01/2022
Number of Days to Update: 78

Source: EPA
Telephone: 800-385-6164
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Quarterly

CA BOND EXP. PLAN: Bond Expenditure Plan

Department of Health Services developed a site-specific expenditure plan as the basis for an appropriation of Hazardous Substance Cleanup Bond Act funds. It is not updated.

Date of Government Version: 01/01/1989
Date Data Arrived at EDR: 07/27/1994
Date Made Active in Reports: 08/02/1994
Number of Days to Update: 6

Source: Department of Health Services
Telephone: 916-255-2118
Last EDR Contact: 05/31/1994
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

CORTESE: "Cortese" Hazardous Waste & Substances Sites List

The sites for the list are designated by the State Water Resource Control Board (LUST), the Integrated Waste Board (SWF/LS), and the Department of Toxic Substances Control (Cal-Sites).

Date of Government Version: 12/16/2021
Date Data Arrived at EDR: 12/16/2021
Date Made Active in Reports: 03/03/2022
Number of Days to Update: 77

Source: CAL EPA/Office of Emergency Information
Telephone: 916-323-3400
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

CUPA LIVERMORE-PLEASANTON: CUPA Facility Listing

list of facilities associated with the various CUPA programs in Livermore-Pleasanton

Date of Government Version: 05/01/2019
Date Data Arrived at EDR: 05/14/2019
Date Made Active in Reports: 07/17/2019
Number of Days to Update: 64

Source: Livermore-Pleasanton Fire Department
Telephone: 925-454-2361
Last EDR Contact: 02/08/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: Varies

DRYCLEANERS: Cleaner Facilities

A list of drycleaner related facilities that have EPA ID numbers. These are facilities with certain SIC codes: power laundries, family and commercial; garment pressing and cleaner's agents; linen supply; coin-operated laundries and cleaning; drycleaning plants, except rugs; carpet and upholster cleaning; industrial launderers; laundry and garment services.

Date of Government Version: 08/27/2021
Date Data Arrived at EDR: 09/01/2021
Date Made Active in Reports: 11/19/2021
Number of Days to Update: 79

Source: Department of Toxic Substance Control
Telephone: 916-327-4498
Last EDR Contact: 02/07/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Annually

DRYCLEAN SOUTH COAST: South Coast Air Quality Management District Drycleaner Listing
A listing of dry cleaners in the South Coast Air Quality Management District

Date of Government Version: 11/17/2021
Date Data Arrived at EDR: 11/18/2021
Date Made Active in Reports: 02/07/2022
Number of Days to Update: 81

Source: South Coast Air Quality Management District
Telephone: 909-396-3211
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

DRYCLEAN AVAQMD: Antelope Valley Air Quality Management District Drycleaner Listing
A listing of dry cleaners in the Antelope Valley Air Quality Management District.

Date of Government Version: 11/29/2021
Date Data Arrived at EDR: 11/29/2021
Date Made Active in Reports: 02/14/2022
Number of Days to Update: 77

Source: Antelope Valley Air Quality Management District
Telephone: 661-723-8070
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

EMI: Emissions Inventory Data
Toxics and criteria pollutant emissions data collected by the ARB and local air pollution agencies.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 06/10/2021
Date Made Active in Reports: 08/27/2021
Number of Days to Update: 78

Source: California Air Resources Board
Telephone: 916-322-2990
Last EDR Contact: 03/18/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Varies

ENF: Enforcement Action Listing
A listing of Water Board Enforcement Actions. Formal is everything except Oral/Verbal Communication, Notice of Violation, Expedited Payment Letter, and Staff Enforcement Letter.

Date of Government Version: 11/10/2021
Date Data Arrived at EDR: 11/11/2021
Date Made Active in Reports: 02/03/2022
Number of Days to Update: 84

Source: State Water Resoruces Control Board
Telephone: 916-445-9379
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

Financial Assurance 1: Financial Assurance Information Listing
Financial Assurance information

Date of Government Version: 01/13/2022
Date Data Arrived at EDR: 01/14/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 84

Source: Department of Toxic Substances Control
Telephone: 916-255-3628
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

Financial Assurance 2: Financial Assurance Information Listing
A listing of financial assurance information for solid waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 11/18/2021
Date Data Arrived at EDR: 11/19/2021
Date Made Active in Reports: 02/07/2022
Number of Days to Update: 80

Source: California Integrated Waste Management Board
Telephone: 916-341-6066
Last EDR Contact: 05/04/2022
Next Scheduled EDR Contact: 08/22/2022
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

HAZNET: Facility and Manifest Data

Facility and Manifest Data. The data is extracted from the copies of hazardous waste manifests received each year by the DTSC. The annual volume of manifests is typically 700,000 - 1,000,000 annually, representing approximately 350,000 - 500,000 shipments. Data are from the manifests submitted without correction, and therefore many contain some invalid values for data elements such as generator ID, TSD ID, waste category, and disposal method. This database begins with calendar year 1993.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 04/15/2020
Date Made Active in Reports: 07/02/2020
Number of Days to Update: 78

Source: California Environmental Protection Agency
Telephone: 916-255-1136
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Annually

ICE: ICE

Contains data pertaining to the Permitted Facilities with Inspections / Enforcements sites tracked in Envirostor.

Date of Government Version: 11/15/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/03/2022
Number of Days to Update: 80

Source: Department of Toxic Subsances Control
Telephone: 877-786-9427
Last EDR Contact: 02/15/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Quarterly

HIST CORTESE: Hazardous Waste & Substance Site List

The sites for the list are designated by the State Water Resource Control Board [LUST], the Integrated Waste Board [SWF/LS], and the Department of Toxic Substances Control [CALSITES]. This listing is no longer updated by the state agency.

Date of Government Version: 04/01/2001
Date Data Arrived at EDR: 01/22/2009
Date Made Active in Reports: 04/08/2009
Number of Days to Update: 76

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 01/22/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

HWP: EnviroStor Permitted Facilities Listing

Detailed information on permitted hazardous waste facilities and corrective action ("cleanups") tracked in EnviroStor.

Date of Government Version: 11/15/2021
Date Data Arrived at EDR: 11/15/2021
Date Made Active in Reports: 02/03/2022
Number of Days to Update: 80

Source: Department of Toxic Substances Control
Telephone: 916-323-3400
Last EDR Contact: 02/15/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Quarterly

HWT: Registered Hazardous Waste Transporter Database

A listing of hazardous waste transporters. In California, unless specifically exempted, it is unlawful for any person to transport hazardous wastes unless the person holds a valid registration issued by DTSC. A hazardous waste transporter registration is valid for one year and is assigned a unique registration number.

Date of Government Version: 01/03/2022
Date Data Arrived at EDR: 01/04/2022
Date Made Active in Reports: 03/18/2022
Number of Days to Update: 73

Source: Department of Toxic Substances Control
Telephone: 916-440-7145
Last EDR Contact: 04/05/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Quarterly

MINES: Mines Site Location Listing

A listing of mine site locations from the Office of Mine Reclamation.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: Department of Conservation
Telephone: 916-322-1080
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

MWMP: Medical Waste Management Program Listing

The Medical Waste Management Program (MWMP) ensures the proper handling and disposal of medical waste by permitting and inspecting medical waste Offsite Treatment Facilities (PDF) and Transfer Stations (PDF) throughout the state. MWMP also oversees all Medical Waste Transporters.

Date of Government Version: 11/18/2021
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/17/2022
Number of Days to Update: 79

Source: Department of Public Health
Telephone: 916-558-1784
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

NPDES: NPDES Permits Listing

A listing of NPDES permits, including stormwater.

Date of Government Version: 02/07/2022
Date Data Arrived at EDR: 02/08/2022
Date Made Active in Reports: 05/05/2022
Number of Days to Update: 86

Source: State Water Resources Control Board
Telephone: 916-445-9379
Last EDR Contact: 02/08/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: Quarterly

PEST LIC: Pesticide Regulation Licenses Listing

A listing of licenses and certificates issued by the Department of Pesticide Regulation. The DPR issues licenses and/or certificates to: Persons and businesses that apply or sell pesticides; Pest control dealers and brokers; Persons who advise on agricultural pesticide applications.

Date of Government Version: 11/30/2021
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/17/2022
Number of Days to Update: 79

Source: Department of Pesticide Regulation
Telephone: 916-445-4038
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

PROC: Certified Processors Database

A listing of certified processors.

Date of Government Version: 11/29/2021
Date Data Arrived at EDR: 11/29/2021
Date Made Active in Reports: 02/11/2022
Number of Days to Update: 74

Source: Department of Conservation
Telephone: 916-323-3836
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

NOTIFY 65: Proposition 65 Records

Listings of all Proposition 65 incidents reported to counties by the State Water Resources Control Board and the Regional Water Quality Control Board. This database is no longer updated by the reporting agency.

Date of Government Version: 12/13/2021
Date Data Arrived at EDR: 12/14/2021
Date Made Active in Reports: 03/03/2022
Number of Days to Update: 79

Source: State Water Resources Control Board
Telephone: 916-445-3846
Last EDR Contact: 03/09/2022
Next Scheduled EDR Contact: 06/26/2022
Data Release Frequency: No Update Planned

UIC: UIC Listing

A listing of wells identified as underground injection wells, in the California Oil and Gas Wells database.

Date of Government Version: 12/03/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/24/2022
Number of Days to Update: 79

Source: Deaprtment of Conservation
Telephone: 916-445-2408
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

UIC GEO: Underground Injection Control Sites (GEOTRACKER)
Underground control injection sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resource Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

WASTEWATER PITS: Oil Wastewater Pits Listing
Water officials discovered that oil producers have been dumping chemical-laden wastewater into hundreds of unlined pits that are operating without proper permits. Inspections completed by the Central Valley Regional Water Quality Control Board revealed the existence of previously unidentified waste sites. The water boards review found that more than one-third of the region's active disposal pits are operating without permission.

Date of Government Version: 02/11/2021
Date Data Arrived at EDR: 07/01/2021
Date Made Active in Reports: 09/29/2021
Number of Days to Update: 90

Source: RWQCB, Central Valley Region
Telephone: 559-445-5577
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

WDS: Waste Discharge System
Sites which have been issued waste discharge requirements.

Date of Government Version: 06/19/2007
Date Data Arrived at EDR: 06/20/2007
Date Made Active in Reports: 06/29/2007
Number of Days to Update: 9

Source: State Water Resources Control Board
Telephone: 916-341-5227
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: No Update Planned

WIP: Well Investigation Program Case List
Well Investigation Program case in the San Gabriel and San Fernando Valley area.

Date of Government Version: 07/03/2009
Date Data Arrived at EDR: 07/21/2009
Date Made Active in Reports: 08/03/2009
Number of Days to Update: 13

Source: Los Angeles Water Quality Control Board
Telephone: 213-576-6726
Last EDR Contact: 03/16/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: No Update Planned

MILITARY PRIV SITES: Military Privatized Sites (GEOTRACKER)
Military privatized sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

PROJECT: Project Sites (GEOTRACKER)
Projects sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

WDR: Waste Discharge Requirements Listing
In general, the Waste Discharge Requirements (WDRs) Program (sometimes also referred to as the "Non Chapter 15 (Non 15) Program") regulates point discharges that are exempt pursuant to Subsection 20090 of Title 27 and not subject to the Federal Water Pollution Control Act. Exemptions from Title 27 may be granted for nine categories of discharges (e.g., sewage, wastewater, etc.) that meet, and continue to meet, the preconditions listed for each specific exemption. The scope of the WDRs Program also includes the discharge of wastes classified as inert, pursuant to section 20230 of Title 27.

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 916-341-5810
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

CIWQS: California Integrated Water Quality System

The California Integrated Water Quality System (CIWQS) is a computer system used by the State and Regional Water Quality Control Boards to track information about places of environmental interest, manage permits and other orders, track inspections, and manage violations and enforcement activities.

Date of Government Version: 11/30/2021
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/16/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-794-4977
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Varies

CERS: CalEPA Regulated Site Portal Data

The CalEPA Regulated Site Portal database combines data about environmentally regulated sites and facilities in California into a single database. It combines data from a variety of state and federal databases, and provides an overview of regulated activities across the spectrum of environmental programs for any given location in California. These activities include hazardous materials and waste, state and federal cleanups, impacted ground and surface waters, and toxic materials

Date of Government Version: 01/18/2022
Date Data Arrived at EDR: 01/19/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 79

Source: California Environmental Protection Agency
Telephone: 916-323-2514
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

NON-CASE INFO: Non-Case Information Sites (GEOTRACKER)

Non-Case Information sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

OTHER OIL GAS: Other Oil & Gas Projects Sites (GEOTRACKER)

Other Oil & Gas Projects sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

PROD WATER PONDS: Produced Water Ponds Sites (GEOTRACKER)

Produced water ponds sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78

Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

SAMPLING POINT: Sampling Point ? Public Sites (GEOTRACKER)

Sampling point - public sites

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

WELL STIM PROJ: Well Stimulation Project (GEOTRACKER)
Includes areas of groundwater monitoring plans, a depiction of the monitoring network, and the facilities, boundaries, and subsurface characteristics of the oilfield and the features (oil and gas wells, produced water ponds, UIC wells, water supply wells, etc?) being monitored

Date of Government Version: 12/06/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/23/2022
Number of Days to Update: 78
Source: State Water Resources Control Board
Telephone: 866-480-1028
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Varies

PCS ENF: Enforcement data
No description is available for this data

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 02/05/2015
Date Made Active in Reports: 03/06/2015
Number of Days to Update: 29
Source: EPA
Telephone: 202-564-2497
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

HWTS: Hazardous Waste Tracking System
DTSC maintains the Hazardous Waste Tracking System that stores ID number information since the early 1980s and manifest data since 1993. The system collects both manifest copies from the generator and destination facility.

Date of Government Version: 04/05/2022
Date Data Arrived at EDR: 04/05/2022
Date Made Active in Reports: 04/26/2022
Number of Days to Update: 21
Source: Department of Toxic Substances Control
Telephone: 916-324-2444
Last EDR Contact: 04/05/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Varies

PCS INACTIVE: Listing of Inactive PCS Permits
An inactive permit is a facility that has shut down or is no longer discharging.

Date of Government Version: 11/05/2014
Date Data Arrived at EDR: 01/06/2015
Date Made Active in Reports: 05/06/2015
Number of Days to Update: 120
Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

PCS: Permit Compliance System
PCS is a computerized management information system that contains data on National Pollutant Discharge Elimination System (NPDES) permit holding facilities. PCS tracks the permit, compliance, and enforcement status of NPDES facilities.

Date of Government Version: 07/14/2011
Date Data Arrived at EDR: 08/05/2011
Date Made Active in Reports: 09/29/2011
Number of Days to Update: 55
Source: EPA, Office of Water
Telephone: 202-564-2496
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

MINES MRDS: Mineral Resources Data System
Mineral Resources Data System

Date of Government Version: 04/06/2018
Date Data Arrived at EDR: 10/21/2019
Date Made Active in Reports: 10/24/2019
Number of Days to Update: 3

Source: USGS
Telephone: 703-648-6533
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Hist Auto: EDR Exclusive Historical Auto Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Hist Cleaner: EDR Exclusive Historical Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Resources Recycling and Recovery in California.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 01/13/2014
Number of Days to Update: 196

Source: Department of Resources Recycling and Recovery
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

RGA LUST: Recovered Government Archive Leaking Underground Storage Tank

The EDR Recovered Government Archive Leaking Underground Storage Tank database provides a list of LUST incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the State Water Resources Control Board in California.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 12/30/2013
Number of Days to Update: 182

Source: State Water Resources Control Board
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

COUNTY RECORDS

ALAMEDA COUNTY:

CS ALAMEDA: Contaminated Sites

A listing of contaminated sites overseen by the Toxic Release Program (oil and groundwater contamination from chemical releases and spills) and the Leaking Underground Storage Tank Program (soil and ground water contamination from leaking petroleum USTs).

Date of Government Version: 01/09/2019
Date Data Arrived at EDR: 01/11/2019
Date Made Active in Reports: 03/05/2019
Number of Days to Update: 53

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

UST ALAMEDA: Underground Tanks

Underground storage tank sites located in Alameda county.

Date of Government Version: 12/28/2021
Date Data Arrived at EDR: 12/28/2021
Date Made Active in Reports: 03/18/2022
Number of Days to Update: 80

Source: Alameda County Environmental Health Services
Telephone: 510-567-6700
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

AMADOR COUNTY:

CUPA AMADOR: CUPA Facility List

Cupa Facility List

Date of Government Version: 02/04/2022
Date Data Arrived at EDR: 02/04/2022
Date Made Active in Reports: 05/02/2022
Number of Days to Update: 87

Source: Amador County Environmental Health
Telephone: 209-223-6439
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

BUTTE COUNTY:

CUPA BUTTE: CUPA Facility Listing
Cupa facility list.

Date of Government Version: 04/21/2017
Date Data Arrived at EDR: 04/25/2017
Date Made Active in Reports: 08/09/2017
Number of Days to Update: 106

Source: Public Health Department
Telephone: 530-538-7149
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: No Update Planned

CALVERAS COUNTY:

CUPA CALVERAS: CUPA Facility Listing
Cupa Facility Listing

Date of Government Version: 12/28/2021
Date Data Arrived at EDR: 12/28/2021
Date Made Active in Reports: 03/18/2022
Number of Days to Update: 80

Source: Calveras County Environmental Health
Telephone: 209-754-6399
Last EDR Contact: 03/17/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

COLUSA COUNTY:

CUPA COLUSA: CUPA Facility List
Cupa facility list.

Date of Government Version: 04/06/2020
Date Data Arrived at EDR: 04/23/2020
Date Made Active in Reports: 07/10/2020
Number of Days to Update: 78

Source: Health & Human Services
Telephone: 530-458-0396
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Semi-Annually

CONTRA COSTA COUNTY:

SL CONTRA COSTA: Site List
List includes sites from the underground tank, hazardous waste generator and business plan/2185 programs.

Date of Government Version: 01/24/2022
Date Data Arrived at EDR: 01/25/2022
Date Made Active in Reports: 04/14/2022
Number of Days to Update: 79

Source: Contra Costa Health Services Department
Telephone: 925-646-2286
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Semi-Annually

DEL NORTE COUNTY:

CUPA DEL NORTE: CUPA Facility List
Cupa Facility list

Date of Government Version: 01/10/2022
Date Data Arrived at EDR: 01/26/2022
Date Made Active in Reports: 04/14/2022
Number of Days to Update: 78

Source: Del Norte County Environmental Health Division
Telephone: 707-465-0426
Last EDR Contact: 05/04/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

EL DORADO COUNTY:

CUPA EL DORADO: CUPA Facility List
CUPA facility list.

Date of Government Version: 11/30/2021
Date Data Arrived at EDR: 12/01/2021
Date Made Active in Reports: 02/16/2022
Number of Days to Update: 77

Source: El Dorado County Environmental Management Department
Telephone: 530-621-6623
Last EDR Contact: 05/04/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

FRESNO COUNTY:

CUPA FRESNO: CUPA Resources List
Certified Unified Program Agency. CUPA's are responsible for implementing a unified hazardous materials and hazardous waste management regulatory program. The agency provides oversight of businesses that deal with hazardous materials, operate underground storage tanks or aboveground storage tanks.

Date of Government Version: 06/28/2021
Date Data Arrived at EDR: 12/21/2021
Date Made Active in Reports: 03/03/2022
Number of Days to Update: 72

Source: Dept. of Community Health
Telephone: 559-445-3271
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Semi-Annually

GLENN COUNTY:

CUPA GLENN: CUPA Facility List
Cupa facility list

Date of Government Version: 01/22/2018
Date Data Arrived at EDR: 01/24/2018
Date Made Active in Reports: 03/14/2018
Number of Days to Update: 49

Source: Glenn County Air Pollution Control District
Telephone: 830-934-6500
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: No Update Planned

HUMBOLDT COUNTY:

CUPA HUMBOLDT: CUPA Facility List
CUPA facility list.

Date of Government Version: 08/12/2021
Date Data Arrived at EDR: 08/12/2021
Date Made Active in Reports: 11/08/2021
Number of Days to Update: 88

Source: Humboldt County Environmental Health
Telephone: N/A
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Semi-Annually

IMPERIAL COUNTY:

CUPA IMPERIAL: CUPA Facility List
Cupa facility list.

Date of Government Version: 01/13/2022
Date Data Arrived at EDR: 01/14/2022
Date Made Active in Reports: 04/06/2022
Number of Days to Update: 82

Source: San Diego Border Field Office
Telephone: 760-339-2777
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

INYO COUNTY:

CUPA INYO: CUPA Facility List
Cupa facility list.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/03/2018
Date Made Active in Reports: 06/14/2018
Number of Days to Update: 72

Source: Inyo County Environmental Health Services
Telephone: 760-878-0238
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

KERN COUNTY:

CUPA KERN: CUPA Facility List
A listing of sites included in the Kern County Hazardous Material Business Plan.

Date of Government Version: 02/10/2022
Date Data Arrived at EDR: 02/11/2022
Date Made Active in Reports: 05/04/2022
Number of Days to Update: 82

Source: Kern County Public Health
Telephone: 661-321-3000
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

UST KERN: Underground Storage Tank Sites & Tank Listing
Kern County Sites and Tanks Listing.

Date of Government Version: 02/10/2022
Date Data Arrived at EDR: 02/11/2022
Date Made Active in Reports: 05/04/2022
Number of Days to Update: 82

Source: Kern County Environment Health Services Department
Telephone: 661-862-8700
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

KINGS COUNTY:

CUPA KINGS: CUPA Facility List
A listing of sites included in the county's Certified Unified Program Agency database. California's Secretary for Environmental Protection established the unified hazardous materials and hazardous waste regulatory program as required by chapter 6.11 of the California Health and Safety Code. The Unified Program consolidates the administration, permits, inspections, and enforcement activities.

Date of Government Version: 12/03/2020
Date Data Arrived at EDR: 01/26/2021
Date Made Active in Reports: 04/14/2021
Number of Days to Update: 78

Source: Kings County Department of Public Health
Telephone: 559-584-1411
Last EDR Contact: 03/24/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

LAKE COUNTY:

CUPA LAKE: CUPA Facility List
Cupa facility list

Date of Government Version: 02/10/2022
Date Data Arrived at EDR: 02/11/2022
Date Made Active in Reports: 05/04/2022
Number of Days to Update: 82

Source: Lake County Environmental Health
Telephone: 707-263-1164
Last EDR Contact: 04/11/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

LASSEN COUNTY:

CUPA LASSEN: CUPA Facility List
Cupa facility list

Date of Government Version: 07/31/2020
Date Data Arrived at EDR: 08/21/2020
Date Made Active in Reports: 11/09/2020
Number of Days to Update: 80

Source: Lassen County Environmental Health
Telephone: 530-251-8528
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

LOS ANGELES COUNTY:

AOCONCERN: Key Areas of Concerns in Los Angeles County
San Gabriel Valley areas where VOC contamination is at or above the MCL as designated by region 9 EPA office. Date of Government Version: 3/30/2009 Exide Site area is a cleanup plan of lead-impacted soil surrounding the former Exide Facility as designated by the DTSC. Date of Government Version: 7/17/2017

Date of Government Version: 03/30/2009
Date Data Arrived at EDR: 03/31/2009
Date Made Active in Reports: 10/23/2009
Number of Days to Update: 206

Source: N/A
Telephone: N/A
Last EDR Contact: 03/10/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: No Update Planned

HMS LOS ANGELES: HMS: Street Number List
Industrial Waste and Underground Storage Tank Sites.

Date of Government Version: 04/04/2022
Date Data Arrived at EDR: 04/05/2022
Date Made Active in Reports: 04/13/2022
Number of Days to Update: 8

Source: Department of Public Works
Telephone: 626-458-3517
Last EDR Contact: 04/04/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Semi-Annually

LF LOS ANGELES: List of Solid Waste Facilities
Solid Waste Facilities in Los Angeles County.

Date of Government Version: 01/10/2022
Date Data Arrived at EDR: 01/11/2022
Date Made Active in Reports: 04/04/2022
Number of Days to Update: 83

Source: La County Department of Public Works
Telephone: 818-458-5185
Last EDR Contact: 04/12/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

LF LOS ANGELES CITY: City of Los Angeles Landfills
Landfills owned and maintained by the City of Los Angeles.

Date of Government Version: 01/01/2022
Date Data Arrived at EDR: 01/21/2022
Date Made Active in Reports: 04/11/2022
Number of Days to Update: 80

Source: Engineering & Construction Division
Telephone: 213-473-7869
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

LOS ANGELES AST: Active & Inactive AST Inventory
A listing of active & inactive above ground petroleum storage tank site locations, located in the City of Los Angeles.

Date of Government Version: 06/01/2019
Date Data Arrived at EDR: 06/25/2019
Date Made Active in Reports: 08/22/2019
Number of Days to Update: 58

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 03/23/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Varies

LOS ANGELES CO LF METHANE: Methane Producing Landfills

This data was created on April 30, 2012 to represent known disposal sites in Los Angeles County that may produce and emanate methane gas. The shapefile contains disposal sites within Los Angeles County that once accepted degradable refuse material. Information used to create this data was extracted from a landfill survey performed by County Engineers (Major Waste System Map, 1973) as well as historical records from CalRecycle, Regional Water Quality Control Board, and Los Angeles County Department of Public Health

Date of Government Version: 01/10/2022
Date Data Arrived at EDR: 01/12/2022
Date Made Active in Reports: 04/04/2022
Number of Days to Update: 82

Source: Los Angeles County Department of Public Works
Telephone: 626-458-6973
Last EDR Contact: 04/13/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: No Update Planned

LOS ANGELES HM: Active & Inactive Hazardous Materials Inventory

A listing of active & inactive hazardous materials facility locations, located in the City of Los Angeles.

Date of Government Version: 04/19/2021
Date Data Arrived at EDR: 06/17/2021
Date Made Active in Reports: 06/28/2021
Number of Days to Update: 11

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Varies

LOS ANGELES UST: Active & Inactive UST Inventory

A listing of active & inactive underground storage tank site locations and underground storage tank historical sites, located in the City of Los Angeles.

Date of Government Version: 04/19/2021
Date Data Arrived at EDR: 06/17/2021
Date Made Active in Reports: 09/14/2021
Number of Days to Update: 89

Source: Los Angeles Fire Department
Telephone: 213-978-3800
Last EDR Contact: 03/21/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Varies

SITE MIT LOS ANGELES: Site Mitigation List

Industrial sites that have had some sort of spill or complaint.

Date of Government Version: 05/26/2021
Date Data Arrived at EDR: 07/09/2021
Date Made Active in Reports: 09/29/2021
Number of Days to Update: 82

Source: Community Health Services
Telephone: 323-890-7806
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Annually

UST EL SEGUNDO: City of El Segundo Underground Storage Tank

Underground storage tank sites located in El Segundo city.

Date of Government Version: 01/21/2017
Date Data Arrived at EDR: 04/19/2017
Date Made Active in Reports: 05/10/2017
Number of Days to Update: 21

Source: City of El Segundo Fire Department
Telephone: 310-524-2236
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: No Update Planned

UST LONG BEACH: City of Long Beach Underground Storage Tank

Underground storage tank sites located in the city of Long Beach.

Date of Government Version: 04/22/2019
Date Data Arrived at EDR: 04/23/2019
Date Made Active in Reports: 06/27/2019
Number of Days to Update: 65

Source: City of Long Beach Fire Department
Telephone: 562-570-2563
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

UST TORRANCE: City of Torrance Underground Storage Tank
Underground storage tank sites located in the city of Torrance.

Date of Government Version: 02/02/2021
Date Data Arrived at EDR: 04/28/2021
Date Made Active in Reports: 07/13/2021
Number of Days to Update: 76

Source: City of Torrance Fire Department
Telephone: 310-618-2973
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Semi-Annually

MADERA COUNTY:

CUPA MADERA: CUPA Facility List
A listing of sites included in the county's Certified Unified Program Agency database. California's Secretary for Environmental Protection established the unified hazardous materials and hazardous waste regulatory program as required by chapter 6.11 of the California Health and Safety Code. The Unified Program consolidates the administration, permits, inspections, and enforcement activities.

Date of Government Version: 08/10/2020
Date Data Arrived at EDR: 08/12/2020
Date Made Active in Reports: 10/23/2020
Number of Days to Update: 72

Source: Madera County Environmental Health
Telephone: 559-675-7823
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

MARIN COUNTY:

UST MARIN: Underground Storage Tank Sites
Currently permitted USTs in Marin County.

Date of Government Version: 09/26/2018
Date Data Arrived at EDR: 10/04/2018
Date Made Active in Reports: 11/02/2018
Number of Days to Update: 29

Source: Public Works Department Waste Management
Telephone: 415-473-6647
Last EDR Contact: 03/23/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Semi-Annually

MENDOCINO COUNTY:

UST MENDOCINO: Mendocino County UST Database
A listing of underground storage tank locations in Mendocino County.

Date of Government Version: 09/22/2021
Date Data Arrived at EDR: 11/18/2021
Date Made Active in Reports: 11/22/2021
Number of Days to Update: 4

Source: Department of Public Health
Telephone: 707-463-4466
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Annually

MERCED COUNTY:

CUPA MERCED: CUPA Facility List
CUPA facility list.

Date of Government Version: 11/24/2021
Date Data Arrived at EDR: 11/29/2021
Date Made Active in Reports: 02/11/2022
Number of Days to Update: 74

Source: Merced County Environmental Health
Telephone: 209-381-1094
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

MONO COUNTY:

CUPA MONO: CUPA Facility List
CUPA Facility List

Date of Government Version: 02/22/2021
Date Data Arrived at EDR: 03/02/2021
Date Made Active in Reports: 05/19/2021
Number of Days to Update: 78

Source: Mono County Health Department
Telephone: 760-932-5580
Last EDR Contact: 03/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: Varies

MONTEREY COUNTY:

CUPA MONTEREY: CUPA Facility Listing
CUPA Program listing from the Environmental Health Division.

Date of Government Version: 10/04/2021
Date Data Arrived at EDR: 10/06/2021
Date Made Active in Reports: 12/29/2021
Number of Days to Update: 84

Source: Monterey County Health Department
Telephone: 831-796-1297
Last EDR Contact: 04/04/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Varies

NAPA COUNTY:

LUST NAPA: Sites With Reported Contamination
A listing of leaking underground storage tank sites located in Napa county.

Date of Government Version: 01/09/2017
Date Data Arrived at EDR: 01/11/2017
Date Made Active in Reports: 03/02/2017
Number of Days to Update: 50

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: No Update Planned

UST NAPA: Closed and Operating Underground Storage Tank Sites
Underground storage tank sites located in Napa county.

Date of Government Version: 09/05/2019
Date Data Arrived at EDR: 09/09/2019
Date Made Active in Reports: 10/31/2019
Number of Days to Update: 52

Source: Napa County Department of Environmental Management
Telephone: 707-253-4269
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: No Update Planned

NEVADA COUNTY:

CUPA NEVADA: CUPA Facility List
CUPA facility list.

Date of Government Version: 01/25/2022
Date Data Arrived at EDR: 01/26/2022
Date Made Active in Reports: 04/14/2022
Number of Days to Update: 78

Source: Community Development Agency
Telephone: 530-265-1467
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

ORANGE COUNTY:

IND_SITE ORANGE: List of Industrial Site Cleanups
Petroleum and non-petroleum spills.

Date of Government Version: 01/14/2022
Date Data Arrived at EDR: 02/03/2022
Date Made Active in Reports: 04/14/2022
Number of Days to Update: 70

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 05/02/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Annually

LUST ORANGE: List of Underground Storage Tank Cleanups
Orange County Underground Storage Tank Cleanups (LUST).

Date of Government Version: 01/14/2022
Date Data Arrived at EDR: 02/04/2022
Date Made Active in Reports: 05/02/2022
Number of Days to Update: 87

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 05/02/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

UST ORANGE: List of Underground Storage Tank Facilities
Orange County Underground Storage Tank Facilities (UST).

Date of Government Version: 01/14/2022
Date Data Arrived at EDR: 02/01/2022
Date Made Active in Reports: 04/18/2022
Number of Days to Update: 76

Source: Health Care Agency
Telephone: 714-834-3446
Last EDR Contact: 05/03/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

PLACER COUNTY:

MS PLACER: Master List of Facilities
List includes aboveground tanks, underground tanks and cleanup sites.

Date of Government Version: 12/01/2021
Date Data Arrived at EDR: 12/02/2021
Date Made Active in Reports: 02/25/2022
Number of Days to Update: 85

Source: Placer County Health and Human Services
Telephone: 530-745-2363
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Semi-Annually

PLUMAS COUNTY:

CUPA PLUMAS: CUPA Facility List
Plumas County CUPA Program facilities.

Date of Government Version: 03/31/2019
Date Data Arrived at EDR: 04/23/2019
Date Made Active in Reports: 06/26/2019
Number of Days to Update: 64

Source: Plumas County Environmental Health
Telephone: 530-283-6355
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

RIVERSIDE COUNTY:

LUST RIVERSIDE: Listing of Underground Tank Cleanup Sites
Riverside County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 03/31/2022
Date Data Arrived at EDR: 03/31/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 8

Source: Department of Environmental Health
Telephone: 951-358-5055
Last EDR Contact: 03/14/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Quarterly

UST RIVERSIDE: Underground Storage Tank Tank List
Underground storage tank sites located in Riverside county.

Date of Government Version: 03/31/2022
Date Data Arrived at EDR: 03/31/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 8

Source: Department of Environmental Health
Telephone: 951-358-5055
Last EDR Contact: 03/14/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Quarterly

SACRAMENTO COUNTY:

CS SACRAMENTO: Toxic Site Clean-Up List
List of sites where unauthorized releases of potentially hazardous materials have occurred.

Date of Government Version: 06/18/2021
Date Data Arrived at EDR: 09/28/2021
Date Made Active in Reports: 12/14/2021
Number of Days to Update: 77

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

ML SACRAMENTO: Master Hazardous Materials Facility List
Any business that has hazardous materials on site - hazardous material storage sites, underground storage tanks, waste generators.

Date of Government Version: 08/02/2021
Date Data Arrived at EDR: 08/04/2021
Date Made Active in Reports: 11/02/2021
Number of Days to Update: 90

Source: Sacramento County Environmental Management
Telephone: 916-875-8406
Last EDR Contact: 03/31/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Quarterly

SAN BENITO COUNTY:

CUPA SAN BENITO: CUPA Facility List
Cupa facility list

Date of Government Version: 04/29/2022
Date Data Arrived at EDR: 04/29/2022
Date Made Active in Reports: 05/05/2022
Number of Days to Update: 6

Source: San Benito County Environmental Health
Telephone: N/A
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

SAN BERNARDINO COUNTY:

PERMITS SAN BERNARDINO: Hazardous Material Permits
This listing includes underground storage tanks, medical waste handlers/generators, hazardous materials handlers, hazardous waste generators, and waste oil generators/handlers.

Date of Government Version: 12/01/2021
Date Data Arrived at EDR: 12/02/2021
Date Made Active in Reports: 02/17/2022
Number of Days to Update: 77

Source: San Bernardino County Fire Department Hazardous Materials Division
Telephone: 909-387-3041
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

SAN DIEGO COUNTY:

HMMD SAN DIEGO: Hazardous Materials Management Division Database

The database includes: HE58 - This report contains the business name, site address, business phone number, establishment 'H' permit number, type of permit, and the business status. HE17 - In addition to providing the same information provided in the HE58 listing, HE17 provides inspection dates, violations received by the establishment, hazardous waste generated, the quantity, method of storage, treatment/disposal of waste and the hauler, and information on underground storage tanks. Unauthorized Release List - Includes a summary of environmental contamination cases in San Diego County (underground tank cases, non-tank cases, groundwater contamination, and soil contamination are included.)

Date of Government Version: 11/30/2021
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/16/2022
Number of Days to Update: 78

Source: Hazardous Materials Management Division
Telephone: 619-338-2268
Last EDR Contact: 02/28/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

LF SAN DIEGO: Solid Waste Facilities

San Diego County Solid Waste Facilities.

Date of Government Version: 10/01/2020
Date Data Arrived at EDR: 11/23/2020
Date Made Active in Reports: 02/08/2021
Number of Days to Update: 77

Source: Department of Health Services
Telephone: 619-338-2209
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

SAN DIEGO CO LOP: Local Oversight Program Listing

A listing of all LOP release sites that are or were under the County of San Diego's jurisdiction. Included are closed or transferred cases, open cases, and cases that did not have a case type indicated. The cases without a case type are mostly complaints; however, some of them could be LOP cases.

Date of Government Version: 07/22/2021
Date Data Arrived at EDR: 10/19/2021
Date Made Active in Reports: 01/13/2022
Number of Days to Update: 86

Source: Department of Environmental Health
Telephone: 858-505-6874
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

SAN DIEGO CO SAM: Environmental Case Listing

The listing contains all underground tank release cases and projects pertaining to properties contaminated with hazardous substances that are actively under review by the Site Assessment and Mitigation Program.

Date of Government Version: 03/23/2010
Date Data Arrived at EDR: 06/15/2010
Date Made Active in Reports: 07/09/2010
Number of Days to Update: 24

Source: San Diego County Department of Environmental Health
Telephone: 619-338-2371
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: No Update Planned

SAN FRANCISCO COUNTY:

CUPA SAN FRANCISCO CO: CUPA Facility Listing

Cupa facilities

Date of Government Version: 02/03/2022
Date Data Arrived at EDR: 02/04/2022
Date Made Active in Reports: 02/11/2022
Number of Days to Update: 7

Source: San Francisco County Department of Environmental Health
Telephone: 415-252-3896
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

LUST SAN FRANCISCO: Local Oversite Facilities

A listing of leaking underground storage tank sites located in San Francisco county.

Date of Government Version: 09/19/2008
Date Data Arrived at EDR: 09/19/2008
Date Made Active in Reports: 09/29/2008
Number of Days to Update: 10

Source: Department Of Public Health San Francisco County
Telephone: 415-252-3920
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: No Update Planned

UST SAN FRANCISCO: Underground Storage Tank Information
Underground storage tank sites located in San Francisco county.

Date of Government Version: 02/03/2022
Date Data Arrived at EDR: 02/04/2022
Date Made Active in Reports: 05/02/2022
Number of Days to Update: 87

Source: Department of Public Health
Telephone: 415-252-3920
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Quarterly

SAN FRANCISO COUNTY:

SAN FRANCISCO MAHER: Maher Ordinance Property Listing
a listing of properties that fall within a Maher Ordinance, for all of San Francisco

Date of Government Version: 01/18/2022
Date Data Arrived at EDR: 01/20/2022
Date Made Active in Reports: 04/27/2022
Number of Days to Update: 97

Source: San Francisco Planning
Telephone: 628-652-7483
Last EDR Contact: 04/19/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

SAN JOAQUIN COUNTY:

UST SAN JOAQUIN: San Joaquin Co. UST
A listing of underground storage tank locations in San Joaquin county.

Date of Government Version: 06/22/2018
Date Data Arrived at EDR: 06/26/2018
Date Made Active in Reports: 07/11/2018
Number of Days to Update: 15

Source: Environmental Health Department
Telephone: N/A
Last EDR Contact: 03/10/2022
Next Scheduled EDR Contact: 06/27/2022
Data Release Frequency: Semi-Annually

SAN LUIS OBISPO COUNTY:

CUPA SAN LUIS OBISPO: CUPA Facility List
Cupa Facility List.

Date of Government Version: 11/15/2021
Date Data Arrived at EDR: 11/16/2021
Date Made Active in Reports: 02/03/2022
Number of Days to Update: 79

Source: San Luis Obispo County Public Health Department
Telephone: 805-781-5596
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: Varies

SAN MATEO COUNTY:

BI SAN MATEO: Business Inventory
List includes Hazardous Materials Business Plan, hazardous waste generators, and underground storage tanks.

Date of Government Version: 02/20/2020
Date Data Arrived at EDR: 02/20/2020
Date Made Active in Reports: 04/24/2020
Number of Days to Update: 64

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 03/11/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Annually

LUST SAN MATEO: Fuel Leak List
A listing of leaking underground storage tank sites located in San Mateo county.

Date of Government Version: 03/29/2019
Date Data Arrived at EDR: 03/29/2019
Date Made Active in Reports: 05/29/2019
Number of Days to Update: 61

Source: San Mateo County Environmental Health Services Division
Telephone: 650-363-1921
Last EDR Contact: 03/02/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Semi-Annually

SANTA BARBARA COUNTY:

CUPA SANTA BARBARA: CUPA Facility Listing
CUPA Program Listing from the Environmental Health Services division.

Date of Government Version: 09/08/2011
Date Data Arrived at EDR: 09/09/2011
Date Made Active in Reports: 10/07/2011
Number of Days to Update: 28

Source: Santa Barbara County Public Health Department
Telephone: 805-686-8167
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: No Update Planned

SANTA CLARA COUNTY:

CUPA SANTA CLARA: Cupa Facility List
Cupa facility list

Date of Government Version: 11/19/2021
Date Data Arrived at EDR: 11/22/2021
Date Made Active in Reports: 02/07/2022
Number of Days to Update: 77

Source: Department of Environmental Health
Telephone: 408-918-1973
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

HIST LUST SANTA CLARA: HIST LUST - Fuel Leak Site Activity Report
A listing of open and closed leaking underground storage tanks. This listing is no longer updated by the county. Leaking underground storage tanks are now handled by the Department of Environmental Health.

Date of Government Version: 03/29/2005
Date Data Arrived at EDR: 03/30/2005
Date Made Active in Reports: 04/21/2005
Number of Days to Update: 22

Source: Santa Clara Valley Water District
Telephone: 408-265-2600
Last EDR Contact: 03/23/2009
Next Scheduled EDR Contact: 06/22/2009
Data Release Frequency: No Update Planned

LUST SANTA CLARA: LOP Listing
A listing of leaking underground storage tanks located in Santa Clara county.

Date of Government Version: 03/03/2014
Date Data Arrived at EDR: 03/05/2014
Date Made Active in Reports: 03/18/2014
Number of Days to Update: 13

Source: Department of Environmental Health
Telephone: 408-918-3417
Last EDR Contact: 02/17/2022
Next Scheduled EDR Contact: 06/06/2022
Data Release Frequency: No Update Planned

SAN JOSE HAZMAT: Hazardous Material Facilities
Hazardous material facilities, including underground storage tank sites.

Date of Government Version: 11/03/2020
Date Data Arrived at EDR: 11/05/2020
Date Made Active in Reports: 01/26/2021
Number of Days to Update: 82

Source: City of San Jose Fire Department
Telephone: 408-535-7694
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Annually

SANTA CRUZ COUNTY:

CUPA SANTA CRUZ: CUPA Facility List
CUPA facility listing.

Date of Government Version: 01/21/2017
Date Data Arrived at EDR: 02/22/2017
Date Made Active in Reports: 05/23/2017
Number of Days to Update: 90

Source: Santa Cruz County Environmental Health
Telephone: 831-464-2761
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

SHASTA COUNTY:

CUPA SHASTA: CUPA Facility List
Cupa Facility List.

Date of Government Version: 06/15/2017
Date Data Arrived at EDR: 06/19/2017
Date Made Active in Reports: 08/09/2017
Number of Days to Update: 51

Source: Shasta County Department of Resource Management
Telephone: 530-225-5789
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Varies

SOLANO COUNTY:

LUST SOLANO: Leaking Underground Storage Tanks
A listing of leaking underground storage tank sites located in Solano county.

Date of Government Version: 06/04/2019
Date Data Arrived at EDR: 06/06/2019
Date Made Active in Reports: 08/13/2019
Number of Days to Update: 68

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

UST SOLANO: Underground Storage Tanks
Underground storage tank sites located in Solano county.

Date of Government Version: 09/15/2021
Date Data Arrived at EDR: 09/16/2021
Date Made Active in Reports: 12/09/2021
Number of Days to Update: 84

Source: Solano County Department of Environmental Management
Telephone: 707-784-6770
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Quarterly

SONOMA COUNTY:

CUPA SONOMA: Cupa Facility List
Cupa Facility list

Date of Government Version: 07/02/2021
Date Data Arrived at EDR: 07/06/2021
Date Made Active in Reports: 07/14/2021
Number of Days to Update: 8

Source: County of Sonoma Fire & Emergency Services Department
Telephone: 707-565-1174
Last EDR Contact: 03/16/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Varies

LUST SONOMA: Leaking Underground Storage Tank Sites
A listing of leaking underground storage tank sites located in Sonoma county.

Date of Government Version: 06/30/2021
Date Data Arrived at EDR: 06/30/2021
Date Made Active in Reports: 09/24/2021
Number of Days to Update: 86

Source: Department of Health Services
Telephone: 707-565-6565
Last EDR Contact: 03/16/2022
Next Scheduled EDR Contact: 07/04/2022
Data Release Frequency: Quarterly

STANISLAUS COUNTY:

CUPA STANISLAUS: CUPA Facility List
Cupa facility list

Date of Government Version: 02/08/2022
Date Data Arrived at EDR: 02/10/2022
Date Made Active in Reports: 05/04/2022
Number of Days to Update: 83

Source: Stanislaus County Department of Ennvironmental Protection
Telephone: 209-525-6751
Last EDR Contact: 04/11/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Varies

SUTTER COUNTY:

UST SUTTER: Underground Storage Tanks
Underground storage tank sites located in Sutter county.

Date of Government Version: 11/23/2021
Date Data Arrived at EDR: 11/29/2021
Date Made Active in Reports: 02/11/2022
Number of Days to Update: 74

Source: Sutter County Environmental Health Services
Telephone: 530-822-7500
Last EDR Contact: 02/24/2022
Next Scheduled EDR Contact: 06/13/2022
Data Release Frequency: Semi-Annually

TEHAMA COUNTY:

CUPA TEHAMA: CUPA Facility List
Cupa facilities

Date of Government Version: 01/13/2021
Date Data Arrived at EDR: 01/14/2021
Date Made Active in Reports: 04/06/2021
Number of Days to Update: 82

Source: Tehama County Department of Environmental Health
Telephone: 530-527-8020
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

TRINITY COUNTY:

CUPA TRINITY: CUPA Facility List
Cupa facility list

Date of Government Version: 01/13/2022
Date Data Arrived at EDR: 01/14/2022
Date Made Active in Reports: 04/06/2022
Number of Days to Update: 82

Source: Department of Toxic Substances Control
Telephone: 760-352-0381
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

TULARE COUNTY:

CUPA TULARE: CUPA Facility List
Cupa program facilities

Date of Government Version: 04/26/2021
Date Data Arrived at EDR: 04/28/2021
Date Made Active in Reports: 07/13/2021
Number of Days to Update: 76

Source: Tulare County Environmental Health Services Division
Telephone: 559-624-7400
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/15/2022
Data Release Frequency: Varies

TUOLUMNE COUNTY:

CUPA TUOLUMNE: CUPA Facility List
Cupa facility list

Date of Government Version: 04/23/2018
Date Data Arrived at EDR: 04/25/2018
Date Made Active in Reports: 06/25/2018
Number of Days to Update: 61

Source: Divison of Environmental Health
Telephone: 209-533-5633
Last EDR Contact: 04/14/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Varies

VENTURA COUNTY:

BWT VENTURA: Business Plan, Hazardous Waste Producers, and Operating Underground Tanks
The BWT list indicates by site address whether the Environmental Health Division has Business Plan (B), Waste Producer (W), and/or Underground Tank (T) information.

Date of Government Version: 12/27/2021
Date Data Arrived at EDR: 01/20/2022
Date Made Active in Reports: 04/08/2022
Number of Days to Update: 78

Source: Ventura County Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Quarterly

LF VENTURA: Inventory of Illegal Abandoned and Inactive Sites
Ventura County Inventory of Closed, Illegal Abandoned, and Inactive Sites.

Date of Government Version: 12/01/2011
Date Data Arrived at EDR: 12/01/2011
Date Made Active in Reports: 01/19/2012
Number of Days to Update: 49

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 03/23/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: No Update Planned

LUST VENTURA: Listing of Underground Tank Cleanup Sites
Ventura County Underground Storage Tank Cleanup Sites (LUST).

Date of Government Version: 05/29/2008
Date Data Arrived at EDR: 06/24/2008
Date Made Active in Reports: 07/31/2008
Number of Days to Update: 37

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 05/04/2022
Next Scheduled EDR Contact: 08/22/2022
Data Release Frequency: No Update Planned

MED WASTE VENTURA: Medical Waste Program List
To protect public health and safety and the environment from potential exposure to disease causing agents, the Environmental Health Division Medical Waste Program regulates the generation, handling, storage, treatment and disposal of medical waste throughout the County.

Date of Government Version: 12/27/2021
Date Data Arrived at EDR: 01/20/2022
Date Made Active in Reports: 04/11/2022
Number of Days to Update: 81

Source: Ventura County Resource Management Agency
Telephone: 805-654-2813
Last EDR Contact: 04/18/2022
Next Scheduled EDR Contact: 08/01/2022
Data Release Frequency: Quarterly

UST VENTURA: Underground Tank Closed Sites List
Ventura County Operating Underground Storage Tank Sites (UST)/Underground Tank Closed Sites List.

Date of Government Version: 11/29/2021
Date Data Arrived at EDR: 12/07/2021
Date Made Active in Reports: 02/24/2022
Number of Days to Update: 79

Source: Environmental Health Division
Telephone: 805-654-2813
Last EDR Contact: 03/08/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Quarterly

YOLO COUNTY:

UST YOLO: Underground Storage Tank Comprehensive Facility Report
Underground storage tank sites located in Yolo county.

Date of Government Version: 12/27/2021
Date Data Arrived at EDR: 01/04/2022
Date Made Active in Reports: 03/18/2022
Number of Days to Update: 73

Source: Yolo County Department of Health
Telephone: 530-666-8646
Last EDR Contact: 03/24/2022
Next Scheduled EDR Contact: 07/11/2022
Data Release Frequency: Annually

YUBA COUNTY:

CUPA YUBA: CUPA Facility List
CUPA facility listing for Yuba County.

Date of Government Version: 01/26/2022
Date Data Arrived at EDR: 01/27/2022
Date Made Active in Reports: 04/14/2022
Number of Days to Update: 77

Source: Yuba County Environmental Health Department
Telephone: 530-749-7523
Last EDR Contact: 04/21/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Varies

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

CT MANIFEST: Hazardous Waste Manifest Data
Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 11/11/2021
Date Data Arrived at EDR: 11/12/2021
Date Made Active in Reports: 02/01/2022
Number of Days to Update: 81

Source: Department of Energy & Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 02/11/2022
Next Scheduled EDR Contact: 05/23/2022
Data Release Frequency: No Update Planned

NJ MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 04/10/2019
Date Made Active in Reports: 05/16/2019
Number of Days to Update: 36

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 04/07/2022
Next Scheduled EDR Contact: 07/18/2022
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data
Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 01/01/2019
Date Data Arrived at EDR: 10/29/2021
Date Made Active in Reports: 01/19/2022
Number of Days to Update: 82

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 04/28/2022
Next Scheduled EDR Contact: 08/08/2022
Data Release Frequency: Quarterly

PA MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 06/30/2018
Date Data Arrived at EDR: 07/19/2019
Date Made Active in Reports: 09/10/2019
Number of Days to Update: 53

Source: Department of Environmental Protection
Telephone: 717-783-8990
Last EDR Contact: 04/08/2022
Next Scheduled EDR Contact: 07/25/2022
Data Release Frequency: Annually

RI MANIFEST: Manifest information
Hazardous waste manifest information

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/18/2022
Number of Days to Update: 80

Source: Department of Environmental Management
Telephone: 401-222-2797
Last EDR Contact: 02/14/2022
Next Scheduled EDR Contact: 05/30/2022
Data Release Frequency: Annually

WI MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 05/31/2018
Date Data Arrived at EDR: 06/19/2019
Date Made Active in Reports: 09/03/2019
Number of Days to Update: 76

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 03/02/2022
Next Scheduled EDR Contact: 06/20/2022
Data Release Frequency: Annually

Oil/Gas Pipelines
Source: Endeavor Business Media
Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). This map includes information copyrighted by Endeavor Business Media. This information is provided on a best effort basis and Endeavor Business Media does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of Endeavor Business Media.

Electric Power Transmission Line Data
Source: Endeavor Business Media
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Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

AHA Hospitals:
Source: American Hospital Association, Inc.
Telephone: 312-280-5991
The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing
Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000
A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes
Source: National Institutes of Health
Telephone: 301-594-6248
Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on private school locations in the United States.
Daycare Centers: Licensed Facilities
Source: Department of Social Services
Telephone: 916-657-4041

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

State Wetlands Data: Wetland Inventory
Source: Department of Fish and Wildlife
Telephone: 916-445-0411

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

STREET AND ADDRESS INFORMATION

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CITADEL EHS
assess resolve strengthen

Appendix K
EDR Vapor Encroachment Screen

6728 Sepulveda Boulevard
6728 Sepulveda Boulevard
Van Nuys, CA 91405

Inquiry Number: 6971158.2s
May 16, 2022

EDR Vapor Encroachment Screen

Prepared using EDR's Vapor Encroachment Worksheet

EDR® Environmental Data Resources Inc

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Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

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Primary Map	**2**
Secondary Map	**3**
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Record Sources and Currency	**GR-1**

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

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by EDR. The report was designed to assist parties seeking to meet the search requirements of the ASTM Standard Practice for Assessment of Vapor Encroachment into Structures on Property Involved in Real Estate Transactions (E 2600).

STANDARD ENVIRONMENTAL RECORDS	Default Area of Concern (Miles)*	property	1/10	> 1/10
Lists of Federal NPL (Superfund) sites	1.0	0	0	0
Lists of Federal Delisted NPL sites	1.0	0	0	0
Lists of Federal sites subject to CERCLA removals and CERCLA orders	0.5	0	0	0
Lists of Federal CERCLA sites with NFRAP	0.5	0	0	0
Lists of Federal RCRA facilities undergoing Corrective Action	1.0	0	0	0
Lists of Federal RCRA TSD facilities	0.5	0	0	0
Lists of Federal RCRA generators	0.25	0	0	0
Federal institutional controls / engineering controls registries	0.5	0	0	0
Federal ERNS list	0.001	0	0	-
Lists of state- and tribal (Superfund) equivalent sites	1.0	0	0	0
Lists of state- and tribal hazardous waste facilities	1.0	0	0	0
Lists of state and tribal landfills and solid waste disposal facilities	0.5	0	0	0
Lists of state and tribal leaking storage tanks	0.5	0	2	0
Lists of state and tribal registered storage tanks	0.25	0	0	0
State and tribal institutional control / engineering control registries	not searched	-	-	-
Lists of state and tribal voluntary cleanup sites	0.5	0	0	0
Lists of state and tribal brownfield sites	0.5	0	0	0

ADDITIONAL ENVIRONMENTAL RECORDS				
Local Brownfield lists	0.5	0	0	0
Local Lists of Landfill / Solid Waste Disposal Sites	0.5	0	0	0
Local Lists of Hazardous waste / Contaminated Sites	1.0	0	3	0
Local Lists of Registered Storage Tanks	0.25	0	2	0
Local Land Records	0.5	0	0	0
Records of Emergency Release Reports	0.5	0	0	0
Other Ascertainable Records	1.0	6	8	1

EDR HIGH RISK HISTORICAL RECORDS				
EDR Exclusive Records	1.0	0	4	0
Exclusive Recovered Govt. Archives	0.001	0	0	-

EXECUTIVE SUMMARY

EDR RECOVERED GOVERNMENT ARCHIVES

EDR Exclusive Records	1.0	0	4	0
Exclusive Recovered Govt. Archives	0.001	0	0	-

*The Default Area of Concern may be adjusted by the environmental professional using experience and professional judgement. Each category may include several databases, and each database may have a different distance. A list of individual databases is provided at the back of this report.

EXECUTIVE SUMMARY

TARGET PROPERTY INFORMATION

ADDRESS

6728 SEPULVEDA BOULEVARD
6728 SEPULVEDA BOULEVARD
VAN NUYS, CA 91405

COORDINATES

Latitude (North):	34.192789 - 34° 11′ 34.033813″
Longitude (West):	118.465065 - 118° 27′ 54.23401″
Elevation:	736 ft. above sea level

TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records.

Site	Database(s)
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	FINDS
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	ECHO Registry ID: 110070898940
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	HWTS
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	RCRA NonGen / NLR
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	HWTS
JUDY SHEA 6728 SEPULVEDA BLVD VAN NUYS, CA 91411	RCRA NonGen / NLR

EXECUTIVE SUMMARY

SEARCH RESULTS

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

STANDARD ENVIRONMENTAL RECORDS

Name	Address	Dist/Dir	Map ID	Page
BRETTS INC LUST: LUST SWEEPS UST: SWEEPS UST CA FID UST: CA FID UST	6810 SEPULVEDA BLVD	<1/10 NNW	▲ F17	36
CHEVRON #9-0316T (FORMER) CERS TANKS: CERS TANKS CERS: CERS LUST: LUST CERS HAZ WASTE: CERS HAZ WASTE Cortese: CORTESE HWTS: HWTS	6810 SEPULVEDA BLVD	<1/10 NNW	▲ F18	39

ADDITIONAL ENVIRONMENTAL RECORDS

Name	Address	Dist/Dir	Map ID	Page
JUDY SHEA FINDS: FINDS	6728 SEPULVEDA BLVD	Property	▲ A1	10
JUDY SHEA ECHO: ECHO	6728 SEPULVEDA BLVD	Property	▲ A2	10
JUDY SHEA HWTS: HWTS	6728 SEPULVEDA BLVD	Property	▲ A3	11
JUDY SHEA RCRA NonGen / NLR: RCRA NonGen / NLR	6728 SEPULVEDA BLVD	Property	▲ A4	12
JUDY SHEA HWTS: HWTS	6728 SEPULVEDA BLVD	Property	▲ A5	15
JUDY SHEA RCRA NonGen / NLR: RCRA NonGen / NLR	6728 SEPULVEDA BLVD	Property	▲ A6	16
CALIFORNIA HEALTH CARE HAZMAT: SAN JOSE HAZMAT CERS: CERS	6700 N SEPULVEDA BLVD	<1/10 WSW	◆ B7	19
1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA HAZMAT: SAN JOSE HAZMAT DRYCLEANERS: DRYCLEANERS	6754 N SEPULVEDA BLVD	<1/10 NW	▲ B8	26
ALPHA CLEANERS DRYCLEANERS: DRYCLEANERS	6754 SEPULVEDA BLVD	<1/10 NW	▲ B9	27

EXECUTIVE SUMMARY

Name	Address	Dist/Dir	Map ID	Page
SEPULVEDA CLEANER DRYCLEANERS: DRYCLEANERS	6754 SEPULVEDA BLVD	<1/10 NW	▲ B10	27
1-75 SEPULVEDA CLEANERS CORP. DRYCLEANERS: DRYCLEANERS	6754 SEPULVEDA BLVD	<1/10 NW	▲ B11	28
O'REILLY AUTO PARTS #5752 HAZMAT: SAN JOSE HAZMAT CERS: CERS CERS HAZ WASTE: CERS HAZ WASTE HAZNET: HAZNET HWTS: HWTS	15230 VANOWEN ST	<1/10 N	▲ C14	30
BRETTS INC LUST: LUST SWEEPS UST: SWEEPS UST CA FID UST: CA FID UST	6810 SEPULVEDA BLVD	<1/10 NNW	▲ F17	36
CHEVRON #9-0316T (FORMER) CERS TANKS: CERS TANKS CERS: CERS LUST: LUST CERS HAZ WASTE: CERS HAZ WASTE Cortese: CORTESE HWTS: HWTS	6810 SEPULVEDA BLVD	<1/10 NNW	▲ F18	39
ASSOCIATED PATHOLOGISTS CERS HAZ WASTE: CERS HAZ WASTE HAZNET: HAZNET HWTS: HWTS	15243 VANOWEN AVE SUITE #101	<1/10 N	▲ C19	57
VALLEY DIALYSIS HAZMAT: SAN JOSE HAZMAT CERS: CERS	6840 SEPULVEDA BLVD STE 101	1/10 - 1/3 NNW	▲ F20	63

EDR HIGH RISK HISTORICAL RECORDS

Name	Address	Dist/Dir	Map ID	Page
AFCO CLEANERS & LAUNDRY INC EDR Hist Cleaner: EDR Hist Cleaner	6754 SEPULVEDA BLVD	<1/10 NW	▲ B12	29
SHAMAM SVC CTR EDR Hist Auto: EDR Hist Auto	6759 SEPULVEDA BLVD	<1/10 NW	▲ B13	30
PATTERSON E E EDR Hist Auto: EDR Hist Auto	15260 VANOWEN PL	<1/10 N	▲ C15	35
BRETTS INCORPORATED EDR Hist Auto: EDR Hist Auto	6810 SEPULVEDA BLVD	<1/10 NNW	▲ F16	35

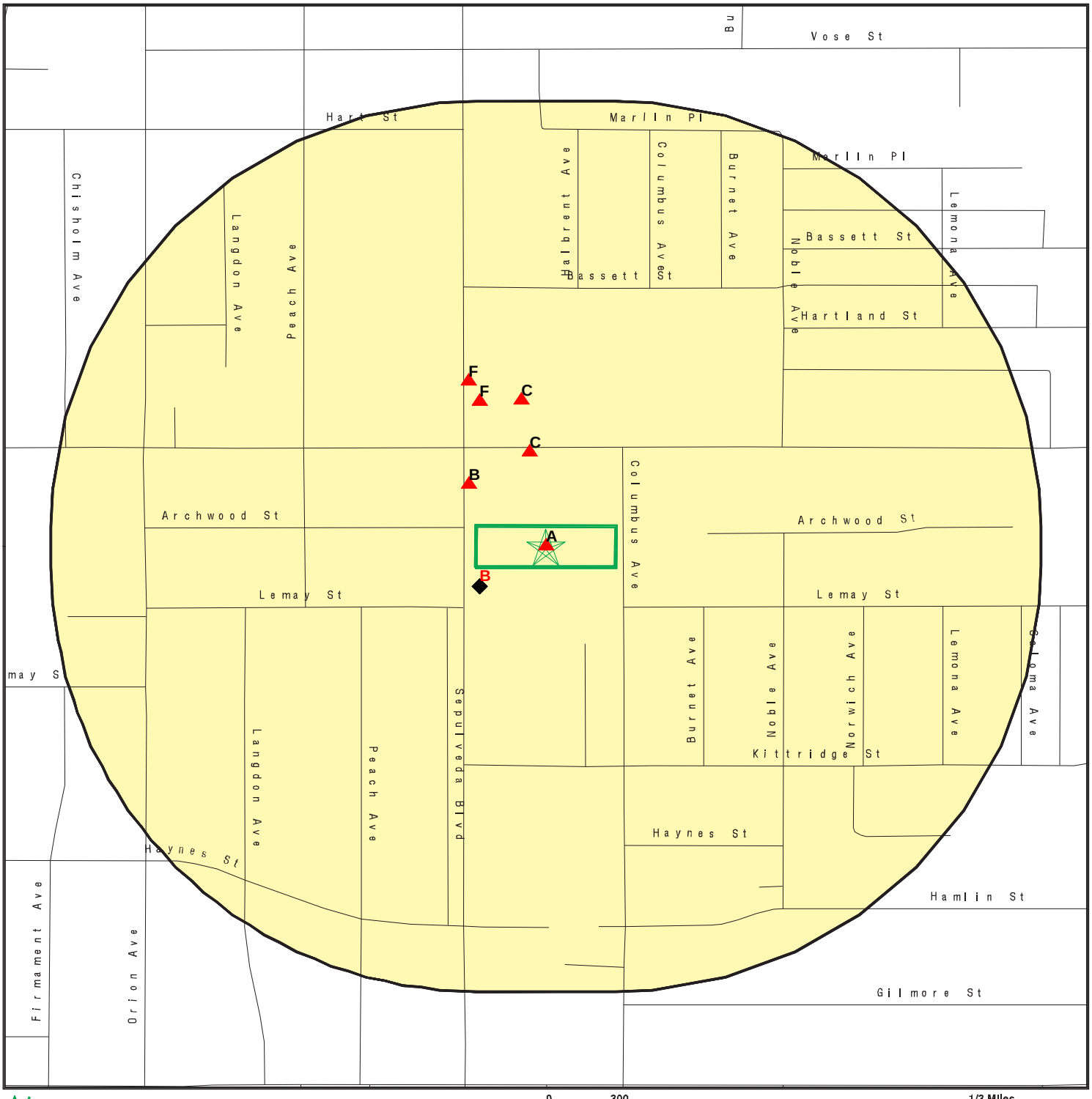
EDR RECOVERED GOVERNMENT ARCHIVES

EXECUTIVE SUMMARY

Name	Address	Dist/Dir	Map ID	Page

Not Reported

PRIMARY MAP - 6971158.2S



Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

National Priority List Sites

Dept. Defense Sites

Indian Reservations BIA

Special Flood Hazard Area (1%)

0.2% Annual Chance Flood Hazard

Areas of Concern

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

SITE NAME:	6728 Sepulveda Boulevard	CLIENT:	Citadel Environmental Services
ADDRESS:	6728 Sepulveda Boulevard Van Nuys CA 91405	CONTACT:	Shirley Lee
LAT/LONG:	34.192789 / 118.465065	INQUIRY #:	6971158.2s
		DATE:	May 06, 2022 8:15 pm

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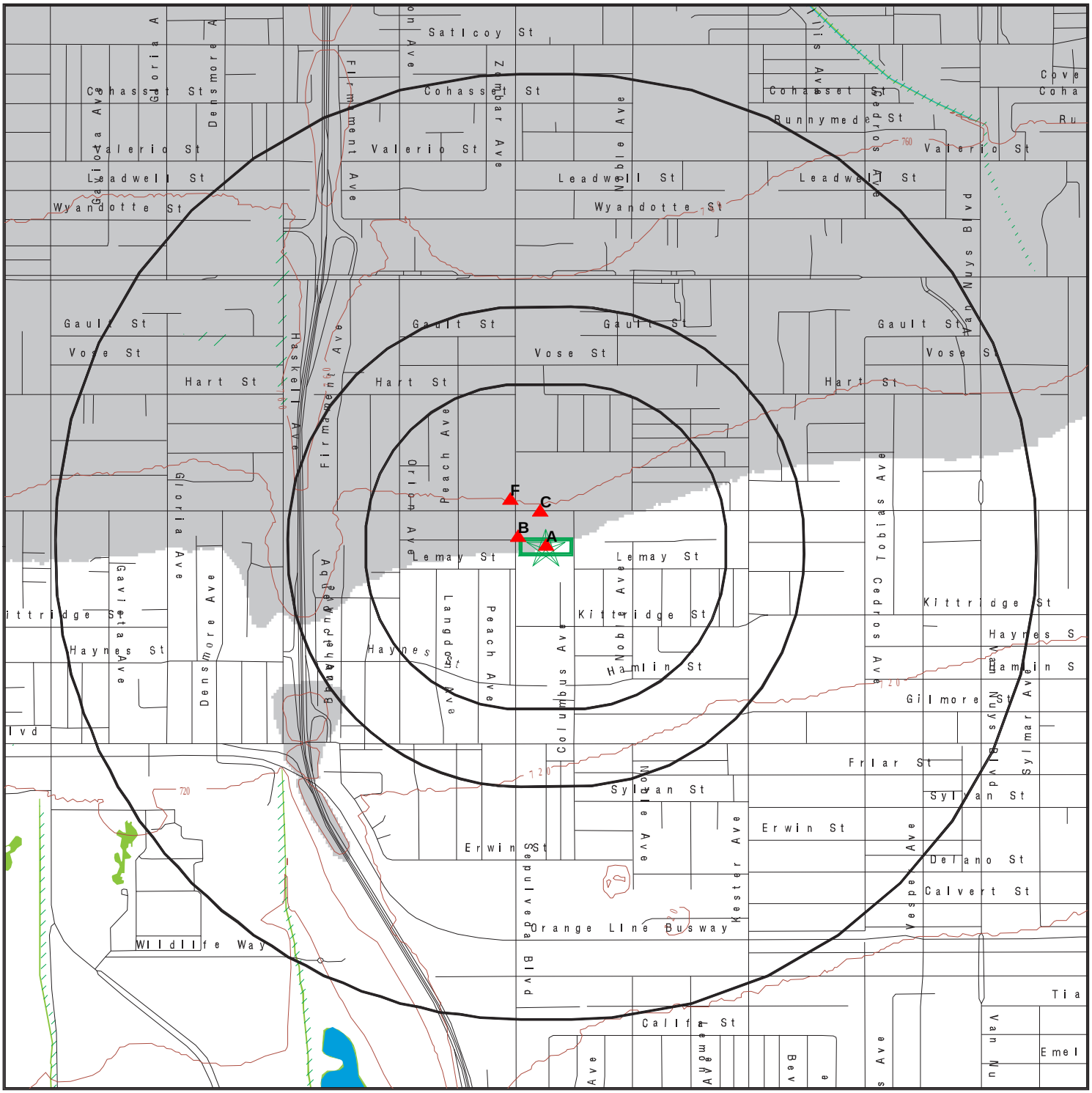
SECONDARY MAP - 6971158.2S



0 1/3 1/2 1 Miles

- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory
- State Wetlands
- Upgradient Area
- Areas of Concern

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

SITE NAME: 6728 Sepulveda Boulevard ADDRESS: 6728 Sepulveda Boulevard Van Nuys CA 91405 LAT/LONG: 34.192789 / 118.465065	CLIENT: Citadel Environmental Services CONTACT: Shirley Lee INQUIRY #: 6971158.2s DATE: May 06, 2022 8:14 pm

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MAP FINDINGS

LEGEND

FACILITY NAME **FACILITY ADDRESS, CITY, ST, ZIP**		EDR SITE ID NUMBER
◆ **MAP ID#**	Direction Distance Range (Distance feet / miles) Relative Elevation Feet Above Sea Level	ASTM 2600 Record Sources found in this report. Each database searched has been assigned to one or more categories. For detailed information about categorization, see the section of the report Records Searched and Currency.

Worksheet:

Comments:
Comments may be added on the online Vapor Encroachment Worksheet.

DATABASE ACRONYM: Applicable categories (A hoverbox with database description).

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		1026773609
▲ A1	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

FINDS: Other Ascertainable Records

Registry ID: 110070898940
Click Here: https://ofmpub.epa.gov/frs_public2/fii_query_detail.disp_program_facility?p_registry_id=110070898940

Environmental Interest/Information System:

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

The Click here to access additional FINDS: detail in the EDR Site Report. database contains http://www.edrnet.com/srf2/FinalSiteReport.aspx?ID=252f5X16ft8HXfAW6M13tj38HH4Pfd6qWd2.MU2c3h2G5Z1YfD7rXF1L6c6xtn1YHz7jfp3lW53HMY2y5e29fU1pXV7i6nAatR8hH62JfY2dWN6xMp9Z350xjM388btEH62z5.2Dfq1EXp2h6L1etI3GH57Tfy8KWa8AMi4X3C73jN1r8SACH51 additional records for this site. Please contact your EDR Account Executive for more information.

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		1026677647
▲ A2	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

ECHO: Other Ascertainable Records

Envid: 1026677647
Registry ID: 110070898940
DFR URL: http://echo.epa.gov/detailed-facility-report?fid=110070898940

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		S127118489
▲ A3	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

HWTS: Other Ascertainable Records

Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003109053
Inactive Date:	06/08/2021
Create Date:	03/09/2021
Last Act Date:	Not Reported
Mailing Name:	Not Reported
Mailing Address:	4461
Mailing Address 2:	Not Reported
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Address:	4461
Owner Address 2:	Not Reported
Owner City,State,Zip:	SANTA BARBARA, CA 93105
Contact Name:	JUDY SHEA
Contact Address:	4461
Contact Address 2:	Not Reported
City,State,Zip:	SANTA BARBARA, CA 93105
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.19282501
Longitude:	-118.46543399

NAICS:

EPA ID:	CAC003109053
Create Date:	2021-03-09 09:33:38.083
NAICS Code:	56291
NAICS Description:	Remediation Services
Issued EPA ID Date:	2021-03-09 09:33:38.09700
Inactive Date:	2021-06-08 09:33:38.08000
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not Reported

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Facility City:	VAN NUYS
Facility County:	Not Reported
Facility State:	CA
Facility Zip:	91411

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		1026708117
▲ A4	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

RCRA NonGen / NLR: Other Ascertainable Records

Date Form Received by Agency:	20201207
Handler Name:	JUDY SHEA
Handler Address:	6728 SEPULVEDA BLVD
Handler City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003096122
Contact Name:	JUDY SHEA
Contact Address:	4461 SHADOW HILLS BLVD SOUTH
Contact City,State,Zip:	SANTA BARBARA, CA 93105
Contact Telephone:	805-964-6266
Contact Fax:	Not Reported
Contact Email:	LUPE@FRESHAIRENVIRONMENTAL.COM
Contact Title:	Not Reported
EPA Region:	09
Land Type:	Not Reported
Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not Reported
Biennial Report Cycle:	Not Reported
Accessibility:	Not Reported
Active Site Indicator:	Not Reported
State District Owner:	Not Reported
State District:	Not Reported
Mailing Address:	4461 SHADOW HILLS BLVD SOUTH
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Type:	Other
Operator Name:	JUDY SHEA
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not Reported
Active Site Converter Treatment storage and Disposal Facility:	Not Reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not Reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not Reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not Reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not Reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not Reported
Permit Workload Universe:	Not Reported
Permit Progress Universe:	Not Reported
Post-Closure Workload Universe:	Not Reported
Closure Workload Universe:	Not Reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not Reported
Full Enforcement Universe:	Not Reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not Reported
Handler Date of Last Change:	20201218

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not Reported
Date Ended Current:	Not Reported
Owner/Operator Address:	4461 SHADOW HILLS BLVD SOUTH
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not Reported
Owner/Operator Fax:	Not Reported
Owner/Operator Email:	Not Reported

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not Reported
Date Ended Current:	Not Reported
Owner/Operator Address:	4461 SHADOW HILLS BLVD SOUTH
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not Reported
Owner/Operator Fax:	Not Reported
Owner/Operator Email:	Not Reported

Historic Generators:

Receive Date:	20201207
Handler Name:	JUDY SHEA
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not Reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	Not Reported
Electronic Manifest Broker:	Not Reported

List of NAICS Codes and Descriptions:

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

NAICS Code:	238290
NAICS Description:	OTHER BUILDING EQUIPMENT CONTRACTORS

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		S127106544
▲ A5	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

HWTS: Other Ascertainable Records

Name:	JUDY SHEA
Address:	6728 SEPULVEDA BLVD
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003096122
Inactive Date:	03/08/2021
Create Date:	12/07/2020
Last Act Date:	Not Reported
Mailing Name:	Not Reported
Mailing Address:	4461 SHADOW HILLS BLVD SOUTH
Mailing Address 2:	Not Reported
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Address:	4461 SHADOW HILLS BLVD SOUTH
Owner Address 2:	Not Reported
Owner City,State,Zip:	SANTA BARBARA, CA 93105
Contact Name:	JUDY SHEA
Contact Address:	4461 SHADOW HILLS BLVD SOUTH
Contact Address 2:	Not Reported
City,State,Zip:	SANTA BARBARA, CA 93105
Facility Status:	Inactive
Facility Type:	TEMPORARY
Category:	STATE
Latitude:	34.19282501
Longitude:	-118.46543399

NAICS:

EPA ID:	CAC003096122
Create Date:	2020-12-07 16:19:10.823

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

NAICS Code:	238290
NAICS Description:	Other Building Equipment Contractors
Issued EPA ID Date:	2020-12-07 16:19:10.83000
Inactive Date:	2021-03-08 16:19:10.81700
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not Reported
Facility City:	VAN NUYS
Facility County:	Not Reported
Facility State:	CA
Facility Zip:	91411
EPA ID:	CAC003096122
Create Date:	2020-12-07 16:19:10.823
NAICS Code:	238290
NAICS Description:	Other Building Equipment Contractors
Issued EPA ID Date:	2020-12-07 16:19:10.83000
Inactive Date:	2021-03-08 16:19:10.81700
Facility Name:	JUDY SHEA
Facility Address:	6728 SEPULVEDA BLVD
Facility Address 2:	Not Reported
Facility City:	VAN NUYS
Facility County:	Not Reported
Facility State:	CA
Facility Zip:	91411

JUDY SHEA 6728 SEPULVEDA BLVD, VAN NUYS, CA, 91411		1026720353
▲ A6	Target Property 736 ft. Above Sea Level	Other Ascertainable Records

Worksheet:

RCRA NonGen / NLR: Other Ascertainable Records

Date Form Received by Agency:	20210309
Handler Name:	JUDY SHEA
Handler Address:	6728 SEPULVEDA BLVD
Handler City,State,Zip:	VAN NUYS, CA 91411
EPA ID:	CAC003109053
Contact Name:	JUDY SHEA
Contact Address:	4461
Contact City,State,Zip:	SANTA BARBARA, CA 93105
Contact Telephone:	805-964-6266
Contact Fax:	Not Reported
Contact Email:	ARMANDO@FRESHAIRENVIRONMENTAL.COM
Contact Title:	Not Reported
EPA Region:	09
Land Type:	Not Reported

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Federal Waste Generator Description:	Not a generator, verified
Non-Notifier:	Not Reported
Biennial Report Cycle:	Not Reported
Accessibility:	Not Reported
Active Site Indicator:	Not Reported
State District Owner:	Not Reported
State District:	Not Reported
Mailing Address:	4461
Mailing City,State,Zip:	SANTA BARBARA, CA 93105
Owner Name:	JUDY SHEA
Owner Type:	Other
Operator Name:	JUDY SHEA
Operator Type:	Other
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site Fed-Reg Treatment Storage and Disposal Facility:	Not Reported
Active Site Converter Treatment storage and Disposal Facility:	Not Reported
Active Site State-Reg Treatment Storage and Disposal Facility:	Not Reported
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not Reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not Reported
Commercial TSD Indicator:	No
Treatment Storage and Disposal Type:	Not Reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
Permit Renewals Workload Universe:	Not Reported
Permit Workload Universe:	Not Reported
Permit Progress Universe:	Not Reported
Post-Closure Workload Universe:	Not Reported
Closure Workload Universe:	Not Reported
202 GPRA Corrective Action Baseline:	No
Corrective Action Workload Universe:	No
Subject to Corrective Action Universe:	No

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
TSDFs Potentially Subject to CA Under 3004 (u)/(v) Universe:	No
TSDFs Only Subject to CA under Discretionary Auth Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Operating TSDF Universe:	Not Reported
Full Enforcement Universe:	Not Reported
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not Reported
Handler Date of Last Change:	20210312
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Handler - Owner Operator:

Owner/Operator Indicator:	Operator
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not Reported
Date Ended Current:	Not Reported
Owner/Operator Address:	4461
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266
Owner/Operator Telephone Ext:	Not Reported
Owner/Operator Fax:	Not Reported
Owner/Operator Email:	Not Reported

Owner/Operator Indicator:	Owner
Owner/Operator Name:	JUDY SHEA
Legal Status:	Other
Date Became Current:	Not Reported
Date Ended Current:	Not Reported
Owner/Operator Address:	4461
Owner/Operator City,State,Zip:	SANTA BARBARA, CA 93105
Owner/Operator Telephone:	805-964-6266

JUDY SHEA, 6728 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Owner/Operator Telephone Ext:	Not Reported
Owner/Operator Fax:	Not Reported
Owner/Operator Email:	Not Reported

Historic Generators:

Receive Date:	20210309
Handler Name:	JUDY SHEA
Federal Waste Generator Description:	Not a generator, verified
State District Owner:	Not Reported
Large Quantity Handler of Universal Waste:	No
Recognized Trader Importer:	No
Recognized Trader Exporter:	No
Spent Lead Acid Battery Importer:	No
Spent Lead Acid Battery Exporter:	No
Current Record:	Yes
Non Storage Recycler Activity:	No
Electronic Manifest Broker:	No

List of NAICS Codes and Descriptions:

NAICS Code:	56291
NAICS Description:	REMEDIATION SERVICES

Facility Has Received Notices of Violations:

Violations:	No Violations Found

Evaluation Action Summary:

Evaluations:	No Evaluations Found

CALIFORNIA HEALTH CARE 6700 N SEPULVEDA BLVD, VAN NUYS, CA, 91411			S123498468
◆ B7	WSW <1/10	(80 ft. / 0.015 mi.)	Other Ascertainable Records
	1 ft. Lower Elevation	735 ft. Above Sea Level	

Worksheet:

LOS ANGELES HM: Other Ascertainable Records

Name:	CALIFORNIA HEALTH CARE
Address:	6700 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0002742
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS: Other Ascertainable Records

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Name:	CALIFORNIA HEALTH CARE
Address:	6700 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Site ID:	575584
CERS ID:	10241296
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes:	Your previous submittal is out of date. Submissions are due between January 1, 2019 and March 1, 2019. Please resubmit for the current year. When renewing, please be sure to include inventory, site map, and contingency/emergency response plan if your site stores hazardous material at or above specified thresholds.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	07-25-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Effective December 28, 2017, CalEPA has replaced the previously existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory. Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.2 - California Health and Safety Code, Chapter 6.95, Section(s) 25508.2
Violation Description:	Failure to annually review and electronically certify that the business plan is complete, accurate, and up-to-date.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	07-25-2019

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to annually review and electronically certify that the business plan is complete and accurate on or before the annual due date.
Violation Notes:	Electronically submit and certify in CERS that the Hazardous Materials Business Plan is complete, accurate, and in compliance with EPCRA on or before the annual due date.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25507 - California Health and Safety Code, Chapter 6.95, Section(s) 25507
Violation Description:	Failure to adequately establish and implement a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.1(a)-(e) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(a)-(e)
Violation Description:	Failure to electronically update business plan within 30 days of any one of the following events: A 100 percent or more increase in the quantity of a previously disclosed material. Any handling of a previously undisclosed hazardous materials at or above reportable quantities. A change of business address, business ownership, or business name.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate emergency response plan and procedures for a release or threatened release of a hazardous material.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	05-23-2019
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit hazardous material inventory information for all reportable hazardous materials on site at or above reportable quantities.
Violation Notes:	Effective December 28, 2017, CalEPA has replaced the previously existing five federal hazard categories in CERS with twenty-four new federal hazard categories. The following federal hazard categories are now obsolete fire, reactive, pressure release, acute health, chronic health. A review of your submittal has determined that you still have the previous federal categories selected and/or have NOT selected any of the NEW federal hazard categories for your chemical inventory. Please review your hazardous material inventory and complete the following steps: 1) Deselect all of the five obsolete federal hazard categories for all chemical inventory listed under your facility. 2) Update your hazardous material inventory and select all applicable federal hazard categories from the 24 newly listed categories for all chemical inventory stored at your facility. You may refer to Section 2 of a current Safety Data Sheets (SDS) (previously called an MSDS) to determine which of the [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508.1(f) - California Health and Safety Code, Chapter 6.95, Section(s) 25508.1(f)
Violation Description:	Failure to electronically update the business plan within 30 days of a substantial change.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to establish and electronically submit an adequate training program in safety procedures in the event of a release or threatened release of a hazardous material.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(a)(1) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(a)(1)
Violation Description:	Failure to complete and electronically submit a site map with all required content.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	19 CCR 6.95 25508(a)(1) - California Code of Regulations, Title 19, Chapter 6.95, Section(s) 25508(a)(1)

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Violation Description:	Failure to complete and electronically submit the Business Activities Page and/or Business Owner Operator Identification Page.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25508(d) - California Health and Safety Code, Chapter 6.95, Section(s) 25508(d)
Violation Description:	Failure to complete and/or electronically submit a business plan when storing/handling a hazardous material at or above reportable quantities.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,
Site ID:	575584
Site Name:	CALIFORNIA HEALTH CARE
Violation Date:	03-08-2016
Citation:	HSC 6.95 25505(a)(4) - California Health and Safety Code, Chapter 6.95, Section(s) 25505(a)(4)
Violation Description:	Failure to provide initial and annual training to all employees in safety procedures in the event of a release or threatened release of a hazardous material or failure to document and maintain training records for a minimum of three years.
Violation Notes:	Returned to compliance on 03/14/2016.
Violation Division:	Los Angeles City Fire Department
Violation Program:	HMRRP
Violation Source:	CERS,

Evaluation:

Eval General Type:	Other/Unknown
Eval Date:	03-06-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	THIS BUSINESS IS IN COMPLIANCE BUT IS IN NEED OF THE MANDATORY ANNUAL UPDATE FOR 2017
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-08-2016
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	07-25-2019
Violations Found:	Yes

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Eval Type:	Other, not routine, done by local agency
Eval Notes:	Second Notice of Violation Inspection Report Documents uploaded to CERS were reviewed. Indicated previously in this report are violations, originally issued on 5/23/19 , that have not been resolved by the original COMPLY BY date. These violations have been re-issued and the violation class upgraded. Review and correct all violations indicated in this report, on or before the new COMPLY BY date associated with each violation. Failure to resolve these violations will result in this facility being subject to formal enforcement. NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into California Environmental Reporting System (CERS) is required between January 1 and March 1 of every year. Per L.A.M.C. [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	05-23-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Consent to enter, inspect and take photographs was given by: DAISY MONTOYA The Business Activities, Owner/Operator Identification, Hazardous Materials Inventory, Site Map, Emergency Response/Contingency Plan and Employee Training Plan sections were reviewed in CERS and field verified. Review and correct any violations indicated previously in this report, on or before the COMPLY BY date associated with each violation. NOTE: The LAMC, Sections (L.A.M.C. SECTION 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires businesses that store, use or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA **** Annual submission of a Hazardous Materials Business Plan into CERS is required between January 1 and March 1 of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. As a reminder, you must complete [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,

Affiliation:

Affiliation Type Desc:	Document Preparer
Entity Name:	Vandana Dhawan-Desai
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Environmental Contact
Entity Name:	ANTONIO AVALOS
Entity Title:	Not Reported
Affiliation Address:	6700 SEPULVEDA BLVD
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91411
Affiliation Phone:	,
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not Reported

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Affiliation Address:	6700 SEPULVEDA BL
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91411
Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	Vandana Dhawan-Desai
Entity Title:	Administrator
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	LONGWOOD MANAGEMENT
Entity Title:	Not Reported
Affiliation Address:	4032 WILSHIRE BLVD
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90010
Affiliation Phone:	(213) 389-6900,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not Reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Operator
Entity Name:	CALIFORNIA HEALTHCARE
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(818) 988-2501,
Affiliation Type Desc:	Parent Corporation
Entity Name:	CALIFORNIA HEALTH CARE
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported

CALIFORNIA HEALTH CARE, 6700 N SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,

1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA 6754 N SEPULVEDA BLVD, VAN NUYS, CA, 91405		S121693918
▲ B8	NW <1/10 (174 ft. / 0.033 mi.)	Other Ascertainable Records
	2 ft. Higher Elevation 738 ft. Above Sea Level	

Worksheet:

DRYCLEAN SOUTH COAST: Other Ascertainable Records

Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	326813
Permit Number:	F6981
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACTIVE
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	364.89599609
UTM North:	3784.3950195
Application Date:	04/03/1997
PO Issue Date:	04/30/1997
NAICS Code:	812320
SIC Code:	Not Reported

Name:	1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	111950
Application Number:	474780
Permit Number:	F93481
Status:	A
Representative Name:	HECTOR GRAMALO
Representative Telephone:	818 7865972
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	Not Reported
CCAT Description:	Not Reported

1.75 SEPULVEDA CLEANERS,H. GRAMALO, DBA, 6754 N SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

UTM East:	364.89599609
UTM North:	3784.3950195
Application Date:	10/23/2007
PO Issue Date:	10/30/2007
NAICS Code:	812320
SIC Code:	Not Reported

LOS ANGELES HM: Other Ascertainable Records

Name:	DRY CLEANING
Address:	6754 N SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	FA0009211
Last Run Date:	04/19/2021
Status:	INACTIVE

ALPHA CLEANERS
6754 SEPULVEDA BLVD, VAN NUYS, CA, 91405 S121697969

▲ B9	NW <1/10	(174 ft. / 0.033 mi.)	Other Ascertainable Records
	2 ft. Higher Elevation	738 ft. Above Sea Level	

Worksheet:

DRYCLEAN SOUTH COAST: Other Ascertainable Records

Name:	ALPHA CLEANERS
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	46039
Application Number:	128008
Permit Number:	M42811
Status:	O
Representative Name:	J. KIM
Representative Telephone:	818 7877760
Permit Status:	INACTIVE
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	0
UTM North:	0
Application Date:	12/10/1984
PO Issue Date:	02/20/1985
NAICS Code:	812320
SIC Code:	7216

SEPULVEDA CLEANER
6754 SEPULVEDA BLVD, VAN NUYS, CA, 91405 S121698957

▲ B10	NW <1/10	(174 ft. / 0.033 mi.)	Other Ascertainable Records
	2 ft. Higher Elevation	738 ft. Above Sea Level	

Worksheet:

DRYCLEAN SOUTH COAST: Other Ascertainable Records

Name:	SEPULVEDA CLEANER
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	62032
Application Number:	173280
Permit Number:	D02371
Status:	I
Representative Name:	IN YONG KIM
Representative Telephone:	818 7877760
Permit Status:	INACT_NR
BCAT Number:	000234
BCAT Description:	DRY CLEANING EQUIP PERCHLOROETHYLENE
CCAT Number:	04
CCAT Description:	VAPOR RECOVERY UNIT COMPRESS & CONDENSE
UTM East:	365
UTM North:	3784.3999023
Application Date:	08/15/1988
PO Issue Date:	09/14/1988
NAICS Code:	Not Reported
SIC Code:	7216

1-75 SEPULVEDA CLEANERS CORP.
6754 SEPULVEDA BLVD, VAN NUYS, CA, 91411 S121696534

▲ B11	NW <1/10	(174 ft. / 0.033 mi.)	Other Ascertainable Records
	2 ft. Higher Elevation	738 ft. Above Sea Level	

Worksheet:

DRYCLEAN SOUTH COAST: Other Ascertainable Records

Name:	1-75 SEPULVEDA CLEANERS CORP.
Address:	6754 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91411
Facility ID:	167080
Application Number:	519603
Permit Number:	G14317
Status:	A
Representative Name:	YACKELINE GRAMAJO
Representative Telephone:	818 7865922
Permit Status:	INACT_NR
BCAT Number:	000603
BCAT Description:	DRY CLEANING,DRY-TO-DRY NV,W/ SIC,PERC
CCAT Number:	Not Reported

1-75 SEPULVEDA CLEANERS CORP., 6754 SEPULVEDA BLVD, VAN NUYS, CA 91411 (Continued)

CCAT Description:	Not Reported
UTM East:	364.8999939
UTM North:	3784.3701172
Application Date:	03/08/2011
PO Issue Date:	07/19/2011
NAICS Code:	812320
SIC Code:	7216

AFCO CLEANERS & LAUNDRY INC 6754 SEPULVEDA BLVD, VAN NUYS, CA, 91405		1018538237
▲ B12	NW <1/10 (174 ft. / 0.033 mi.)	EDR Exclusive Records
	2 ft. Higher Elevation 738 ft. Above Sea Level	

Worksheet:

EDR Hist Cleaner: EDR Exclusive Records

Year:	Name: / Type:
1973:	AFCO CLEANERS & LAUNDRY INC / Garment Pressing And Cleaners' Agents
1979:	ALPHA CLEANERS & LAUNDRY / Garment Pressing And Cleaners' Agents
1980:	ALPHA CLEANERS & LAUNDRY / Garment Pressing And Cleaners' Agents
1982:	ALPHA CLEANERS & LAUNDRY / Drycleaning Plants, Except Rugs
1983:	ALPHA CLEANERS & LAUNDRY / Drycleaning Plants, Except Rugs
1985:	ALPHA CLEANERS & LAUNDRY / Drycleaning Plants, Except Rugs
1986:	KIM INYONG / Drycleaning Plants, Except Rugs
1987:	KIM INYONG / Drycleaning Plants, Except Rugs
1988:	KIM INYONG / Drycleaning Plants, Except Rugs
1989:	KIM INYONG / Drycleaning Plants, Except Rugs
1990:	KIM INYONG / Drycleaning Plants, Except Rugs
1991:	KIM INYONG / Drycleaning Plants, Except Rugs
1992:	KIM INYONG / Drycleaning Plants, Except Rugs
1993:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
1994:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
1995:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
1996:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
1997:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2002:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2003:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2004:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2005:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2006:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2007:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2008:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2009:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2009:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2010:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2010:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2011:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs

AFCO CLEANERS & LAUNDRY INC, 6754 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

2011:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2012:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2012:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2013:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC
2013:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2014:	SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs
2014:	1 75 SEPULVEDA CLEANERS / Drycleaning Plants, Except Rugs, NEC

SHAMAM SVC CTR 6759 SEPULVEDA BLVD, VAN NUYS, CA, 91411			1020505717
▲ B13	NW <1/10	(225 ft. / 0.043 mi.)	EDR Exclusive Records
	2 ft. Higher Elevation	738 ft. Above Sea Level	

Worksheet:

EDR Hist Auto: EDR Exclusive Records

Year:	Name: / Type:
1969:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1970:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1971:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1972:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1973:	SMITH GARY / Gasoline Service Stations
1973:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1974:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1974:	SMITH GARY / Gasoline Service Stations
1975:	GERRYS CHEVRON SERVICE / Gasoline Service Stations
1975:	SMITH GARY / Gasoline Service Stations
1976:	SMITH GARY / Gasoline Service Stations
1977:	SMITH GARY / Gasoline Service Stations
1991:	SHAMAM SVC CTR / General Automotive Repair Shops

O'REILLY AUTO PARTS #5752 15230 VANOWEN ST, VAN NUYS, CA, 91405			S118937528
▲ C14	N <1/10	(304 ft. / 0.058 mi.)	Local Lists of Hazardous waste / Contaminated Sites Other Ascertainable Records
	3 ft. Higher Elevation	739 ft. Above Sea Level	

Worksheet:

CERS HAZ WASTE: Local Lists of Hazardous waste / Contaminated Sites

Name:	O'REILLY AUTO PARTS #5752
Address:	15230 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	118015
CERS ID:	10593436
CERS Description:	Hazardous Waste Generator

O'REILLY AUTO PARTS #5752, 15230 VANOWEN ST, VAN NUYS, CA 91405 (Continued)

HAZNET: Other Ascertainable Records

Name:	FRESH & EASY #1083
Address:	15230 VANOWEN ST
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 914053607
Contact:	SAUL FLOREZ
Telephone:	3103411514
Mailing Name:	Not Reported
Mailing Address:	20101 HAMILTON AVE STE 350
Year:	2015
Gepaid:	CAL000393070
TSD EPA ID:	CAD008364432
CA Waste Code:	561 - Detergent waste chemicals
Disposal Method:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Tons:	0.0025

Additional Info:

Year:	2015
Gen EPA ID:	CAL000393070
Shipment Date:	20150415
Creation Date:	6/26/2015 22:15:47
Receipt Date:	20150421
Manifest ID:	007239379FLE
Trans EPA ID:	MNS000110924
Trans Name:	STERICYCLE SPECIALTY WASTE SOLUTIONS INC
Trans 2 EPA ID:	CAD983649880
Trans 2 Name:	PSC ENVIRONMENTAL SERVICES LP
TSDF EPA ID:	CAD008364432
Trans Name:	RHO CHEM LLC
TSDF Alt EPA ID:	Not Reported
TSDF Alt Name:	Not Reported
Waste Code Description:	561 - Not reported
RCRA Code:	Not Reported
Meth Code:	H141 - Storage, Bulking, And/Or Transfer Off Site--No Treatment/Reovery (H010-H129) Or (H131-H135)
Quantity Tons:	0.0025
Waste Quantity:	5
Quantity Unit:	P
Additional Code 1:	Not Reported
Additional Code 2:	Not Reported
Additional Code 3:	Not Reported
Additional Code 4:	Not Reported
Additional Code 5:	Not Reported

LOS ANGELES HM: Other Ascertainable Records

Name:	O'REILLY AUTO PARTS #5752
Address:	15230 VANOWEN ST # 636

O'REILLY AUTO PARTS #5752, 15230 VANOWEN ST, VAN NUYS, CA 91405 (Continued)

City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0025197
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS: Other Ascertainable Records

Name:	O'REILLY AUTO PARTS #5752
Address:	15230 VANOWEN ST
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	118015
CERS ID:	10593436
CERS Description:	Chemical Storage Facilities

Evaluation:

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	04-30-2019
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Humberto Torres-Duran/Asst. Store Manager jlara10@oreillyauto.com
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	07-26-2019
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,

Coordinates:

Site ID:	118015
Facility Name:	O'Reilly Auto Parts #5752
Env Int Type Code:	HWG
Program ID:	10593436
Coord Name:	Not Reported
Ref Point Type Desc:	Center of a facility or station.,
Latitude:	34.193880
Longitude:	-118.464750

Affiliation:

Affiliation Type Desc:	Identification Signer
Entity Name:	Erin Baltazar, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Regulatory Compliance Specialist, Verisk 3E
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported

O'REILLY AUTO PARTS #5752, 15230 VANOWEN ST, VAN NUYS, CA 91405 (Continued)

Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not Reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Environmental Contact
Entity Name:	Verisk 3E, Regulatory Department/O Reilly Auto Parts
Entity Title:	Not Reported
Affiliation Address:	3207 Grey Hawk Court, Suite 200
Affiliation City:	Carlsbad
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	92010
Affiliation Phone:	,
Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not Reported
Affiliation Address:	Verisk 3E, Reg Dept./O'Reilly Auto Parts, 3207 Grey Hawk Ct, Ste 200
Affiliation City:	Carlsbad
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	92010
Affiliation Phone:	,
Affiliation Type Desc:	Operator
Entity Name:	O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(417) 862-3333,
Affiliation Type Desc:	Document Preparer
Entity Name:	Erin Baltazar, Agent for O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported

O'REILLY AUTO PARTS #5752, 15230 VANOWEN ST, VAN NUYS, CA 91405 (Continued)

Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	O'Reilly Auto Enterprises, L.L.C.
Entity Title:	Not Reported
Affiliation Address:	702 E. Bethany Home Road
Affiliation City:	Phoenix
Affiliation State:	AZ
Affiliation Country:	United States
Affiliation Zip:	85014
Affiliation Phone:	(417) 862-3333,
Affiliation Type Desc:	Parent Corporation
Entity Name:	O'Reilly Auto Parts
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,

HWTS: Other Ascertainable Records

Name:	FRESH & EASY #1083
Address:	15230 VANOWEN ST
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000393070
Inactive Date:	06/30/2016
Create Date:	01/16/2014
Last Act Date:	Not Reported
Mailing Name:	Not Reported
Mailing Address:	20101 HAMILTON AVE STE 350
Mailing Address 2:	Not Reported
Mailing City,State,Zip:	TORRANCE, CA 90502
Owner Name:	FRESH & EASY, LLC
Owner Address:	20101 HAMILTON AVE STE. 350
Owner Address 2:	Not Reported
Owner City,State,Zip:	TORRANCE, CA 905020000
Contact Name:	SAUL FLOREZ
Contact Address:	20101 HAMILTON AVE STE. 350
Contact Address 2:	Not Reported
City,State,Zip:	TORRANCE, CA 90502
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.193709
Longitude:	-118.465065

NAICS:

O'REILLY AUTO PARTS #5752, 15230 VANOWEN ST, VAN NUYS, CA 91405 (Continued)

EPA ID:	CAL000393070
Create Date:	2014-01-16 11:45:25.027
NAICS Code:	45291
NAICS Description:	Warehouse Clubs and Superstores
Issued EPA ID Date:	2014-01-16 11:45:25.02700
Inactive Date:	2016-06-30 00:00:00
Facility Name:	FRESH & EASY #1083
Facility Address:	15230 VANOWEN ST
Facility Address 2:	Not Reported
Facility City:	VAN NUYS
Facility County:	Not Reported
Facility State:	CA
Facility Zip:	914053607

PATTERSON E E 15260 VANOWEN PL, SAN FERNANDO VALLEY, CA,			1009016210
▲ C15	N <1/10	(323 ft. / 0.061 mi.)	EDR Exclusive Records
	3 ft. Higher Elevation	739 ft. Above Sea Level	

Worksheet:

EDR Hist Auto: EDR Exclusive Records

Year:	Name: / Type:
1940:	PATTERSON E E / GASOLINE SERVICE STATIONS

BRETTS INCORPORATED 6810 SEPULVEDA BLVD, VAN NUYS, CA, 91405			1020985387
▲ F16	NNW <1/10	(515 ft. / 0.097 mi.)	EDR Exclusive Records
	5 ft. Higher Elevation	741 ft. Above Sea Level	

Worksheet:

EDR Hist Auto: EDR Exclusive Records

Year:	Name: / Type:
1969:	ART & SONS GULF SERVICE CENTER / Gasoline Service Stations
1970:	ART & SONS GULF SERVICE CENTER / Gasoline Service Stations
1979:	BRETTS INC / Gasoline Service Stations
1980:	BRETTS INC / Gasoline Service Stations
1982:	BRETTS INC / Gasoline Service Stations
1988:	BRETTS INC / Carwashes
1989:	BRETTS INC / Carwashes, NEC
1989:	VAN NUYS GULF CAR WASH / Gasoline Service Stations
1990:	BRETTS INC / Carwashes, NEC
1991:	VAN NUYS GULF CAR WASH / Gasoline Service Stations
1991:	BRETTS INC / Carwashes, NEC

BRETTS INCORPORATED, 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

1992:	BRETTS INC / Carwashes, NEC
1993:	BRETTS INC / Carwashes, NEC
1994:	BRETTS INC / Carwashes, NEC
1995:	BRETTS INCORPORATED / Carwashes, NEC
1996:	BRETTS INCORPORATED / Carwashes, NEC
1997:	BRETTS INCORPORATED / Carwashes, NEC
1998:	BRETTS INCORPORATED / Carwashes, NEC
1999:	BRETTS INCORPORATED / Carwashes, NEC
2000:	BRETTS INCORPORATED / Carwashes, NEC
2001:	BRETTS INCORPORATED / Carwashes, NEC
2002:	BRETTS INCORPORATED / Carwashes, NEC
2003:	BRETTS INCORPORATED / Carwashes, NEC
2004:	BRETTS INCORPORATED / Carwashes, NEC
2005:	BRETTS INCORPORATED / Carwashes, NEC
2006:	BRETTS INCORPORATED / Carwashes, NEC
2007:	BRETTS INCORPORATED / Carwashes, NEC
2008:	BRETTS INCORPORATED / Carwashes, NEC
2009:	BRETTS INCORPORATED / Carwashes, NEC
2010:	BRETTS INCORPORATED / Carwashes, NEC
2010:	NACHOS AUTO DETAIL / General Automotive Repair Shops
2011:	BRETTS INCORPORATED / Carwashes, NEC

BRETTS INC 6810 SEPULVEDA BLVD, VAN NUYS, CA, 91405		S101586409	
▲ F17	NNW <1/10	(515 ft. / 0.097 mi.)	Lists of state and tribal leaking storage tanks Local Lists of Registered Storage Tanks
	5 ft. Higher Elevation	741 ft. Above Sea Level	

Worksheet:

LUST: Lists of state and tribal leaking storage tanks

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Lead Agency:	LOS ANGELES, CITY OF
Case Type:	LUST Cleanup Site
Geo Track:	http://geotracker.waterboards.ca.gov/profile_report.asp?global_id=T0603702436
Global Id:	T0603702436
Latitude:	34.194453
Longitude:	-118.465898
Status:	Completed - Case Closed
Status Date:	09/25/1996
Case Worker:	WR
RB Case Number:	914050816
Local Agency:	LOS ANGELES, CITY OF
File Location:	Not Reported
Local Case Number:	Not Reported
Potential Media Affect:	Other Groundwater (uses other than drinking water)
Potential Contaminants of Concern:	Other Solvent or Non-Petroleum Hydrocarbon

BRETTS INC, 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Site History:	Not Reported

LUST:

Global Id:	T0603702436
Contact Type:	Regional Board Caseworker
Contact Name:	YUE RONG
Organization Name:	LOS ANGELES RWQCB (REGION 4)
Address:	320 W. 4TH ST., SUITE 200
City:	Los Angeles
Email:	yrong@waterboards.ca.gov
Phone Number:	Not Reported

Global Id:	T0603702436
Contact Type:	Local Agency Caseworker
Contact Name:	TBD
Organization Name:	LOS ANGELES, CITY OF
Address:	200 N. MAIN ST. RM. 970
City:	LOS ANGELES
Email:	Not Reported
Phone Number:	2134826528

LUST:

Global Id:	T0603702436
Action Type:	Other
Date:	01/22/1996
Action:	Leak Reported

LUST:

Global Id:	T0603702436
Status:	Open - Case Begin Date
Status Date:	01/22/1996

Global Id:	T0603702436
Status:	Completed - Case Closed
Status Date:	09/25/1996

SWEEPS UST: Local Lists of Registered Storage Tanks

Name:	BRETTS INC
Address:	6810 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	353
Number:	9
Board Of Equalization:	44-011126
Referral Date:	01-15-93
Action Date:	03-15-94
Created Date:	02-29-88
Owner Tank Id:	Not Reported
SWRCB Tank Id:	19-050-000353-000001

BRETTS INC, 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Tank Status:	A
Capacity:	10000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	3
Name:	BRETTS INC
Address:	6810 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	353
Number:	9
Board Of Equalization:	44-011126
Referral Date:	01-15-93
Action Date:	03-15-94
Created Date:	02-29-88
Owner Tank Id:	Not Reported
SWRCB Tank Id:	19-050-000353-000002
Tank Status:	A
Capacity:	10000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not Reported
Name:	BRETTS INC
Address:	6810 SEPULVEDA BLVD
City:	VAN NUYS
Status:	Active
Comp Number:	353
Number:	9
Board Of Equalization:	44-011126
Referral Date:	01-15-93
Action Date:	03-15-94
Created Date:	02-29-88
Owner Tank Id:	Not Reported
SWRCB Tank Id:	19-050-000353-000003
Tank Status:	A
Capacity:	10000
Active Date:	04-20-88
Tank Use:	M.V. FUEL
STG:	P
Content:	REG UNLEADED
Number Of Tanks:	Not Reported

CA FID UST: Local Lists of Registered Storage Tanks

Facility ID:	19049213

BRETTS INC, 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Regulated By:	UTNKA
Regulated ID:	00003983
Cortese Code:	Not Reported
SIC Code:	Not Reported
Facility Phone:	2133464703
Mail To:	Not Reported
Mailing Address:	1301 MCKINNEY ST
Mailing Address 2:	Not Reported
Mailing City,St,Zip:	VAN NUYS 914050000
Contact:	Not Reported
Contact Phone:	Not Reported
DUNs Number:	Not Reported
NPDES Number:	Not Reported
EPA ID:	Not Reported
Comments:	Not Reported
Status:	Active

CHEVRON #9-0316T (FORMER)
6810 SEPULVEDA BLVD, VAN NUYS, CA, 91405 S102427076

▲ F18	NNW <1/10	(515 ft. / 0.097 mi.)	Lists of state and tribal leaking storage tanks Local Lists of Hazardous waste / Contaminated Sites Local Lists of Registered Storage Tanks Other Ascertainable Records
	5 ft. Higher Elevation	741 ft. Above Sea Level	

Worksheet:

LUST REG 4: Lists of state and tribal leaking storage tanks

Region:	4
Regional Board:	04
County:	Los Angeles
Facility Id:	914050816
Status:	Case Closed
Substance:	Hydrocarbons
Substance Quantity:	Not Reported
Local Case No:	Not Reported
Case Type:	Groundwater
Abatement Method Used at the Site:	Not Reported
Global ID:	T0603702436
W Global ID:	W0602903312
Staff:	UNK
Local Agency:	19050
Cross Street:	VANOWEN ST
Enforcement Type:	Not Reported
Date Leak Discovered:	Not Reported
Date Leak First Reported:	1/22/1996
Date Leak Record Entered:	4/18/1996
Date Confirmation Began:	Not Reported
Date Leak Stopped:	Not Reported

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Date Case Last Changed on Database:	9/25/1996
Date the Case was Closed:	9/25/1996
How Leak Discovered:	Not Reported
How Leak Stopped:	Not Reported
Cause of Leak:	Not Reported
Leak Source:	Not Reported
Operator:	THRIFTY #234
Water System:	WILDMAN MUTUAL WATER COMPANY
Well Name:	Not Reported
Approx. Dist To Production Well (ft):	12598.092087274936107056463244
Source of Cleanup Funding:	Not Reported
Preliminary Site Assessment Workplan Submitted:	Not Reported
Preliminary Site Assessment Began:	Not Reported
Pollution Characterization Began:	Not Reported
Remediation Plan Submitted:	Not Reported
Remedial Action Underway:	Not Reported
Post Remedial Action Monitoring Began:	Not Reported
Enforcement Action Date:	Not Reported
Historical Max MTBE Date:	Not Reported
Hist Max MTBE Conc in Groundwater:	Not Reported
Hist Max MTBE Conc in Soil:	Not Reported
Significant Interim Remedial Action Taken:	Not Reported
GW Qualifier:	Not Reported
Soil Qualifier:	Not Reported
Organization:	Not Reported
Owner Contact:	Not Reported
Responsible Party:	BLANK RP
RP Address:	Not Reported
Program:	LUST
Lat/Long:	34.1940688 / -1
Local Agency Staff:	PEJ
Beneficial Use:	Not Reported
Priority:	Not Reported
Cleanup Fund Id:	Not Reported
Suspended:	Not Reported
Assigned Name:	1503312-001
Summary:	OLD CASE #960418-03

CERS HAZ WASTE: Local Lists of Hazardous waste / Contaminated Sites

Name:	SPEEDWAY NO. 5070 (USA)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	160352
CERS ID:	10250929
CERS Description:	Hazardous Waste Generator

CERS TANKS: Local Lists of Registered Storage Tanks

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Name:	SPEEDWAY NO. 5070 (USA)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	160352
CERS ID:	10250929
CERS Description:	Underground Storage Tank

CORTESE: Other Ascertainable Records

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Region:	CORTESE
Envirostor Id:	Not Reported
Global ID:	T0603702436
Site/Facility Type:	LUST CLEANUP SITE
Cleanup Status:	COMPLETED - CASE CLOSED
Status Date:	Not Reported
Site Code:	Not Reported
Latitude:	Not Reported
Longitude:	Not Reported
Owner:	Not Reported
Enf Type:	Not Reported
Swat R:	Not Reported
Flag:	active
Order No:	Not Reported
Waste Discharge System No:	Not Reported
Effective Date:	Not Reported
Region 2:	Not Reported
WID Id:	Not Reported
Solid Waste Id No:	Not Reported
Waste Management Uit Name:	Not Reported
File Name:	Active Open

CERS: Other Ascertainable Records

Name:	CHEVRON #9-0316T (FORMER)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	255485
CERS ID:	T0603702436
CERS Description:	Leaking Underground Storage Tank Cleanup Site

Affiliation:

Affiliation Type Desc:	Regional Board Caseworker
Entity Name:	YUE RONG - LOS ANGELES RWQCB (REGION 4)
Entity Title:	Not Reported
Affiliation Address:	320 W. 4TH ST., SUITE 200
Affiliation City:	Los Angeles
Affiliation State:	CA

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Local Agency Caseworker
Entity Name:	TBD - LOS ANGELES, CITY OF
Entity Title:	Not Reported
Affiliation Address:	200 N. MAIN ST. RM. 970
Affiliation City:	LOS ANGELES
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	2134826528,
Name:	SPEEDWAY NO. 5070 (USA)
Address:	6810 SEPULVEDA BLVD
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	160352
CERS ID:	10250929
CERS Description:	Chemical Storage Facilities

Violations:

Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-07-2019
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to retain a copy of the permit to operate at the facility.
Violation Notes:	Returned to compliance on 10/11/2019. OBSERVATION: Owner/Operator did not retain a copy of the permit to operate at the facility. CORRECTIVE ACTION: Retain a copy of the permit to operate at the facility. * To clear this violation: Email a current copy of your Consolidated Permit to Brian.Halley@lacity.org and post a copy on site for future inspections.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	HSC 6.7 25291(b) - California Health and Safety Code, Chapter 6.7, Section(s) 25291(b)
Violation Description:	Failure of the UST system to be designed and constructed with a monitoring system capable of detecting the entry of the hazardous substance into the secondary containment.
Violation Notes:	Returned to compliance on 11/01/2017. OBSERVATION: The 91 STP VR-208 sensor failed to activate an audible and visual alarm when tested to ensure continuous monitoring of the tank system. All monitoring equipment shall be maintained to activate an audible and visual alarm or stop the flow of product at the dispenser when it detects a leak. CORRECTIVE ACTION: Correct immediately by having a properly licensed, trained, and certified contractor replace the failed component with a functional component (LG 113-x listed, if applicable) and obtain a permit within 1 business day from the CUPA. If the failed component can t be replaced immediately, there is a possibility that the 91 UST system may be red tagged to prevent fuel inputs. ** This sensor was replaced and tested 10/24/2017. A permit was applied for 10/31/2017. LAFD was able to grant this permit and retest during the annual monitor certification 11/1/2017. **
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	12-10-2013
Citation:	23 CCR 16 2666(c) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2666(c)
Violation Description:	Failure of pump shut down when a leak is detected or when line leak detector is disconnected.
Violation Notes:	Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-02-2016
Citation:	HSC 6.7 25284 - California Health and Safety Code, Chapter 6.7, Section(s) 25284
Violation Description:	Failure to obtain a valid permit to operate from the CUPA.
Violation Notes:	Returned to compliance on 06/23/2016. OBSERVATION: Owner/Operator did not obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. CORRECTIVE ACTION: Obtain permit to install, replace, repair, or modify part of the UST system containment or leak detection equipment. ***** Diesel annular sensor replaced 12/30/2015 without permit. Permit and witnessed retest required. *****Per CALEPA, this violation was issued after the violation expiry date and had to be closed in order to be compliant with CERS. 07/21/2016 RTC Qualifier assigned to '1' for CME Upload by Sam Kim - Requested By Royce Long
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-02-2016
Citation:	23 CCR 6.7 25284, 25286 - California Code of Regulations, Title 23, Chapter 6.7, Section(s) 25284, 25286
Violation Description:	Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes:	Returned to compliance on 06/16/2016. OBSERVATION: Owner/Operator did not submit and/or maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. CORRECTIVE ACTION: Submit and maintain an accurate UST Operating Permit Application for Facility information and/or Tank information. ***** Please log in to the California Environmental Reporting System (CERS) and review your CERS Regulator comments for more information. *****
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	23 CCR 16 2715(a)(2) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2715(a)(2)
Violation Description:	Failure to submit the Underground Storage Tank Statement of Understanding and Compliance Form.
Violation Notes:	Returned to compliance on 06/10/2019. OBSERVATION: Owner/operator failed to submit the Underground Storage Tank Statement of Understanding and Compliance Form CORRECTIVE ACTION: Submit the Underground Storage Tank Statement of Understanding and Compliance Form . To clear this violation: Please email a copy of your "Underground Storage Tank Statement of Understanding and Compliance Form to brian.halley@lacity.org and submit a copy to your facility's CERS submission under the "Miscellaneous State-Required Documents'
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	12-10-2013
Citation:	23 CCR 16 2636(f)(1) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2636(f)(1)
Violation Description:	Failure of the double wall pressurized piping in the under dispenser containment to be continuously monitored by a method that either shuts down the flow of product to the dispenser or activates an audible/visual alarm when a leak is detected.
Violation Notes:	Returned to compliance on 01/09/2014. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-10-2019
Citation:	HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description:	Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.
Violation Notes:	Returned to compliance on 08/21/2019. OBSERVATION: Inspection results from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection. * SECOND NOTICE * NOTICE#: DA0NDWAMF - 10/22/2018 Repair permit (SR0033067) issued for replacement but inspection not completed and results not submitted.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	23 CCR 16 2712(i) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(i)
Violation Description:	Failure to have current UST Monitoring Plan available on site.
Violation Notes:	Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not maintain an approved monitoring plan. CORRECTIVE ACTION: Maintain an approved monitoring plan. Submit monitoring plan for approval. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: Your diesel UST has a VMI LD2000 MLLD installed. Please update the "MLLD Manufacturer" and "MLLD Model" portion of your diesel "Pipe Monitoring is Performed Using the Following Method(s)" section * Your 91 UST has a 420 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your 91 submission. * Your diesel UST has a 344 annular sensor. Please update the "Leak Sensor Model #" of the "Tank Monitoring is Performed Using the Following Method(s)" section of your diesel submission. Please email me at brian.halley@lacity.org when any new [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	HSC 6.7 25292.1(a) - California Health and Safety Code, Chapter 6.7, Section(s) 25292.1(a)
Violation Description:	Failure to operate the UST system to prevent unauthorized releases including leaks, spills, and/or overfills.

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Violation Notes:	Returned to compliance on 08/12/2019. OBSERVATION: Inspection results from 9/2018 indicate failures to your UST #1 and #2 fill tube shut off devices. The underground storage tank system shall be operated to prevent unauthorized releases. CORRECTIVE ACTION: Immediately obtain a repair permit and replace these failed fill tube shut off devices and conduct a LAFD CUPA Inspector witnessed inspection.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	11-01-2017
Citation:	23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description:	Failure to submit or maintain a current facility plot plan.
Violation Notes:	Returned to compliance on 10/22/2018. OBSERVATION: Owner/Operator did not submit, obtain approval, and maintain a complete/accurate plot plan. CORRECTIVE ACTION: Submit, obtain approval, and maintain a complete/accurate plot plan. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: * Please update your Monitoring Site Plot plan to include the new 344 diesel annular sensor. Please email me at brian.halley@lacity.org when any new submissions are made.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	HSC 6.7 25284, 25286 - California Health and Safety Code, Chapter 6.7, Section(s) 25284, 25286
Violation Description:	Failure to submit a complete and accurate application for a permit to operate a UST, or for renewal of the permit.
Violation Notes:	Returned to compliance on 06/10/2019. OBSERVATION: Owner/Operator did not submit and/or maintain a complete and/or accurate UST Operating Permit Application. CORRECTIVE ACTION: Submit and/or maintain a complete and/or accurate UST Operating Permit Application, including for permit renewal. ***** To clear this violation, please log in to the California Environmental Reporting System (CERS) and make the following corrections: * Your site does have BALL FLOATS installed in your 87 (UST#1), 91 (UST#2), and diesel USTs (UST#3). With single walled vent piping, your options for overfill protection are ball float / audio/visual combo, fill tube shut off with audio / visual. To use the fill tube shut off instead of the ball float, the ball float must not affect the fill tube shut off device by measuring the height of when the ball float will engage, or remove the ball float from the system. neither has been done. Please review your site's overfill protection and correct. Please email me at [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	06-10-2019
Citation:	23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Violation Description:	Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1, 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October 1, 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.
Violation Notes:	Returned to compliance on 08/21/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. CORRECTIVE ACTION: Maintain overfill prevention system to comply with the deficiencies noted above. **** Incomplete overfill inspection report dated 9/20/2018 indicate failure to your 87 and 91 fill tube shut off. Also indicated, was that the diesel fill tube shut off was not tested. No test results for your audio / visual overfill alarm. Test results indicate no ball float installed. ball floats are installed on your 87 , 91, and diesel USTs. These ball floats will need to be inspected to ensure they do not affect the fill [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	10-22-2018
Citation:	23 CCR 16 2712(b)(1)(G) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2712(b)(1)(G)
Violation Description:	Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. Install/retrofit overfill prevention equipment that does not use flow restrictors on vent piping to meet overfill prevention equipment requirements when the overfill prevention equipment is installed, repaired, or replaced on and after October 1, 2018. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every 36 months thereafter. For USTs installed on and after October 1, 2018, perform an inspection at installation and every 36 months thereafter. Inspected within 30 days after a repair to the overfill prevention equipment. Inspected using an applicable manufacturer guidelines, industry codes, engineering standards, or a method approved by a professional engineer. Inspected by a certified UST service technician. Maintain records of overfill prevention equipment inspection for 36 months.
Violation Notes:	Returned to compliance on 08/12/2019. OBSERVATION: Owner/Operator failed to meet one or more of the requirements applicable to overfill prevention equipment. Failure to comply with one or more of the following overfill prevention equipment requirements: Alert the transfer operator when the tank is 90 percent full by restricting the flow into the tank or triggering an audible and visual alarm; or Restrict delivery of flow to the tank at least 30 minutes before the tank overfills, provided the restriction occurs when the tank is filled to no more than 95 percent of capacity; and activate an audible alarm at least five minutes before the tank overfills; or Provide positive shut-off of flow to the tank when the tank is filled to no more than 95 percent of capacity; or Provide positive shut-off of flow to the tank so that none of the fittings located on the top of the tank are exposed to product due to overfilling. For USTs installed before October 1, 2018, perform an inspection by October 13, 2018 and every [Truncated]
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	12-10-2013

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Citation:	HSC 6.7 25291 - California Health and Safety Code, Chapter 6.7, Section(s) 25291
Violation Description:	Failure to maintain under-dispenser containment, sumps, and/or other secondary containment in good condition and/or free of debris/liquid.
Violation Notes:	Returned to compliance on 12/10/2013. MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,
Site ID:	160352
Site Name:	SPEEDWAY No. 5070 (USA)
Violation Date:	12-10-2013
Citation:	23 CCR 16 2711(a)(8) - California Code of Regulations, Title 23, Chapter 16, Section(s) 2711(a)(8)
Violation Description:	Failure to submit, obtain approval, or maintain a complete/accurate plot plan.
Violation Notes:	Returned to compliance on 01/09/2014. Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Violation Division:	Los Angeles City Fire Department
Violation Program:	UST
Violation Source:	CERS,

Evaluation:

Eval General Type:	Other/Unknown
Eval Date:	06-10-2019
Violations Found:	Yes
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Property Owner/ Tank Owner BEST CALIFORNIA GAS, LTD. 562-921-3581 13116 IMPERIAL HIGHWAY SANTA FE SPRINGS, CA 90670 Tank Operator: CONICO CORO INC. (PETER HONG) 805-373-1880 6810 SEPULVEDA BLVD VAN NUYS, CA 91405 Monitor Certification anniversary: OCTOBER Secondary Containment testing due date: OCTOBER 2020 Overfill inspection due date: OCTOBER 2021 Report emailed to: LANNI N. DUONG (562) 495-6925 LAN.N.DUONG@TSOCORP.COM
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	06-25-2015
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed MC results and attached
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-18-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	CERS review - Accpeted
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-14-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	10-11-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed outstanding violation.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-07-2016
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Rashid Iqbal - Cashier Monitoring system certification was conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 5/31/2018 VMI: #2734 exp: 7/2/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	12-02-2014
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Verified and approved CERS. Witnessed MC, SB, and LLD. Done by Fastech.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-07-2016
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed received annual Monitoring System Certification & spill bucket results for unwitnessed testing conducted on 11-7-2016 by Fastech. Results were scanned / downloaded and attached in Envision. No violations were noted on report. All sensors not tested but tested at a later date. No violation. From tech: We were not able to test the diesel annular sensor. The veeder root-420 sensor is stuck in annular space, we are not abel to take it out to test for positive shut down. No label was placed on this sensor, not certified. Per CE Thomas invoice on site, this contractor to return to install a VR 344 sensor.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	06-02-2016
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Roman Shekhter - Designated Operator Monitoring system certification was not conducted at this time. Monitoring certification was performed by Luis Navarro of Fastech. Test results reviewed 12/7/2015 Tester provided the following certifications: ICC: 8171123 exp: 2/24/2017 Veeder-Root: #A28342 exp: 7/6/2016 VMI: #2734 exp: 7/20/2016 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property / Tank [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	06-25-2015
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed SB989 results and attached
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-21-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the SR0033067 results - Passed
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-21-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed outstanding violations.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	10-06-2020
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached the 2020 AC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval General Type:	Other/Unknown
Eval Date:	12-01-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 SB989 Results - No 989 failures but the 91 stp VR - 208 sensor failed and was replaced. This sensor was tested during the annual MC and was addressed on NOTICE#: DAZAN5QUP
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	09-14-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	10-09-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	reviewed and attached the 2019 AC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	11-01-2017
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 7/4/2018 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	11-18-2015
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	12-10-2013
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Facility Inspection failed. 91 gasoline tank converted to diesel but plot plan does not show. NOV written and rep advised to have plans changed and resubmitted
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	03-13-2017
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Edgar Cuevas
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	05-29-2020
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Eddie Ramirez/Manager 63234@starmsoinc.com
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	08-12-2019
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Outstanding violations reviewed and cleared
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	08-18-2017
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	LAFD CUPA Inspector Halley, on site this date to conduct routine inspection of your hazardous materials. Consent to enter, inspect and take photographs was given by: RASHID IQBAL - Cashier Documents uploaded to CERS were reviewed and field verified. The following is a list items that need to be corrected: Submittal by facility is accurate and no further action is necessary NOTE: The LAMC, Sections (L.A.M.C. SECTIONS 57.105.1.4; 57.120.3; 57.121.2 and 57.121.2.1.) requires business that store, uses or handle hazardous materials in the City of Los Angeles to obtain a Consolidated Permit from the Los Angeles Fire Department CUPA. To receive a Consolidated Permit you must satisfy the following requirement: Submit annually a HAZARDOUS MATERIALS BUSINESS PLAN to CERS by March 1st of every year. Please remember that any change in inventory of greater than 100 percent will require new submission within 30 days of that change. For new CERS users, please follow [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	HMRRP
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval Date:	09-26-2013
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	Not Reported
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-07-2019
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Rodney Bredeson of Fastech. Tester provided the following certifications: ICC: 8028987 Exp: 4/16/2021 Veeder Root: #A21173 Exp: 11/30/2019 VMI: #2850 LDT Exp: 6/26/2021 #3321 MLLD 5/1/2021 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-20-2021
Violations Found:	No
Eval Type:	Routine done by local agency
Eval Notes:	The annual compliance testing was conducted wtih Rodney Bredeson from fastech on 10/20/21 Tester provided all the current and valid certifications The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, LTD. 562-921-3581 13116 IMPERIAL HIGHWAY SANTA FE SPRINGS, CA 90670 Tank Operator: StarMSO INC. (KELLY KHOURY) 818-426-2416 6810 SEPULVEDA BLVD VAN NUYS, CA 91405 Monitor Certification anniversary: OCTOBER Secondary Containment testing due date: OCTOBER 2023 Overfill inspection due date: MAY 2022 Number of Tanks: [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-10-2013
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Witnessed lld test passed
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Compliance Evaluation Inspection
Eval Date:	10-22-2018
Violations Found:	Yes
Eval Type:	Routine done by local agency

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Eval Notes:	Inspector Halley LAFD, on site this date to conduct routine inspection of underground storage tank. Consent to enter, inspect and take photographs was given on this date by Edgar Cuevaz - Manager Monitoring system certification was conducted at this time. Monitoring certification was performed by Robert Vargas of Fastech. Tester provided the following certifications: ICC: 8144866-UC Exp: 4/28/2019 VR: #B34019 EXP: 9/15/2019 VMI: #1908 EXP: 6/12/2020 The UST monitoring panel showed all functions normal. The monitoring set up and alarm history were provided for review. The sumps and UDCs were opened for inspection and the sensors were observed positioned to detect a leak at the earliest opportunity. The spill buckets were also visually inspected. The Monitoring Plan was compared to the equipment onsite. The operation of the UST system was compared to the conditions of the operating permit. Property Owner/ Tank Owner BEST CALIFORNIA GAS, [Truncated]
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-04-2017
Violations Found:	No
Eval Type:	Other, not routine, done by local agency
Eval Notes:	Reviewed and attached 2017 MC results - No failures
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,
Eval General Type:	Other/Unknown
Eval Date:	12-10-2013
Violations Found:	Yes
Eval Type:	Other, not routine, done by local agency
Eval Notes:	MC failed due to diesel fill sump sensor (208) not working. Also, overfill alarm light not working. Diesel sump had product in it from possible leaking turbine. Tester attempted to repair the turbine by tightening components, after, when the turbine turns on, the circuit breaker shuts off turbine. We were unable to see if the attempted repairs fixed the leak. Tank was closed until repairs can be verified.
Eval Division:	Los Angeles City Fire Department
Eval Program:	UST
Eval Source:	CERS,

Coordinates:

Site ID:	160352
Facility Name:	SPEEDWAY No. 5070 (USA)
Env Int Type Code:	HWG
Program ID:	10250929
Coord Name:	Not Reported
Ref Point Type Desc:	Center of a facility or station.,
Latitude:	34.194450
Longitude:	-118.465900

Affiliation:

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not Reported
Affiliation Address:	ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.
Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	Not Reported
Affiliation Zip:	45323

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	TERESA A. MILES
Entity Title:	PACIFIC DIVISION ENVIRONMENTAL COMPLIANCE MANAGER
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	UST Permit Applicant
Entity Name:	TERESA A. MILES
Entity Title:	ENVIRONMENTAL COMPLIANCE SUPERVISOR
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(562) 495-6850,
Affiliation Type Desc:	UST Property Owner Name
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not Reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581,
Affiliation Type Desc:	UST Tank Operator
Entity Name:	STARMSO INC. (KELLY KHOURY)
Entity Title:	Not Reported
Affiliation Address:	6810 SEPULVEDA BLVD
Affiliation City:	VAN NUYS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 426-2416,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not Reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Legal Owner

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Entity Name:	TRMC RETAIL LLC
Entity Title:	Not Reported
Affiliation Address:	ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.
Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	United States
Affiliation Zip:	45323
Affiliation Phone:	(937) 863-7377,
Affiliation Type Desc:	Operator
Entity Name:	StarMSO Inc.
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(818) 426-2416,
Affiliation Type Desc:	Property Owner
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not Reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581,
Affiliation Type Desc:	Document Preparer
Entity Name:	BELSHIRE ENVIRONMENTAL
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Environmental Contact
Entity Name:	LANNI DUONG
Entity Title:	Not Reported
Affiliation Address:	ATTN: ENVIRONMENTAL DEPT. 500 SPEEDWAY DR.
Affiliation City:	ENON
Affiliation State:	OH
Affiliation Country:	Not Reported
Affiliation Zip:	45323
Affiliation Phone:	,
Affiliation Type Desc:	Parent Corporation
Entity Name:	Speedway
Entity Title:	Not Reported

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	UST Tank Owner
Entity Name:	BEST CALIFORNIA GAS, LTD.
Entity Title:	Not Reported
Affiliation Address:	13116 IMPERIAL HIGHWAY
Affiliation City:	SANTA FE SPRINGS
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	90670
Affiliation Phone:	(562) 921-3581,

HWTS: Other Ascertainable Records

Name:	SPEEDWAY #5070
Address:	6810 SEPULVEDA BLVD
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAL000463128
Inactive Date:	Not Reported
Create Date:	06/07/2021
Last Act Date:	Not Reported
Mailing Name:	Not Reported
Mailing Address:	500 SPEEDWAY DR
Mailing Address 2:	Not Reported
Mailing City,State,Zip:	ENON, OH 45323
Owner Name:	TRMC RETAIL LLC
Owner Address:	500 SPEEDWAY DR
Owner Address 2:	Not Reported
Owner City,State,Zip:	ENON, OH 45323
Contact Name:	TERESA MILES
Contact Address:	500 SPEEDWAY DR
Contact Address 2:	Not Reported
City,State,Zip:	ENON, OH 45323
Facility Status:	Active
Facility Type:	PERMANENT
Category:	STATE
Latitude:	34.19460399
Longitude:	-118.46595

NAICS:

EPA ID:	CAL000463128
Create Date:	2021-06-07 10:55:58.360
NAICS Code:	447190
NAICS Description:	Other Gasoline Stations

CHEVRON #9-0316T (FORMER), 6810 SEPULVEDA BLVD, VAN NUYS, CA 91405 (Continued)

Issued EPA ID Date:	2021-06-07 10:55:58.32300
Inactive Date:	Not Reported
Facility Name:	SPEEDWAY #5070
Facility Address:	6810 SEPULVEDA BLVD
Facility Address 2:	Not Reported
Facility City:	VAN NUYS
Facility County:	Not Reported
Facility State:	CA
Facility Zip:	91405

ASSOCIATED PATHOLOGISTS 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA, 914050000			S123762054
▲ C19	N <1/10	(520 ft. / 0.098 mi.)	Local Lists of Hazardous waste / Contaminated Sites Other Ascertainable Records
	5 ft. Higher Elevation	741 ft. Above Sea Level	

Worksheet:

CERS HAZ WASTE: Local Lists of Hazardous waste / Contaminated Sites

Name:	JADE T. ONG, DDS, INC.
Address:	15243 VANOWEN ST STE 404
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	574850
CERS ID:	10870849
CERS Description:	Hazardous Waste Generator

Violations:

Site ID:	574850
Site Name:	Jade T. Ong, DDS, Inc.
Violation Date:	02-19-2021
Citation:	HSC 6.11 25404(e)(4) - California Health and Safety Code, Chapter 6.11, Section(s) 25404(e)(4)
Violation Description:	Failure to report program data electronically.
Violation Notes:	Returned to compliance on 05/13/2021. OBSERVATION: Owner/Operator failed to report program data electronically into CERS. CORRECTIVE ACTION: Complete all required reporting into CERS.
Violation Division:	Los Angeles County Fire Department
Violation Program:	HW
Violation Source:	CERS,

Evaluation:

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	02-19-2021
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	Dr. Jade T. Ong
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Affiliation:

Affiliation Type Desc:	Environmental Contact
Entity Name:	Jade Ong
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St #404
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91405
Affiliation Phone:	,

Affiliation Type Desc:	Legal Owner
Entity Name:	Jade Ong
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St #404
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 908-1175,

Affiliation Type Desc:	Operator
Entity Name:	Jade Ong
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(818) 235-2627,

Affiliation Type Desc:	Document Preparer
Entity Name:	Jade Ong
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St #404
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91405
Affiliation Phone:	,

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Affiliation Type Desc:	Parent Corporation
Entity Name:	Jade T. Ong, DDS, Inc.
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,

Affiliation Type Desc:	Property Owner
Entity Name:	Jade Ong
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St Ste 404
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 908-1175,

Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department
Entity Title:	Not Reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,

Affiliation Type Desc:	Identification Signer
Entity Name:	Jade Ong
Entity Title:	Owner
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,

Name:	CHARLES WEIDMANN MD APMC
Address:	15243 VANOWEN ST STE 306
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	575032
CERS ID:	10871209
CERS Description:	Hazardous Waste Generator

Violations:

Site ID:	575032
Site Name:	Charles Weidmann MD APMC
Violation Date:	04-26-2021

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Citation:	22 CCR 12 66262.34(f) - California Code of Regulations, Title 22, Chapter 12, Section(s) 66262.34(f)
Violation Description:	Failure to properly label hazardous waste accumulation containers and portable tanks with the following requirements: "Hazardous Waste", name and address of the generator, physical and chemical characteristics of the Hazardous Waste, and starting accumulation date.
Violation Notes:	Returned to compliance on 04/30/2021. OBSERVATION: The container used to store hazardous waste medicines did not contain an accumulation start date. CORRECTIVE ACTION: Submit a photo to the CUPA demonstrating that the container listed above has been properly labeled.
Violation Division:	Los Angeles County Fire Department
Violation Program:	HW
Violation Source:	CERS,
Site ID:	575032
Site Name:	Charles Weidmann MD APMC
Violation Date:	04-26-2021
Citation:	HSC 6.11 25404(e)(4) - California Health and Safety Code, Chapter 6.11, Section(s) 25404(e)(4)
Violation Description:	Failure to report program data electronically.
Violation Notes:	Returned to compliance on 04/30/2021. OBSERVATION: Owner/Operator failed to report program data electronically into CERS. CORRECTIVE ACTION: Complete all required reporting into CERS.
Violation Division:	Los Angeles County Fire Department
Violation Program:	HW
Violation Source:	CERS,

Evaluation:

Eval General Type:	Compliance Evaluation Inspection
Eval Date:	04-26-2021
Violations Found:	Yes
Eval Type:	Routine done by local agency
Eval Notes:	MARTHA RUIZ
Eval Division:	Los Angeles County Fire Department
Eval Program:	HW
Eval Source:	CERS,

Affiliation:

Affiliation Type Desc:	Facility Mailing Address
Entity Name:	Mailing Address
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen st Suite 306
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91405
Affiliation Phone:	,
Affiliation Type Desc:	Property Owner
Entity Name:	Charles Weidmann MD AOMC
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St Suite 306
Affiliation City:	Van nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 781-0232,

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Affiliation Type Desc:	Document Preparer
Entity Name:	Elaine Weidmann
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Identification Signer
Entity Name:	Elaine Weidmann
Entity Title:	Office Manager
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	Charles Weidmann MD
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen St Suite 306
Affiliation City:	Van Nuys
Affiliation State:	CA
Affiliation Country:	United States
Affiliation Zip:	91405
Affiliation Phone:	(818) 781-0232,
Affiliation Type Desc:	Operator
Entity Name:	Charles Weidmann MD APMC
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	(818) 781-0232,
Affiliation Type Desc:	Parent Corporation
Entity Name:	Charles Weidmann MD APMC
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	CUPA District
Entity Name:	Los Angeles City Fire Department

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Entity Title:	Not Reported
Affiliation Address:	200 North Main Street, Room 1780
Affiliation City:	Los Angeles
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	90012
Affiliation Phone:	(213) 978-3680,
Affiliation Type Desc:	Environmental Contact
Entity Name:	Elaine Weidmann
Entity Title:	Not Reported
Affiliation Address:	15243 Vanowen st suite 306
Affiliation City:	van nuys
Affiliation State:	CA
Affiliation Country:	Not Reported
Affiliation Zip:	91405
Affiliation Phone:	,

HAZNET: Other Ascertainable Records

Name:	ASSOCIATED PATHOLOGISTS
Address:	15243 VANOWEN AVE SUITE #101
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 914050000
Contact:	INACT PER SURVEY 1-12-95 MB
Telephone:	--
Mailing Name:	Not Reported
Mailing Address:	15243 VANOWEN AVE SUITE #101
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD008364432
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	R01 - Recycler
Tons:	0.0166
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD020748125
CA Waste Code:	331 - Off-specification, aged or surplus organics
Disposal Method:	D80 - Disposal, Land Fill
Tons:	0.15
Year:	1988
Gepaid:	CAD982480972
TSD EPA ID:	CAD020748125
CA Waste Code:	141 - Off-specification, aged or surplus inorganics
Disposal Method:	D80 - Disposal, Land Fill
Tons:	0.06

HWTS: Other Ascertainable Records

ASSOCIATED PATHOLOGISTS, 15243 VANOWEN AVE SUITE #101, VAN NUYS, CA 914050000 (Continued)

Name:	ASSOCIATED PATHOLOGISTS
Address:	15243 VANOWEN AVE SUITE #101
Address 2:	Not Reported
City,State,Zip:	VAN NUYS, CA 91405
EPA ID:	CAD982480972
Inactive Date:	01/01/1995
Create Date:	06/15/1989
Last Act Date:	Not Reported
Mailing Name:	Not Reported
Mailing Address:	15243 VANOWEN AVE SUITE #101
Mailing Address 2:	Not Reported
Mailing City,State,Zip:	VAN NUYS, CA 914050000
Owner Name:	Not Reported
Owner Address:	Not Reported
Owner Address 2:	Not Reported
Owner City,State,Zip:	Not Reported
Contact Name:	INACT PER SURVEY 1-12-95 MB
Contact Address:	Not Reported
Contact Address 2:	Not Reported
City,State,Zip:	Not Reported
Facility Status:	Inactive
Facility Type:	PERMANENT
Category:	FEDERAL
Latitude:	34.193826
Longitude:	-118.464944

VALLEY DIALYSIS
6840 SEPULVEDA BLVD STE 101, VAN NUYS, CA, 91405 S125424813

▲ F20	NNW 1/10 - 1/3	(599 ft. / 0.114 mi.)	Other Ascertainable Records
	5 ft. Higher Elevation	741 ft. Above Sea Level	

Worksheet:

LOS ANGELES HM: Other Ascertainable Records

Name:	DAVITA VALLEY DIALYSIS
Address:	6840 SEPULVEDA BLVD STE 101
City,State,Zip:	VAN NUYS, CA 91405
Facility ID:	FA0041546
Last Run Date:	04/19/2021
Status:	ACTIVE

CERS: Other Ascertainable Records

Name:	VALLEY DIALYSIS
Address:	6840 SEPULVEDA BLVD STE 101
City,State,Zip:	VAN NUYS, CA 91405
Site ID:	557515
CERS ID:	10825537

VALLEY DIALYSIS, 6840 SEPULVEDA BLVD STE 101, VAN NUYS, CA 91405 (Continued)

CERS Description: Chemical Storage Facilities

Affiliation:

Affiliation Type Desc: CUPA District
Entity Name: Los Angeles City Fire Department
Entity Title: Not Reported
Affiliation Address: 200 North Main Street, Room 1780
Affiliation City: Los Angeles
Affiliation State: CA
Affiliation Country: Not Reported
Affiliation Zip: 90012
Affiliation Phone: (213) 978-3680,

Affiliation Type Desc: Environmental Contact
Entity Name: Jacqueline Rowlett
Entity Title: Not Reported
Affiliation Address: 6840 Sepulveda Blvd Ste 101
Affiliation City: Van Nuys
Affiliation State: CA
Affiliation Country: Not Reported
Affiliation Zip: 91405
Affiliation Phone: ,

Affiliation Type Desc: Facility Mailing Address
Entity Name: Mailing Address
Entity Title: Not Reported
Affiliation Address: 5200 Virginia Way L&C Dept.
Affiliation City: Brentwood
Affiliation State: TN
Affiliation Country: Not Reported
Affiliation Zip: 37027-7569
Affiliation Phone: ,

Affiliation Type Desc: Identification Signer
Entity Name: Chris Miller
Entity Title: L&C SPECIALIST
Affiliation Address: Not Reported
Affiliation City: Not Reported
Affiliation State: Not Reported
Affiliation Country: Not Reported
Affiliation Zip: Not Reported
Affiliation Phone: ,

Affiliation Type Desc: Operator
Entity Name: Jacqueline Rowlett
Entity Title: Not Reported
Affiliation Address: Not Reported
Affiliation City: Not Reported
Affiliation State: Not Reported
Affiliation Country: Not Reported
Affiliation Zip: Not Reported
Affiliation Phone: (818) 779-1450,

VALLEY DIALYSIS, 6840 SEPULVEDA BLVD STE 101, VAN NUYS, CA 91405 (Continued)

Affiliation Type Desc:	Parent Corporation
Entity Name:	DaVita, Inc.
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Document Preparer
Entity Name:	Chris Miller
Entity Title:	Not Reported
Affiliation Address:	Not Reported
Affiliation City:	Not Reported
Affiliation State:	Not Reported
Affiliation Country:	Not Reported
Affiliation Zip:	Not Reported
Affiliation Phone:	,
Affiliation Type Desc:	Legal Owner
Entity Name:	Total Renal Care Inc
Entity Title:	Not Reported
Affiliation Address:	2000 16th St
Affiliation City:	Denver
Affiliation State:	CO
Affiliation Country:	United States
Affiliation Zip:	80202-5117
Affiliation Phone:	(720) 631-2100,

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
ENVIRONMENTAL RECORDS						
Federal NPL site list						
US	NPL	National Priority List	EPA	01/25/2022	02/03/2022	02/22/2022
US	Proposed NPL	Proposed National Priority List Sites	EPA	01/25/2022	02/03/2022	02/22/2022
US	NPL LIENS	Federal Superfund Liens	EPA	10/15/1991	02/02/1994	03/30/1994
Federal CERCLIS list						
US	SEMS	Superfund Enterprise Management System	EPA	01/25/2022	02/03/2022	02/22/2022
Federal RCRA CORRACTS facilities list						
US	CORRACTS	Corrective Action Report	EPA	02/28/2022	03/02/2022	03/17/2022
Federal RCRA TSD facilities list						
US	RCRA-TSDF	RCRA - Treatment, Storage and Disposal	Environmental Protection Agency	02/28/2022	03/02/2022	03/17/2022
Federal RCRA generators list						
US	RCRA-LQG	RCRA - Large Quantity Generators	Environmental Protection Agency	02/28/2022	03/02/2022	03/17/2022
US	RCRA-SQG	RCRA - Small Quantity Generators	Environmental Protection Agency	02/28/2022	03/02/2022	03/17/2022
US	RCRA-VSQG	RCRA - Very Small Quantity Generators (Formerly Conditionall	Environmental Protection Agency	02/28/2022	03/02/2022	03/17/2022
Federal institutional controls / engineering controls registries						
US	LUCIS	Land Use Control Information System	Department of the Navy	11/15/2021	11/16/2021	02/08/2022
US	US ENG CONTROLS	Engineering Controls Sites List	Environmental Protection Agency	11/19/2021	11/19/2021	02/14/2022
US	US INST CONTROLS	Institutional Controls Sites List	Environmental Protection Agency	11/19/2021	11/19/2021	02/14/2022
Federal ERNS list						
US	ERNS	Emergency Response Notification System	National Response Center, United States Coast	12/31/2021	03/01/2022	03/10/2022
State and tribal - equivalent NPL						
CA	RESPONSE	State Response Sites	Department of Toxic Substances Control	01/24/2022	01/25/2022	04/13/2022
State and tribal - equivalent CERCLIS						
CA	ENVIROSTOR	EnviroStor Database	Department of Toxic Substances Control	01/24/2022	01/25/2022	04/13/2022
State and tribal landfill / solid waste disposal						
CA	SWF/LF (SWIS)	Solid Waste Information System	Department of Resources Recycling and Recover	02/07/2022	02/08/2022	05/05/2022
State and tribal leaking storage tank lists						
CA	LUST REG 5	Leaking Underground Storage Tank Database	California Regional Water Quality Control Boa	07/01/2008	07/22/2008	07/31/2008
CA	LUST REG 3	Leaking Underground Storage Tank Database	California Regional Water Quality Control Boa	05/19/2003	05/19/2003	06/02/2003
CA	LUST REG 6V	Leaking Underground Storage Tank Case Listing	California Regional Water Quality Control Boa	06/07/2005	06/07/2005	06/29/2005
CA	LUST REG 4	Underground Storage Tank Leak List	California Regional Water Quality Control Boa	09/07/2004	09/07/2004	10/12/2004
CA	LUST REG 1	Active Toxic Site Investigation	California Regional Water Quality Control Boa	02/01/2001	02/28/2001	03/29/2001
CA	LUST	Leaking Underground Fuel Tank Report (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	LUST REG 6L	Leaking Underground Storage Tank Case Listing	California Regional Water Quality Control Boa	09/09/2003	09/10/2003	10/07/2003

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
CA	LUST REG 2	Fuel Leak List	California Regional Water Quality Control Boa	09/30/2004	10/20/2004	11/19/2004
CA	LUST REG 9	Leaking Underground Storage Tank Report	California Regional Water Quality Control Boa	03/01/2001	04/23/2001	05/21/2001
CA	LUST REG 8	Leaking Underground Storage Tanks	California Regional Water Quality Control Boa	02/14/2005	02/15/2005	03/28/2005
CA	LUST REG 7	Leaking Underground Storage Tank Case Listing	California Regional Water Quality Control Boa	02/26/2004	02/26/2004	03/24/2004
US	INDIAN LUST R8	Leaking Underground Storage Tanks on Indian Land	EPA Region 8	10/12/2021	11/15/2021	02/08/2022
US	INDIAN LUST R9	Leaking Underground Storage Tanks on Indian Land	Environmental Protection Agency	10/12/2021	11/15/2021	02/08/2022
US	INDIAN LUST R1	Leaking Underground Storage Tanks on Indian Land	EPA Region 1	04/28/2021	06/11/2021	09/07/2021
US	INDIAN LUST R10	Leaking Underground Storage Tanks on Indian Land	EPA Region 10	10/12/2021	11/15/2021	02/08/2022
US	INDIAN LUST R5	Leaking Underground Storage Tanks on Indian Land	EPA, Region 5	10/12/2021	11/15/2021	02/08/2022
US	INDIAN LUST R4	Leaking Underground Storage Tanks on Indian Land	EPA Region 4	05/28/2021	06/22/2021	09/20/2021
US	INDIAN LUST R7	Leaking Underground Storage Tanks on Indian Land	EPA Region 7	10/12/2021	11/15/2021	02/08/2022
US	INDIAN LUST R6	Leaking Underground Storage Tanks on Indian Land	EPA Region 6	10/12/2021	11/15/2021	02/08/2022
CA	CPS-SLIC	Statewide SLIC Cases (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	SLIC REG 1	Active Toxic Site Investigations	California Regional Water Quality Control Boa	04/03/2003	04/07/2003	04/25/2003
CA	SLIC REG 2	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	Regional Water Quality Control Board San Fran	09/30/2004	10/20/2004	11/19/2004
CA	SLIC REG 3	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	California Regional Water Quality Control Boa	05/18/2006	05/18/2006	06/15/2006
CA	SLIC REG 4	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	Region Water Quality Control Board Los Angele	11/17/2004	11/18/2004	01/04/2005
CA	SLIC REG 5	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	Regional Water Quality Control Board Central	04/01/2005	04/05/2005	04/21/2005
CA	SLIC REG 6V	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	Regional Water Quality Control Board, Victorv	05/24/2005	05/25/2005	06/16/2005
CA	SLIC REG 6L	SLIC Sites	California Regional Water Quality Control Boa	09/07/2004	09/07/2004	10/12/2004
CA	SLIC REG 7	SLIC List	California Regional Quality Control Board, Co	11/24/2004	11/29/2004	01/04/2005
CA	SLIC REG 8	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	California Region Water Quality Control Board	04/03/2008	04/03/2008	04/14/2008
CA	SLIC REG 9	Spills, Leaks, Investigation & Cleanup Cost Recovery Listing	California Regional Water Quality Control Boa	09/10/2007	09/11/2007	09/28/2007
State and tribal registered storage tank lists						
CA	UST	Active UST Facilities	SWRCB	12/06/2021	12/07/2021	02/23/2022
CA	UST CLOSURE	Proposed Closure of Underground Storage Tank (UST) Cases	State Water Resources Control Board	12/01/2021	12/07/2021	03/02/2022
CA	MILITARY UST SITES	Military UST Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	AST	Aboveground Petroleum Storage Tank Facilities	California Environmental Protection Agency	07/06/2016	07/12/2016	09/19/2016
US	INDIAN UST R4	Underground Storage Tanks on Indian Land	EPA Region 4	05/28/2021	06/22/2021	09/20/2021
US	INDIAN UST R6	Underground Storage Tanks on Indian Land	EPA Region 6	10/12/2021	11/15/2021	02/08/2022
US	INDIAN UST R5	Underground Storage Tanks on Indian Land	EPA Region 5	04/06/2021	06/11/2021	09/07/2021
US	INDIAN UST R10	Underground Storage Tanks on Indian Land	EPA Region 10	10/12/2021	11/15/2021	02/08/2022
US	INDIAN UST R7	Underground Storage Tanks on Indian Land	EPA Region 7	10/12/2021	11/15/2021	02/08/2022
US	INDIAN UST R8	Underground Storage Tanks on Indian Land	EPA Region 8	10/12/2021	11/15/2021	02/08/2022
US	INDIAN UST R9	Underground Storage Tanks on Indian Land	EPA Region 9	10/12/2021	11/15/2021	02/08/2022
US	INDIAN UST R1	Underground Storage Tanks on Indian Land	EPA, Region 1	10/14/2021	11/15/2021	02/08/2022
US	FEMA UST	Underground Storage Tank Listing	FEMA	10/14/2021	11/05/2021	02/01/2022
State and tribal voluntary cleanup sites						
US	INDIAN VCP R7	Voluntary Cleanup Priority Lisitng	EPA, Region 7	03/20/2008	04/22/2008	05/19/2008
CA	VCP	Voluntary Cleanup Program Properties	Department of Toxic Substances Control	01/24/2022	01/25/2022	04/13/2022
US	INDIAN VCP R1	Voluntary Cleanup Priority Listing	EPA, Region 1	07/27/2015	09/29/2015	02/18/2016

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
State and tribal Brownfields sites						
CA	BROWNFIELDS	Considered Brownfieds Sites Listing	State Water Resources Control Board	12/15/2021	12/16/2021	03/03/2022
Other Records						
US	CONSENT	Superfund (CERCLA) Consent Decrees	Department of Justice, Consent Decree Library	12/31/2021	01/14/2022	03/25/2022
US	ROD	Records Of Decision	EPA	01/25/2022	02/03/2022	02/22/2022
US	LIENS 2	CERCLA Lien Information	Environmental Protection Agency	01/25/2022	02/03/2022	02/22/2022
CA	HIST CAL-SITES	Calsites Database	Department of Toxic Substance Control	08/08/2005	08/03/2006	08/24/2006
US	DEBRIS REGION 9	Torres Martinez Reservation Illegal Dump Site Locations	EPA, Region 9	01/12/2009	05/07/2009	09/21/2009
CA	SWRCY	Recycler Database	Department of Conservation	12/06/2021	12/07/2021	02/23/2022
CA	CA FID UST	Facility Inventory Database	California Environmental Protection Agency	10/31/1994	09/05/1995	09/29/1995
CA	HIST UST	Hazardous Substance Storage Container Database	State Water Resources Control Board	10/15/1990	01/25/1991	02/12/1991
CA	SAN FRANCISCO AST	Aboveground Storage Tank Site Listing	San Francisco County Department of Public Hea	02/03/2022	02/04/2022	05/02/2022
CA	SWEEPS UST	SWEEPS UST Listing	State Water Resources Control Board	06/01/1994	07/07/2005	08/11/2005
US	2020 COR ACTION	2020 Corrective Action Program List	Environmental Protection Agency	09/30/2017	05/08/2018	07/20/2018
US	FUSRAP	Formerly Utilized Sites Remedial Action Program	Department of Energy	07/26/2021	07/27/2021	10/22/2021
US	LEAD SMELTER 1	Lead Smelter Sites	Environmental Protection Agency	01/25/2022	02/03/2022	02/22/2022
US	COAL ASH EPA	Coal Combustion Residues Surface Impoundments List	Environmental Protection Agency	01/12/2017	03/05/2019	11/11/2019
US	LEAD SMELTER 2	Lead Smelter Sites	American Journal of Public Health	04/05/2001	10/27/2010	12/02/2010
US	EPA WATCH LIST	EPA WATCH LIST	Environmental Protection Agency	08/30/2013	03/21/2014	06/17/2014
US	US AIRS (AFS)	Aerometric Information Retrieval System Facility Subsystem (	EPA	10/12/2016	10/26/2016	02/03/2017
US	US AIRS MINOR	Air Facility System Data	EPA	10/12/2016	10/26/2016	02/03/2017
US	PCB TRANSFORMER	PCB Transformer Registration Database	Environmental Protection Agency	09/13/2019	11/06/2019	02/10/2020
US	SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing	Environmental Protection Agency	01/01/2017	02/03/2017	04/07/2017
US	US HIST CDL	National Clandestine Laboratory Register	Drug Enforcement Administration	11/16/2021	11/18/2021	02/08/2022
US	US FIN ASSUR	Financial Assurance Information	Environmental Protection Agency	12/13/2021	12/17/2021	03/17/2022
US	COAL ASH DOE	Steam-Electric Plant Operation Data	Department of Energy	12/31/2020	11/30/2021	02/22/2022
US	Delisted NPL	National Priority List Deletions	EPA	01/25/2022	02/03/2022	02/22/2022
US	SEMS-ARCHIVE	Superfund Enterprise Management System Archive	EPA	01/25/2022	02/03/2022	02/22/2022
US	RCRA NonGen / NLR	RCRA - Non Generators / No Longer Regulated	Environmental Protection Agency	02/28/2022	03/02/2022	03/17/2022
US	HMIRS	Hazardous Materials Information Reporting System	U.S. Department of Transportation	12/15/2021	12/16/2021	03/10/2022
US	DOT OPS	Incident and Accident Data	Department of Transporation, Office of Pipeli	01/02/2020	01/28/2020	04/17/2020
US	US CDL	Clandestine Drug Labs	Drug Enforcement Administration	11/16/2021	11/18/2021	02/08/2022
US	US BROWNFIELDS	A Listing of Brownfields Sites	Environmental Protection Agency	02/23/2022	03/10/2022	03/10/2022
US	DOD	Department of Defense Sites	USGS	06/07/2021	07/13/2021	03/09/2022
US	FEDLAND	Federal and Indian Lands	U.S. Geological Survey	04/02/2018	04/11/2018	11/06/2019
US	FUDS	Formerly Used Defense Sites	U.S. Army Corps of Engineers	10/26/2021	11/16/2021	02/08/2022
US	UMTRA	Uranium Mill Tailings Sites	Department of Energy	08/30/2019	11/15/2019	01/28/2020
US	ODI	Open Dump Inventory	Environmental Protection Agency	06/30/1985	08/09/2004	09/17/2004
US	US MINES	Mines Master Index File	Department of Labor, Mine Safety and Health A	11/02/2021	11/22/2021	02/14/2022
US	MINES VIOLATIONS	MSHA Violation Assessment Data	DOL, Mine Safety & Health Admi	03/21/2022	03/22/2022	03/25/2022
US	US MINES 2	Ferrous and Nonferrous Metal Mines Database Listing	USGS	05/06/2020	05/27/2020	08/13/2020
US	US MINES 3	Active Mines & Mineral Plants Database Listing	USGS	04/14/2011	06/08/2011	09/13/2011
US	PRP	Potentially Responsible Parties	EPA	01/25/2022	02/03/2022	02/25/2022
US	TRIS	Toxic Chemical Release Inventory System	EPA	12/31/2018	08/14/2020	11/04/2020
US	TSCA	Toxic Substances Control Act	EPA	12/31/2016	06/17/2020	09/10/2020

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
US	FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA/Office of Prevention, Pesticides and Toxi	04/09/2009	04/16/2009	05/11/2009
US	FTTS INSP	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fu	EPA	04/09/2009	04/16/2009	05/11/2009
US	HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	HIST FTTS INSP	FIFRA/TSCA Tracking System Inspection & Enforcement Case Lis	Environmental Protection Agency	10/19/2006	03/01/2007	04/10/2007
US	SSTS	Section 7 Tracking Systems	EPA	01/19/2022	01/19/2022	04/11/2022
US	ICIS	Integrated Compliance Information System	Environmental Protection Agency	11/18/2016	11/23/2016	02/10/2017
US	PADS	PCB Activity Database System	EPA	01/20/2022	01/20/2022	03/25/2022
US	MLTS	Material Licensing Tracking System	Nuclear Regulatory Commission	07/29/2021	08/24/2021	11/19/2021
US	RADINFO	Radiation Information Database	Environmental Protection Agency	07/01/2019	07/01/2019	09/23/2019
US	FINDS	Facility Index System/Facility Registry System	EPA	11/04/2021	11/22/2021	02/25/2022
US	RAATS	RCRA Administrative Action Tracking System	EPA	04/17/1995	07/03/1995	08/07/1995
US	RMP	Risk Management Plans	Environmental Protection Agency	10/20/2021	11/05/2021	11/12/2021
US	BRS	Biennial Reporting System	EPA/NTIS	12/31/2019	03/02/2022	03/25/2022
US	PWS	Public Water System Data	EPA	12/17/2013	01/09/2014	10/15/2014
US	INDIAN RESERV	Indian Reservations	USGS	12/31/2014	07/14/2015	01/10/2017
US	INDIAN ODI	Report on the Status of Open Dumps on Indian Lands	Environmental Protection Agency	12/31/1998	12/03/2007	01/24/2008
US	IHS OPEN DUMPS	Open Dumps on Indian Land	Department of Health & Human Serivces, Indian	04/01/2014	08/06/2014	01/29/2015
US	ABANDONED MINES	Abandoned Mines	Department of Interior	12/14/2021	12/15/2021	03/10/2022
CA	CA BOND EXP. PLAN	Bond Expenditure Plan	Department of Health Services	01/01/1989	07/27/1994	08/02/1994
CA	CDL	Clandestine Drug Labs	Department of Toxic Substances Control	12/31/2019	01/20/2021	04/08/2021
CA	CHMIRS	California Hazardous Material Incident Report System	Office of Emergency Services	12/31/2021	01/19/2022	04/08/2022
CA	CORTESE	"Cortese" Hazardous Waste & Substances Sites List	CAL EPA/Office of Emergency Information	12/16/2021	12/16/2021	03/03/2022
CA	CUPA LIVERMORE-PLEASANTON	CUPA Facility Listing	Livermore-Pleasanton Fire Department	05/01/2019	05/14/2019	07/17/2019
CA	DEED	Deed Restriction Listing	DTSC and SWRCB	11/30/2021	11/30/2021	02/16/2022
CA	DRYCLEAN SOUTH COAST	South Coast Air Quality Management District Drycleaner Listi	South Coast Air Quality Management District	11/17/2021	11/18/2021	02/07/2022
CA	DRYCLEANERS	Cleaner Facilities	Department of Toxic Substance Control	08/27/2021	09/01/2021	11/19/2021
CA	DRYCLEAN AVAQMD	Antelope Valley Air Quality Management District Drycleaner L	Antelope Valley Air Quality Management Distri	11/29/2021	11/29/2021	02/14/2022
CA	EMI	Emissions Inventory Data	California Air Resources Board	12/31/2019	06/10/2021	08/27/2021
CA	ENF	Enforcement Action Listing	State Water Resoruces Control Board	11/10/2021	11/11/2021	02/03/2022
CA	Financial Assurance 1	Financial Assurance Information Listing	Department of Toxic Substances Control	01/13/2022	01/14/2022	04/08/2022
CA	Financial Assurance 2	Financial Assurance Information Listing	California Integrated Waste Management Board	11/18/2021	11/19/2021	02/07/2022
CA	HAULERS	Registered Waste Tire Haulers Listing	Integrated Waste Management Board	09/14/2021	11/11/2021	11/23/2021
CA	HAZNET	Facility and Manifest Data	California Environmental Protection Agency	12/31/2019	04/15/2020	07/02/2020
CA	HIST CORTESE	Hazardous Waste & Substance Site List	Department of Toxic Substances Control	04/01/2001	01/22/2009	04/08/2009
CA	HWP	EnviroStor Permitted Facilities Listing	Department of Toxic Substances Control	11/15/2021	11/15/2021	02/03/2022
CA	HWT	Registered Hazardous Waste Transporter Database	Department of Toxic Substances Control	01/03/2022	01/04/2022	03/18/2022
CA	ICE	ICE	Department of Toxic Subsances Control	11/15/2021	11/15/2021	02/03/2022
CA	LDS	Land Disposal Sites Listing (GEOTRACKER)	State Water Qualilty Control Board	12/06/2021	12/07/2021	02/23/2022
CA	LIENS	Environmental Liens Listing	Department of Toxic Substances Control	02/24/2022	02/25/2022	03/09/2022
CA	MCS	Military Cleanup Sites Listing (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	MINES	Mines Site Location Listing	Department of Conservation	12/06/2021	12/07/2021	02/23/2022
CA	MWMP	Medical Waste Management Program Listing	Department of Public Health	11/18/2021	11/30/2021	02/17/2022
CA	NPDES	NPDES Permits Listing	State Water Resources Control Board	02/07/2022	02/08/2022	05/05/2022
CA	PEST LIC	Pesticide Regulation Licenses Listing	Department of Pesticide Regulation	11/30/2021	11/30/2021	02/17/2022
CA	PROC	Certified Processors Database	Department of Conservation	11/29/2021	11/29/2021	02/11/2022
CA	NOTIFY 65	Proposition 65 Records	State Water Resources Control Board	12/13/2021	12/14/2021	03/03/2022
CA	SCH	School Property Evaluation Program	Department of Toxic Substances Control	01/24/2022	01/25/2022	04/13/2022

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
CA	SPILLS 90	SPILLS90 data from FirstSearch	FirstSearch	06/06/2012	01/03/2013	02/22/2013
CA	TOXIC PITS	Toxic Pits Cleanup Act Sites	State Water Resources Control Board	07/01/1995	08/30/1995	09/26/1995
CA	UIC	UIC Listing	Deaprtment of Conservation	12/03/2021	12/07/2021	02/24/2022
CA	WASTEWATER PITS	Oil Wastewater Pits Listing	RWQCB, Central Valley Region	02/11/2021	07/01/2021	09/29/2021
CA	WDS	Waste Discharge System	State Water Resources Control Board	06/19/2007	06/20/2007	06/29/2007
CA	WIP	Well Investigation Program Case List	Los Angeles Water Quality Control Board	07/03/2009	07/21/2009	08/03/2009
CA	WMUDS/SWAT	Waste Management Unit Database	State Water Resources Control Board	04/01/2000	04/10/2000	05/10/2000
US	FEDERAL FACILITY	Federal Facility Site Information listing	Environmental Protection Agency	05/25/2021	06/24/2021	09/20/2021
CA	HWTS	Hazardous Waste Tracking System	Department of Toxic Substances Control	04/05/2022	04/05/2022	04/26/2022
US	UXO	Unexploded Ordnance Sites	Department of Defense	12/31/2020	01/11/2022	02/14/2022
CA	CERS TANKS	California Environmental Reporting System (CERS) Tanks	California Environmental Protection Agency	01/18/2022	01/19/2022	04/11/2022
CA	CERS HAZ WASTE	CERS HAZ WASTE	CalEPA	01/18/2022	01/19/2022	04/11/2022
US	ECHO	Enforcement & Compliance History Information	Environmental Protection Agency	01/01/2022	01/04/2022	01/10/2022
CA	NON-CASE INFO	Non-Case Information Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	OTHER OIL GAS	Other Oil & Gas Projects Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
US	MINES MRDS	Mineral Resources Data System	USGS	04/06/2018	10/21/2019	10/24/2019
CA	CERS	CalEPA Regulated Site Portal Data	California Environmental Protection Agency	01/18/2022	01/19/2022	04/08/2022
CA	CIWQS	California Integrated Water Quality System	State Water Resources Control Board	11/30/2021	11/30/2021	02/16/2022
CA	AQUEOUS FOAM	Former Fire Training Facility Assessments Listing	State Water Resources Control Board	02/20/2020	12/10/2021	02/25/2022
US	FUELS PROGRAM	EPA Fuels Program Registered Listing	EPA	11/15/2021	11/15/2021	02/01/2022
CA	SAMPLING POINT	Sampling Point ? Public Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	UIC GEO	Underground Injection Control Sites (GEOTRACKER)	State Water Resource Control Board	12/06/2021	12/07/2021	02/23/2022
US	DOCKET HWC	Hazardous Waste Compliance Docket Listing	Environmental Protection Agency	05/06/2021	05/21/2021	08/11/2021
CA	WELL STIM PROJ	Well Stimulation Project (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	WDR	Waste Discharge Requirements Listing	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	MILITARY PRIV SITES	Military Privatized Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	PROD WATER PONDS	Produced Water Ponds Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	PFAS	PFAS Contamination Site Location Listing	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
CA	PROJECT	Project Sites (GEOTRACKER)	State Water Resources Control Board	12/06/2021	12/07/2021	02/23/2022
HISTORICAL USE RECORDS						
US	EDR MGP	EDR Proprietary Manufactured Gas Plants	EDR, Inc.			
US	EDR Hist Auto	EDR Exclusive Historical Auto Stations	EDR, Inc.			
US	EDR Hist Cleaner	EDR Exclusive Historical Cleaners	EDR, Inc.			
CA	RGA LF	Recovered Government Archive Solid Waste Facilities List	Department of Resources Recycling and Recover		07/01/2013	01/13/2014
CA	RGA LUST	Recovered Government Archive Leaking Underground Storage Tan	State Water Resources Control Board		07/01/2013	12/30/2013

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
COUNTY RECORDS						
CA	CS ALAMEDA	Contaminated Sites	Alameda County Environmental Health Services	01/09/2019	01/11/2019	03/05/2019
CA	UST ALAMEDA	Underground Tanks	Alameda County Environmental Health Services	12/28/2021	12/28/2021	03/18/2022
CA	CUPA AMADOR	CUPA Facility List	Amador County Environmental Health	02/04/2022	02/04/2022	05/02/2022
CA	CUPA BUTTE	CUPA Facility Listing	Public Health Department	04/21/2017	04/25/2017	08/09/2017
CA	CUPA CALVERAS	CUPA Facility Listing	Calveras County Environmental Health	12/28/2021	12/28/2021	03/18/2022
CA	CUPA COLUSA	CUPA Facility List	Health & Human Services	04/06/2020	04/23/2020	07/10/2020
CA	SL CONTRA COSTA	Site List	Contra Costa Health Services Department	01/24/2022	01/25/2022	04/14/2022
CA	CUPA DEL NORTE	CUPA Facility List	Del Norte County Environmental Health Divisio	01/10/2022	01/26/2022	04/14/2022
CA	CUPA EL DORADO	CUPA Facility List	El Dorado County Environmental Management Dep	11/30/2021	12/01/2021	02/16/2022
CA	CUPA FRESNO	CUPA Resources List	Dept. of Community Health	06/28/2021	12/21/2021	03/03/2022
CA	CUPA GLENN	CUPA Facility List	Glenn County Air Pollution Control District	01/22/2018	01/24/2018	03/14/2018
CA	CUPA HUMBOLDT	CUPA Facility List	Humboldt County Environmental Health	08/12/2021	08/12/2021	11/08/2021
CA	CUPA IMPERIAL	CUPA Facility List	San Diego Border Field Office	01/13/2022	01/14/2022	04/06/2022
CA	CUPA INYO	CUPA Facility List	Inyo County Environmental Health Services	04/02/2018	04/03/2018	06/14/2018
CA	CUPA KERN	CUPA Facility List	Kern County Public Health	02/10/2022	02/11/2022	05/04/2022
CA	UST KERN	Underground Storage Tank Sites & Tank Listing	Kern County Environment Health Services Depar	02/10/2022	02/11/2022	05/04/2022
CA	CUPA KINGS	CUPA Facility List	Kings County Department of Public Health	12/03/2020	01/26/2021	04/14/2021
CA	CUPA LAKE	CUPA Facility List	Lake County Environmental Health	02/10/2022	02/11/2022	05/04/2022
CA	CUPA LASSEN	CUPA Facility List	Lassen County Environmental Health	07/31/2020	08/21/2020	11/09/2020
CA	AOCONCERN	Key Areas of Concerns in Los Angeles County		03/30/2009	03/31/2009	10/23/2009
CA	HMS LOS ANGELES	HMS: Street Number List	Department of Public Works	04/04/2022	04/05/2022	04/13/2022
CA	LF LOS ANGELES	List of Solid Waste Facilities	La County Department of Public Works	01/10/2022	01/11/2022	04/04/2022
CA	LF LOS ANGELES CITY	City of Los Angeles Landfills	Engineering & Construction Division	01/01/2022	01/21/2022	04/11/2022
CA	LOS ANGELES AST	Active & Inactive AST Inventory	Los Angeles Fire Department	06/01/2019	06/25/2019	08/22/2019
CA	LOS ANGELES CO LF METHANE	Methane Producing Landfills	Los Angeles County Department of Public Works	01/10/2022	01/12/2022	04/04/2022
CA	LOS ANGELES HM	Active & Inactive Hazardous Materials Inventory	Los Angeles Fire Department	04/19/2021	06/17/2021	06/28/2021
CA	LOS ANGELES UST	Active & Inactive UST Inventory	Los Angeles Fire Department	04/19/2021	06/17/2021	09/14/2021
CA	SITE MIT LOS ANGELES	Site Mitigation List	Community Health Services	05/26/2021	07/09/2021	09/29/2021
CA	UST EL SEGUNDO	City of El Segundo Underground Storage Tank	City of El Segundo Fire Department	01/21/2017	04/19/2017	05/10/2017
CA	UST LONG BEACH	City of Long Beach Underground Storage Tank	City of Long Beach Fire Department	04/22/2019	04/23/2019	06/27/2019
CA	UST TORRANCE	City of Torrance Underground Storage Tank	City of Torrance Fire Department	02/02/2021	04/28/2021	07/13/2021
CA	CUPA MADERA	CUPA Facility List	Madera County Environmental Health	08/10/2020	08/12/2020	10/23/2020
CA	UST MARIN	Underground Storage Tank Sites	Public Works Department Waste Management	09/26/2018	10/04/2018	11/02/2018
CA	UST MENDOCINO	Mendocino County UST Database	Department of Public Health	09/22/2021	11/18/2021	11/22/2021
CA	CUPA MERCED	CUPA Facility List	Merced County Environmental Health	11/24/2021	11/29/2021	02/11/2022
CA	CUPA MONO	CUPA Facility List	Mono County Health Department	02/22/2021	03/02/2021	05/19/2021
CA	CUPA MONTEREY	CUPA Facility Listing	Monterey County Health Department	10/04/2021	10/06/2021	12/29/2021
CA	LUST NAPA	Sites With Reported Contamination	Napa County Department of Environmental Manag	01/09/2017	01/11/2017	03/02/2017
CA	UST NAPA	Closed and Operating Underground Storage Tank Sites	Napa County Department of Environmental Manag	09/05/2019	09/09/2019	10/31/2019
CA	CUPA NEVADA	CUPA Facility List	Community Development Agency	01/25/2022	01/26/2022	04/14/2022
CA	IND_SITE ORANGE	List of Industrial Site Cleanups	Health Care Agency	01/14/2022	02/03/2022	04/14/2022
CA	LUST ORANGE	List of Underground Storage Tank Cleanups	Health Care Agency	01/14/2022	02/04/2022	05/02/2022
CA	UST ORANGE	List of Underground Storage Tank Facilities	Health Care Agency	01/14/2022	02/01/2022	04/18/2022
CA	MS PLACER	Master List of Facilities	Placer County Health and Human Services	12/01/2021	12/02/2021	02/25/2022
CA	CUPA PLUMAS	CUPA Facility List	Plumas County Environmental Health	03/31/2019	04/23/2019	06/26/2019

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date
CA	LUST RIVERSIDE	Listing of Underground Tank Cleanup Sites	Department of Environmental Health	03/31/2022	03/31/2022	04/08/2022
CA	UST RIVERSIDE	Underground Storage Tank Tank List	Department of Environmental Health	03/31/2022	03/31/2022	04/08/2022
CA	CS SACRAMENTO	Toxic Site Clean-Up List	Sacramento County Environmental Management	06/18/2021	09/28/2021	12/14/2021
CA	ML SACRAMENTO	Master Hazardous Materials Facility List	Sacramento County Environmental Management	08/02/2021	08/04/2021	11/02/2021
CA	CUPA SAN BENITO	CUPA Facility List	San Benito County Environmental Health	04/29/2022	04/29/2022	05/05/2022
CA	PERMITS SAN BERNARDINO	Hazardous Material Permits	San Bernardino County Fire Department Hazardo	12/01/2021	12/02/2021	02/17/2022
CA	HMMD SAN DIEGO	Hazardous Materials Management Division Database	Hazardous Materials Management Division	11/30/2021	11/30/2021	02/16/2022
CA	LF SAN DIEGO	Solid Waste Facilities	Department of Health Services	10/01/2020	11/23/2020	02/08/2021
CA	SAN DIEGO CO LOP	Local Oversight Program Listing	Department of Environmental Health	07/22/2021	10/19/2021	01/13/2022
CA	SAN DIEGO CO SAM	Environmental Case Listing	San Diego County Department of Environmental	03/23/2010	06/15/2010	07/09/2010
CA	CUPA SAN FRANCISCO CO	CUPA Facility Listing	San Francisco County Department of Environmen	02/03/2022	02/04/2022	02/11/2022
CA	LUST SAN FRANCISCO	Local Oversite Facilities	Department Of Public Health San Francisco Cou	09/19/2008	09/19/2008	09/29/2008
CA	UST SAN FRANCISCO	Underground Storage Tank Information	Department of Public Health	02/03/2022	02/04/2022	05/02/2022
CA	SAN FRANCISCO MAHER	Maher Ordinance Property Listing	San Francisco Planning	01/18/2022	01/20/2022	04/27/2022
CA	UST SAN JOAQUIN	San Joaquin Co. UST	Environmental Health Department	06/22/2018	06/26/2018	07/11/2018
CA	CUPA SAN LUIS OBISPO	CUPA Facility List	San Luis Obispo County Public Health Departme	11/15/2021	11/16/2021	02/03/2022
CA	BI SAN MATEO	Business Inventory	San Mateo County Environmental Health Service	02/20/2020	02/20/2020	04/24/2020
CA	LUST SAN MATEO	Fuel Leak List	San Mateo County Environmental Health Service	03/29/2019	03/29/2019	05/29/2019
CA	CUPA SANTA BARBARA	CUPA Facility Listing	Santa Barbara County Public Health Department	09/08/2011	09/09/2011	10/07/2011
CA	CUPA SANTA CLARA	Cupa Facility List	Department of Environmental Health	11/19/2021	11/22/2021	02/07/2022
CA	HIST LUST SANTA CLARA	HIST LUST - Fuel Leak Site Activity Report	Santa Clara Valley Water District	03/29/2005	03/30/2005	04/21/2005
CA	LUST SANTA CLARA	LOP Listing	Department of Environmental Health	03/03/2014	03/05/2014	03/18/2014
CA	SAN JOSE HAZMAT	Hazardous Material Facilities	City of San Jose Fire Department	11/03/2020	11/05/2020	01/26/2021
CA	CUPA SANTA CRUZ	CUPA Facility List	Santa Cruz County Environmental Health	01/21/2017	02/22/2017	05/23/2017
CA	CUPA SHASTA	CUPA Facility List	Shasta County Department of Resource Manageme	06/15/2017	06/19/2017	08/09/2017
CA	LUST SOLANO	Leaking Underground Storage Tanks	Solano County Department of Environmental Man	06/04/2019	06/06/2019	08/13/2019
CA	UST SOLANO	Underground Storage Tanks	Solano County Department of Environmental Man	09/15/2021	09/16/2021	12/09/2021
CA	CUPA SONOMA	Cupa Facility List	County of Sonoma Fire & Emergency Services De	07/02/2021	07/06/2021	07/14/2021
CA	LUST SONOMA	Leaking Underground Storage Tank Sites	Department of Health Services	06/30/2021	06/30/2021	09/24/2021
CA	CUPA STANISLAUS	CUPA Facility List	Stanislaus County Department of Ennvironmenta	02/08/2022	02/10/2022	05/04/2022
CA	UST SUTTER	Underground Storage Tanks	Sutter County Environmental Health Services	11/23/2021	11/29/2021	02/11/2022
CA	CUPA TEHAMA	CUPA Facility List	Tehama County Department of Environmental Hea	01/13/2021	01/14/2021	04/06/2021
CA	CUPA TRINITY	CUPA Facility List	Department of Toxic Substances Control	01/13/2022	01/14/2022	04/06/2022
CA	CUPA TULARE	CUPA Facility List	Tulare County Environmental Health Services D	04/26/2021	04/28/2021	07/13/2021
CA	CUPA TUOLUMNE	CUPA Facility List	Divison of Environmental Health	04/23/2018	04/25/2018	06/25/2018
CA	BWT VENTURA	Business Plan, Hazardous Waste Producers, and Operating Unde	Ventura County Environmental Health Division	12/27/2021	01/20/2022	04/08/2022
CA	LF VENTURA	Inventory of Illegal Abandoned and Inactive Sites	Environmental Health Division	12/01/2011	12/01/2011	01/19/2012
CA	LUST VENTURA	Listing of Underground Tank Cleanup Sites	Environmental Health Division	05/29/2008	06/24/2008	07/31/2008
CA	MED WASTE VENTURA	Medical Waste Program List	Ventura County Resource Management Agency	12/27/2021	01/20/2022	04/11/2022
CA	UST VENTURA	Underground Tank Closed Sites List	Environmental Health Division	11/29/2021	12/07/2021	02/24/2022
CA	UST YOLO	Underground Storage Tank Comprehensive Facility Report	Yolo County Department of Health	12/27/2021	01/04/2022	03/18/2022
CA	CUPA YUBA	CUPA Facility List	Yuba County Environmental Health Department	01/26/2022	01/27/2022	04/14/2022

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

St	Acronym	Full Name	Government Agency	Gov Date	Arvl. Date	Active Date

STREET AND ADDRESS INFORMATION

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Appendix I.2

Phase II

CITADEL EHS
assess resolve strengthen

March 9, 2021

Leon Benrimon
UNCOMMON DEVELOPERS
9220 Winnetka Avenue
Los Angeles, California 91311

Re: CITADEL Proposal No. 0950.1013.0
Limited Phase II Soil Vapor Sampling Services Report
6728 Sepulveda Boulevard
Van Nuys, California 91411

Dear Mr. Benrimon:

Citadel EHS (Citadel) is pleased to provide you with this Limited Phase II Soil Vapor Sampling Services Report for the above-referenced location.

The Phase II Limited Soil Vapor Sampling Services was completed for Uncommon Developers (Client) in general accordance with Citadel's Proposal 0950.1013.P, dated February 12, 2021, and mutually agreed upon scope of work.

If, after your review, you have any questions or require additional information, please do not hesitate to telephone me at (562) 547-3061.

Sincerely,
CITADEL EHS

Scott Grasse

Scott Grasse
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Enclosure

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Limited Phase II Soil Vapor Sampling Services Report

March 10, 2021

Citadel Project Number 0950.1013.0

Former California Green Tree Villa
6728 Sepulveda Boulevard
Van Nuys, California 91411

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1.0 INTRODUCTION

Citadel EHS (Citadel) has prepared this Limited Phase II Subsurface Investigation Report for the property located at 6728 Sepulveda Boulevard in the City of Van Nuys, California (Site). The Site consists of a single 2.18 acre parcel developed with a multi-unit assisted living facility, paved parking area, and associated landscaping. Available records indicate the Site was developed with the existing 53,368 square foot (SF) structure in 1973. The property is currently unoccupied and is to be demolished to make way for new Site development. Refer to Figure 1 for a Site Location Map.

This investigation was limited to exterior locations of the Site. No borings were advanced within the footprint of the building, which occupies approximately half of the Site.

2.0 BACKGROUND

Citadel reviewed a Limited Phase II Environmental Site Assessment (Phase II ESA) report prepared by Earth Science, LLC (Earth Science) dated October 19, 2020. The following is a summary of Earth Science's findings and conclusions:

- Several offsite properties in the vicinity of the Site represent a potential environmental concern, including the facility located adjacent to the north of the Site at 6754 Sepulveda Boulevard, which operated as a dry cleaner from at least 1970 up to at least 2012; and the facility at 6756 Sepulveda Boulevard which operates as a laundry mat and cleaners. A review of available regulatory records indicated that the north-adjacent dry cleaning operations generated large quantities of halogenated solvent waste, including wastes from the storage and use of tetrachloroethene (PCE). A dry cleaning facility also operated at the property located adjacent to and northwest of the Site at 6739 Sepulveda Boulevard from at least 1950, and from at least 2014 up to at least October 2020.
- On October 2, 2020, Earth Science advanced 10 borings across the Site to a depth of five feet below ground surface (bgs); installed soil vapor monitoring probes; and collected soil vapor and soil samples. PCE was detected in soil vapor samples from three borings at concentrations between 23 and 51 micrograms per cubic meter (µg/m^3), exceeding the applicable regulatory screening level of 15 µg/m^3. A 4,4- Dichloro-diphenyl-dichloroethylene (DDE) concentration of 0.0058 milligrams per kilogram (mg/kg) was detected in one soil sample, below the residential screening level of 1.8 mg/kg.
- Earth Science reviewed the results of a Limited Subsurface Investigation conducted by Patriot Environmental Laboratory Services, Inc. (Patriot) dated September 17, 2020. Patriot installed soil vapor probes in three borings at a depth of six feet. PCE was detected in soil vapor from two of the borings with reported concentrations between 1,300 and 5,300 µg/m^3.

A closed Leaking Underground Storage Tank (LUST) Cleanup Site exists approximately 635 feet north of the Site at a former Chevron gas station located at 6810 Sepulveda Boulevard. According to the online GeoTracker database a solvent or non-petroleum hydrocarbon leak was reported on January 22, 1996. The case received closure from the Los Angeles Regional Water Quality Control Board (LARWQCB) on September 25, 1996.

3.0 GEOLOGY/HYDROGEOLOGY

The Site elevation is approximately 730 feet above mean sea level and slopes to the south-southeast (USGS, 2018). The Site is identified on the geologic map of the of the Van Nuys quadrangle, Southern California as being Holocene-aged alluvial gravel, sand, silt and clay (Yerks, 1996).

The Site is located within the southern part of the San Fernando Valley Groundwater Basin (No. 4-12), Los Angeles County (California Natural Resources Agency, 2003). The basin is bounded on the north and northwest by the Santa Susana Mountains, on the north and northeast by the San Gabriel Mountains, on the east by the San Rafael Hills, on the south by the Santa Monica Mountains and Chalk Hills, and on the west by the Simi Hills. The valley is drained by the Los Angeles River and its tributaries. The water-bearing sediments consist of the lower Pleistocene Saugus Formation, and Pleistocene and Holocene age alluvium. The ground-water in this basin is mainly unconfined with some confinement within the Saugus Formation in the western part of the basin and in the Sylmar and Eagle Rock areas.

According to a Geotechnical Investigation report prepared by GEOCON West, LLC (GEOCON) dated September 11, 2020, the historical maximum groundwater height in the basin is approximately 40 feet bgs. Groundwater was not encountered in borings drilled to a maximum depth of 65.5 feet bgs during GEOCON's investigation.

4.0 PRE-FIELD ACTIVITIES

A Site-specific health and safety plan (HASP) was prepared prior to on-site activities. This HASP identified existing and potential hazards for workers during drilling and sample collection activities. The HASP was discussed with the Citadel team and subcontractors each day prior to performing the fieldwork. A copy of the HASP is included in Appendix A.

To screen the boring sites for potential utilities, Citadel marked the proposed boring locations and contacted Underground Service Alert (USA) for marking of utilities. Boring clearances were completed using a hand auger to approximately five feet bgs to avoid impacting subsurface anomalies not associated with underground utilities that may have been present at each boring location.

5.0 SOIL VAPOR AND SOIL SAMPLING

On February 23, 2021 Citadel advanced six borings identified as B1 through B6 across the Site. Each boring was advanced to a depth of approximately 25 feet bgs. Refer to Figure 2 for a Site Map showing the boring locations. Refer to Appendix B for copies of Boring Logs, and Appendix C for a copy of Citadel's field notes.

Soil samples were collected in acetate sleeves at approximate five-foot intervals beginning at five feet bgs. Each sample was labeled according to the boring number and the sample depth. For example, B1-5 is the five-foot sample from boring B1. The soil borings were logged under the supervision of a California Professional Geologist, and soil samples collected from each boring were field screened with a photoionization detector (PID) to monitor the vapor space for the presence of volatile organic compounds (VOCs).

Soil vapor sampling probes were installed in each boring at 15 feet and at the terminus of each boring. Gas tight fittings were placed at the end of the probes at the surface. Soil vapor samples were collected in one-liter Tedlar bags at least two hours after the probe installation. Following the collection of soil vapor samples, the tubing was removed. The boring locations were backfilled with hydrated bentonite and the surface finished to match the surrounding surface.

Soil samples were placed in a chilled cooler, and soil vapor samples were placed in a cooler without ice to insulate the samples from sun light and kept at room temperature to prevent condensation. Samples were delivered to Eurofins Calscience, LLC., a state-certified laboratory, under standard Chain-of-Custody (COC) protocols.

Twelve soil vapor samples were analyzed for VOCs by EPA Method 8260B and TPH as gasoline by EPA Method TO-3.

Thirty soil samples were submitted to the laboratory and placed on hold for analysis if deemed necessary. The criteria for analyzing these samples were based on results of the soil vapor analysis, and field PID measurements.

6.0 SCREENING LEVELS

Laboratory results above the reporting limits (RLs) for each sample were compared to the San Francisco Bay Regional Water Quality Control Board (SFBRWQCB, 2019) Environmental Screening Levels (ESLs); the California Department of Toxic Substances Controls (DTSC) Human and Ecological Risk Office (HERO) Note 3 Screening Levels (SLs, 2020); and from the US Environmental Protection Agency's (EPA) Regional Screening Levels (RSLs, 2020). The DTSC SLs and EPA RSLs were compared to the results when the SFBRWQCB ESLs were not available for that constituent. The soil vapor ESLs for evaluating soil vapor intrusion are based on indoor air concentrations over an attenuation factor (AF) of 0.03. This represents a very conservative approach to establishing future risk.

7.0 RESULTS

This section presents a summary and comparison of the results to the appropriate screening levels for soil and soil vapor. VOCs in soil vapor are summarized in Table 1. VOCs and TPH in soil is summarized in Table 2. Copies of the laboratory reports are presented in Appendix C.

Twelve soil vapor samples were analyzed for VOCs. VOCs were detected above laboratory RLs in one or more samples including 1,1-Dichloroethene, 1,2-Dichloropropane, 2-Butanone (MEK), 4-Methyl-2-pentanone, acetone, benzene, chloroethane, chloromethane, dichlorodifluoromethane, di-isopropyl ether (DIPE), ethylbenzene, isopropanol, m,p-xylene, methylene chloride (DCM), o-xylene, tert-butyl alcohol (TBA), PCE, toluene, trichloroethene (TCE), and trichlorofluoromethane.

- PCE was detected in all samples. The highest concentrations were reported from borings B2, B3, B4, B5 and B6 between 17 and 480 µg/m^3, exceeding the residential screening level of 15 µg/m^3. PCE concentrations in samples B1-15 and B1-25 were reported at 4.0 and 5.1 µg/m^3, respectively, below the residential screening level of 15 µg/m^3.

- Benzene was detected in all samples with the exception of B3-15 and B5-15. Benzene concentrations were reported from borings B1, B2, B3, B4 and B5 between 3.5 and 40 µg/m^3, exceeding the residential screening level of 3.2 µg/m^3.
- The remaining VOCs identified above the reporting limit were below the residential screening levels.

Thirty soil samples were submitted to the laboratory and placed on hold for analysis pending results of the soil vapor analysis, and field PID measurements. The criteria for these analyses are used to investigate potential sources of contaminants found in soil vapor. In this investigation, B2-5 contained visible staining and odor, and a VOC concentration of 4.829 ppm$_v$ was detected using the PID. Citadel therefore recommended that the soil sample from B2-5 be analyzed for VOCs and TPH. Soil samples from B3-15 and B3-25 where also analyzed.

- Acetone was reported with a concentration of 23 micrograms per kilogram (µg/kg) for sample B4-22. This concentration is below the residential screening level of 61,000,000 µg/kg.
- TPH concentrations in soil between 5.6 and 32 mg/kg were detected in seven samples. These results are below the residential screening level of 12,000 mg/kg.

8.0 CONCLUSIONS AND RECOMMENDATIONS

The current investigation was intended to provide assessment and delineation of soil vapor risks at the Site. Twelve soil vapor samples were analyzed for VOCs, and three soil samples were analyzed for VOCs and TPH. Based on the findings of this investigation and analytical results, Citadel concludes the following:

- PCE concentrations in soil vapor exceeded residential ESLs in borings B2, B3, B4, B5 and B6.
- Concentrations of benzene exceeded residential ESLs in soil vapor samples from borings B1, B2, B3, B4 and B5.
- TPH was detected in soil samples from borings B2 and B4 in concentrations below current residential screening levels.

Based on this investigation, the Site is impacted by the presence of VOCs. The presence of PCE is consistent with dry cleaning operations and may be related to present and historical dry cleaning and laundry operations at the facilities located north of the Site. Solvent and fuel-related VOCs are present in soil vapor. Concentrations of TPH in soil are well below residential screening levels and are unlikely to be a source for the VOCs detected in soil vapor. The presence of VOCs in all samples indicate the majority of the site is impacted.

Citadel understands that the Site is planned for redevelopment into multi-family residential use. Due to the presence of VOCs in soil vapor laterally and vertically across the Site, Citadel recommends that a Human Health Risk Assessment (HHRA) be conducted for the Site. The HHRA will be prepared by a qualified Toxicologist and would determine whether VOCs detected in soil vapor represents a threat to current and future human health, and determine whether risk-control measures would be required to protect future residents and workers based on the planned residential development. If the results of the HHRA indicate a cancer risk greater than 1x10^{-6} or a health hazard index greater than 1, Citadel will recommend the installation of a soil vapor barrier and passive venting system for the ground floor residential units.

In addition, Citadel recommends the preparation and implementation of a Soil Management Plan (SMP) prior to any construction activities that require excavation of soil. The purpose of the SMP is to describe specific soil-handling controls required for complying with local, state and federal overseeing agencies; prevent unacceptable exposure to contaminated soil and prevent the improper disposal of contaminated soils. This SMP applies to soil-disturbing activities performed at the Site. Soil-disturbing activities include excavation, grading, trenching, asphalt removal, utility installation or repair, and any other human activities that could potentially bring contaminated soil or soil vapor to the surface. The plan applies to such work regardless of the entity performing the work.

Prior to soil excavation activities, implementation of South Coast Air Quality Management District (SCAQMD) Rule 1166 monitoring is required due to the presence of VOCs. AQMD Rule 1166 monitoring includes overseeing removal of VOC-impacted soil with an organic vapor analyzer instrument, as per the 1166 permit. After completion of the earthwork activities, Citadel will prepare and submit a written report to SCAQMD that will document the monitoring and mitigation activities performed at the Site.

9.0 REFERENCES CITED

California Department of Toxic Substances Control, Human and Ecological Risk Office, Human Health Risk Assessment Note Number 3, June 2020.

California Natural Resources Agency, Department of Water Resources, 2003, California's Groundwater, Bulletin 118.

California State Water Resources Control Board, GeoTracker. (http://geotracker.waterboards.ca.gov/).

Earth Science, LLC, 2020, Limited Phase II Environmental Site Assessment Report for Former California Green Tree Villa, 6728 Sepulveda Boulevard, Van Nuys, California, 91411.

GEOCON West Inc., 2020, Geotechnical Investigation, Proposed Multi Family Residential Development, 6728 North Sepulveda Boulevard and 6715 North Columbus Avenue, Los Angeles, California.

Preliminary geologic San Francisco Bay Regional Water Quality Control Board, Environmental Screening Levels, 2019.

United States Geological Service, Van Nuys Quadrangle 7.5 Minute Series, 2018.

United States Environmental Protection Agency, Regional Screening Levels (RSLs), May 2020.

Yerks, R.F., 1996, Preliminary Map of the Van Nuys 7.5' Quadrangle, Southern California, scale 1:24,000.

10.0 LIMITATIONS

This Investigation was performed in accordance with generally and currently accepted engineering practices and principles. Although the data in this report is indicative of subsurface conditions in areas investigated, no further conclusions regarding the absence or presence of

subsurface contamination at the site should be construed or inferred other than those expressly stated in this report. The conclusions made are based on information obtained from field observations, and from relevant Federal, State, regional, and local agencies.

11.0 DISCLAIMER

The services performed by Citadel Environmental Services, Inc. ("Citadel"), d.b.a. Citadel EHS, in connection with this Report were performed in accordance with generally and currently accepted engineering practices and principles; provided, however, Citadel completed such services as directed by the Client and the recommendations described in this Report are therefore limited in purpose and scope. The procedures and methodologies used by Citadel in its performance of services, and the recommendations contained herein, are not intended to meet the requirements under any specific laws or regulatory guidelines unless expressly set forth in the Proposal.

The recommendations and conclusions set forth in this Report are based on information and data available to Citadel during the course of its performance of the services. Citadel relied on the information and data provided by or on behalf of Client, including, if applicable, historical and present operations, conditions and test data, and Citadel assumed all such information and data was correct and complete. Citadel shall not be liable for any damages or losses resulting from inaccuracies of, or omissions from, information or data provided by or on behalf of the Client, any interested third-parties, or any federal, state, county, or local governmental authority, or otherwise available in the public domain.

The information contained in this Report and conclusions resulting therefrom are based solely on information available to Citadel at the time of its performance of services, and from observations and perceived conditions and materials existing on the date of Citadel's limited survey of the site, if applicable. Citadel disclaims any inaccuracy in the Report as a result of any part or parcel of property to which Citadel was not provided access, or which was concealed, including, but not limited to, wall cavities/chases, ceiling plenums, below floor finishes, crawlspaces, below grade, beneath existing structures, or behind electrical panels.

The findings and recommendations presented in this Report are based upon observations of present conditions and may not necessarily indicate future conditions. No conclusions should be construed or inferred other than those expressly stated in this Report. EXCEPT FOR ANY WARRANTIES EXPRESSLY SET FORTH IN THE PROPOSAL OR OTHER WRITTEN AGREEMENT BETWEEN CITADEL AND CLIENT, CITADEL MAKES NO WARRANTIES HEREUNDER WITH RESPECT TO ANY INFORMATION CONTAINED IN THIS REPORT, EXPRESS OR IMPLIED, AND CITADEL HEREBY DISCLAIMS ALL OTHER WARRANTIES.

All testing and remediation methods have reliability limitations and no method nor number of sampling locations can guarantee that a hazard will be discovered if contamination or other evidence of the hazard is not encountered within the performance of the services as authorized. Reliability of testing or remediation varies according to the sampling frequency and other service variables that were selected by Client. Citadel shall not be at fault or liable for any such limitations.

The information and opinions rendered in this report are exclusively for use and reliance by the Client. The information contained herein may not be used, disclosed, or copied without written permission of the Client and may not be relied upon without the written permission of Citadel.

11.0 SIGNATURES

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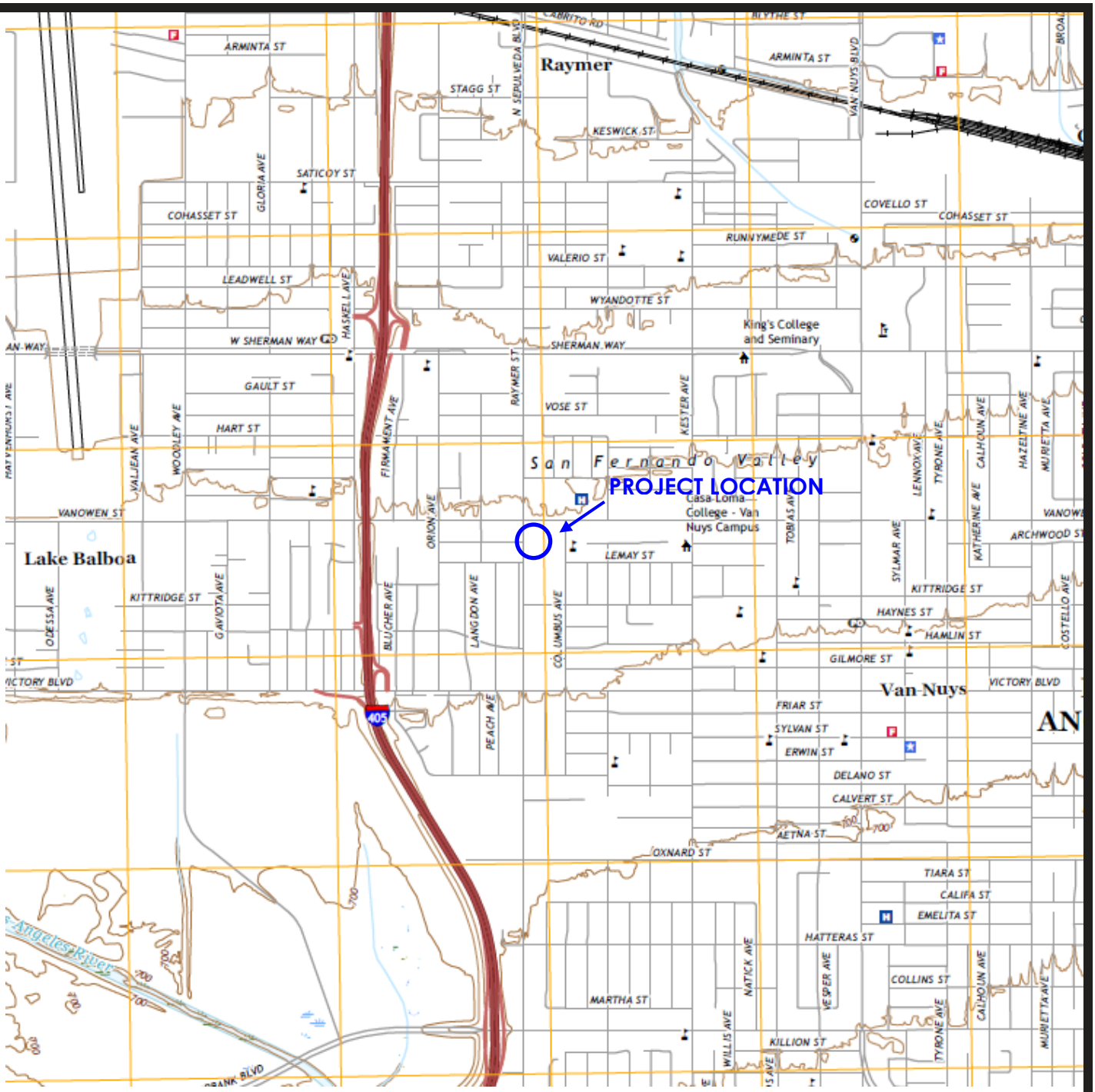
Figures



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Not to Scale

Source: USGS, Van Nuys Quadrangles, 2018, 7.5 Minute Series

CITADEL ENVIRONMENTAL SERVICES, INC.

UNCOMMON DEVELOPERS

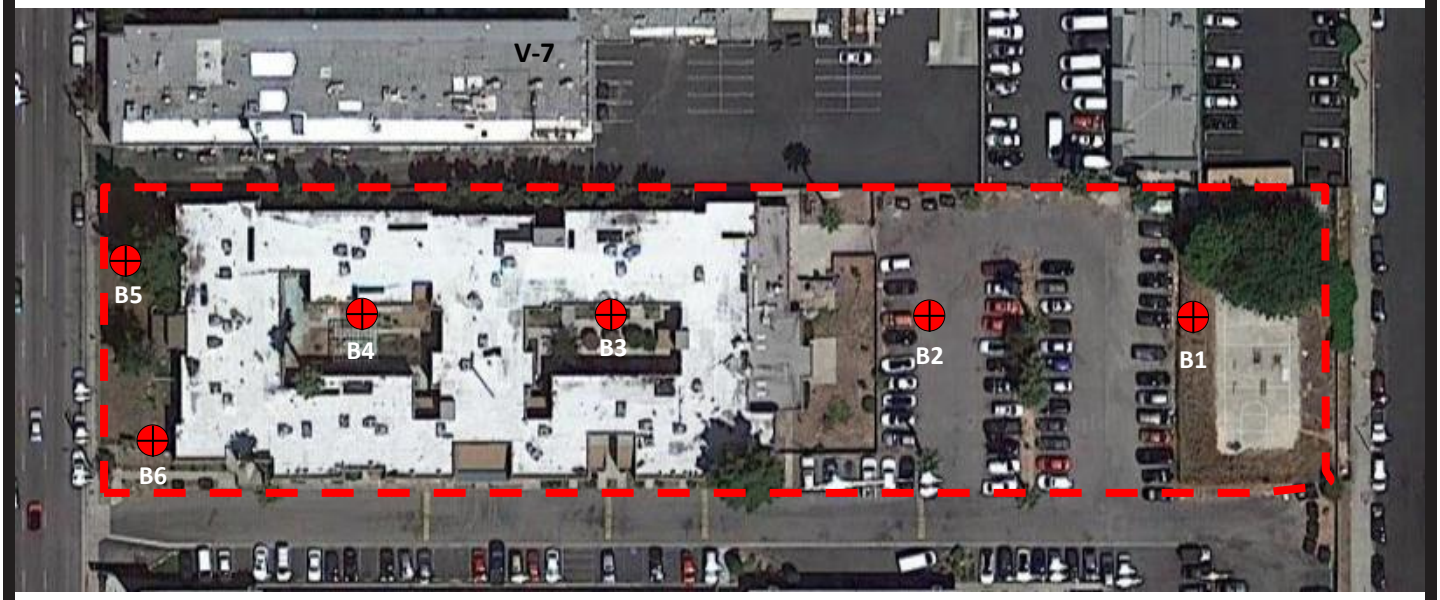
6728 Sepulveda Boulevard
Van Nuys, California 91411

Figure 1

PROJECT NO.: 0950.1013.0

DATE: March 2021

Site Location Map



Approximate Site Boundary

Boring Locations

N

Not to Scale

Source: Google Maps (2021)

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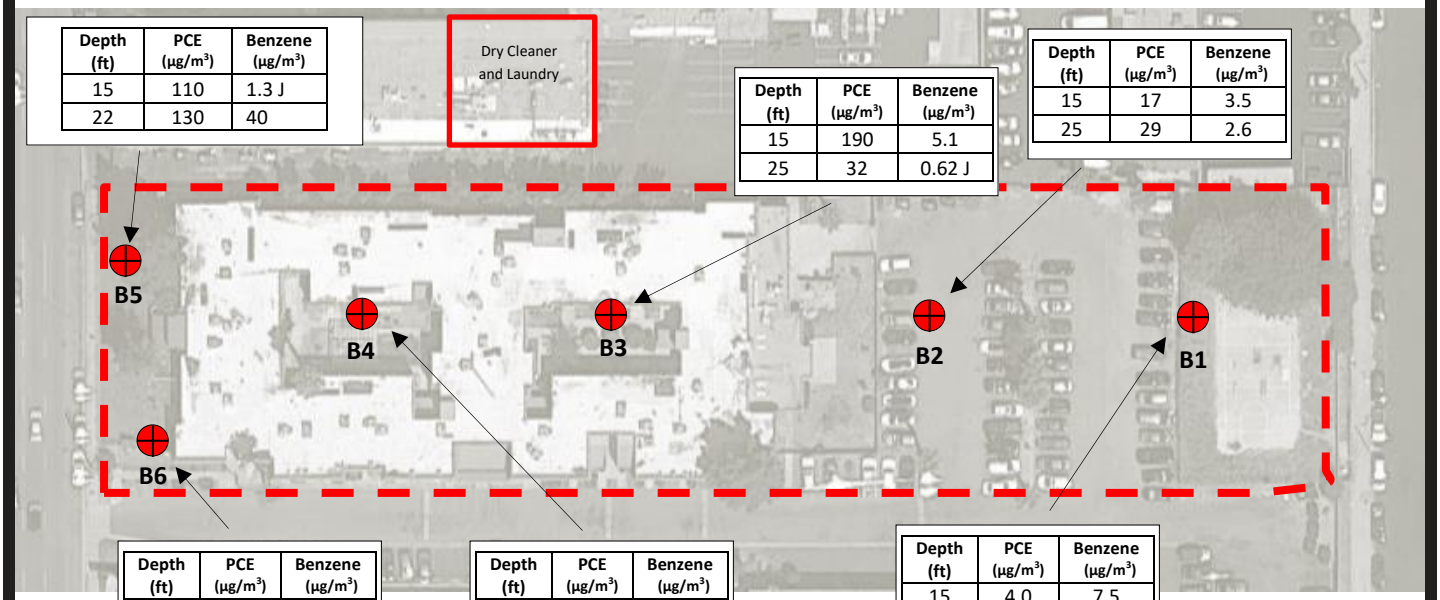
Van Nuys, California 91411

Figure 2

PROJECT NO.: 0950.1013.0

DATE: March 2021

Site Map



Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	110	1.3 J
22	130	40

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	190	5.1
25	32	0.62 J

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	17	3.5
25	29	2.6

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	22	3.7
25	29	6.7

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	52	4.6
25	480	3.7

Depth (ft)	PCE (µg/m³)	Benzene (µg/m³)
15	4.0	7.5
25	5.1	2.0

Site Boundary

Boring Locations

N

Not to Scale

Source: Google Maps (2021)

CITADEL ENVIRONMENTAL SERVICES, INC.

UNCOMMON DEVELOPERS

6728 Sepulveda Boulevard
Van Nuys, California 91411

Figure 3

PROJECT NO.: 0950.1013.0

DATE: March 2021

PCE and Benzene in Soil Vapor

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Tables

Sample ID	Sample Depth (feet)	Date Sampled	Table 1a. Volatile Organic Compounds s in Soil Vapor 6728 Sepulveda Boulevard Van Nuys, California 91411									
			1,1-Dichloro-ethene	1,2-Dichloro-propane	2-Butanone (MEK)	4-Methyl-2-pentanone	Acetone	Benzene	Chlorethane	Chloro-methane	Dichloro-difluoro-methane	Di-isopropyl Ether (DIPE)
B1	15	2/23/2021	< 0.69	**5.8**	**120**	3.2 J	**160**	**7.5**	< 0.45	**1.4**	**7.1**	1.9 J
	25	2/23/2021	< 0.69	**5.6**	**67**	4.1 J	**96**	**2.0**	**1.4**	**1.5**	**7.2**	< 1.5
B2	15	2/23/2021	< 0.69	**4.6**	**73**	< 2.3	**100**	**3.5**	< 0.45	< 0.33	**5.7**	< 1.5
	25	2/23/2021	< 0.69	**3.6**	**51**	3.9 J	**95**	**2.6**	< 0.45	**1.3**	**6.1**	< 1.5
B3	15	2/23/2021	< 0.69	**3.7**	**42**	< 2.3	**58**	**5.1**	< 0.45	0.41 J	**3.7**	< 1.5
	22	2/23/2021	< 0.69	**3.6**	**35**	< 2.3	**13**	0.62 J	< 0.33	**4.2**	< 1.5	**3.1**
B4	15	2/23/2021	< 0.69	**3.6**	**27**	< 2.3	**160**	**4.6**	< 0.45	< 0.33	**2.6**	< 1.5
	22	2/23/2021	< 0.69	**3.3**	**27**	3.7 J	**76**	**3.7**	< 0.45	< 0.33	2.4 J	< 1.5
B5	15	2/23/2021	< 0.69	2.2 J	**36**	**10**	**18**	1.3 J	**65**	< 0.98	< 1.5	**4.4**
	25	2/23/2021	< 0.69	**3.0**	**19**	< 2.3	**61**	**40**	< 0.45	0.70 J	< 0.98	< 1.5
B6	15	2/23/2021	< 0.69	**3.5**	**27**	4.4 J	**160**	**3.7**	< 0.45	< 0.33	2.1 J	< 1.5
	25	2/23/2021	**2.9**	**2.6**	**30**	4.2 J	**170**	**6.7**	< 0.45	0.98 J	2.0 J	< 1.5
Reporting Limit			2.0	2.3	4.4	6.1	12	1.6	1.3	1.0	2.5	8.4
Method Detection Limit			0.69	0.64	1.2	2.3	0.94	0.50	0.45	0.33	0.98	1.5
ESL - Residential Subslab/Soil Gas Cancer Hazard			-	9.4	-	-	-	3.2	-	-	-	-
ESL - Residential Subslab/Soil Gas non-Cancer Hazard			-	140	170,000	100,000	1,100,000	100	350,000	3,100	-	-
DTSC SL - Residential Subslab Cancer Endpoint			-	-	-	-	-	3.2	-	-	-	-
DTSC SL - Residential Subslab non-Cancer Endpoint			2,400	-	-	-	-	100	-	-	-	-
EPA RSL - Residential Carcinogenic SL			-	25	-	-	-	12	-	-	-	-
EPA RSL - Residential non-Carcinogenic SL			7,000	140	170,000	100,000	1,100,000	1000	-	3,100	3,300	-

Notes:

Detected concentrations are shown in **bold** type

< = Analyte not detected at or above given Reporting Limit

- = Criterion is less stringent than other SLs or no regulatory criterion

ESL = Environmental Screening Levels (SFBRWQCB, 2019)

DTSC SL = Department of Toxic Substance Control Screening Levels (DTSC), Human and Ecological Risk Office (HERO), Health Risk Assessment Note Number 3, 2020

EPA RSL = Environmental Protection Agency Regional Screening Levels (2020)

= Exceeds Residential Screening Levels

Sample ID	Sample Depth (feet)	Date Sampled	Table 1b. Volatile Organic Compounds s in Soil Vapor 6728 Sepulveda Boulevard Van Nuys, California 91411									
			Ethyl-benzene	Isopropanol	m,p-xylene	Methylene Chloride (DCM)	o-xylene	Tert-Butyl alcohol (TBA)	Tetrachloro-ethene (PCE)	Toluene	Trichloro-ethene (TCE)	Trichloro-fluoro-methane
			Micrograms per cubic meter (µg/m³)									
B1	15	2/23/2021	**4.9**	57 J	**16**	12 J	**5.7**	3.6 J	**4.0**	**47**	**4.2**	**11**
	25	2/23/2021	**2.4**	44 J	6.4 J	9.8 J	**2.7**	3.4 J	**5.1**	**29**	**3.7**	**12**
B2	15	2/23/2021	**4.1**	47 J	**11**	9.2 J	**4.4**	3.2 J	**17**	**32**	**3.5**	4.6 J
	25	2/23/2021	**2.3**	51 J	6.4 J	7.3 J	**2.6**	2.5 J	**29**	**23**	2.6 J	4.9 J
B3	15	2/23/2021	**4.6**	46 J	**14**	8.7 J	**6.1**	2.6 J	**190**	**32**	**3.0**	4.4 J
	22	2/23/2021	46 J	**8.9**	8.3 J	**3.7**	< 2.3	**130**	**32**	**3.0**	5.0 J	**350**
B4	15	2/23/2021	1.5 J	40 J	4.6 J	8.5 J	1.9 J	2.1 J	**52**	**23**	**2.7**	2.5 J
	22	2/23/2021	1.9 J	40 J	5.3 J	8.0 J	**2.2**	1.6 J	**480**	**23**	**2.9**	2.5 J
B5	15	2/23/2021	48 J	**15**	7.0 J	**5.4**	< 2.3	**20**	**110**	2.2 J	1.4 J	**450**
	25	2/23/2021	**2.7**	72 J	7.0 J	7.1 J	**2.6**	< 1.1	**130**	**44**	**3.7**	1.5 J
B6	15	2/23/2021	**2.5**	58 J	7.6 J	7.9 J	**2.9**	4.6 J	**22**	**29**	**3.9**	1.6 J
	25	2/23/2021	**2.4**	42 J	6.6 J	7.2 J	**2.5**	4.2 J	**29**	**22**	2.6 J	1.7 J
Reporting Limit			2.2	120	8.7	17	2.2	15	3.4	19	2.7	5.6
Method Detection Limit			1.1	0.96	2.7	1.9	0.86	1.1	1.1	0.50	0.96	1.3
ESL - Residential Subslab/Soil Gas Cancer Hazard			37	-	-	34	-	-	15	-	16	-
ESL - Residential Subslab/Soil Gas non-Cancer Hazard			35,000	-	3,500	14,000	3,500	-	1,400	10,000	70	-
DTSC SL - Residential Subslab Cancer Endpoint			-	-	-	33	-	-	15	-	-	-
DTSC SL - Residential Subslab non-Cancer Endpoint			-	-	-	-	-	-	1,400	10,000	-	43,000
EPA RSL - Residential Carcinogenic SL			37	-	-	3,300	-	-	370	-	16	-
EPA RSL - Residential non-Carcinogenic SL			33,000	7,000	3,300	21,000	3,300	-	1,400	170,000	70	-

Notes:

Detected concentrations are shown in **bold** type

< = Analyte not detected at or above given Reporting Limit

- = Criterion is less stringent than other SLs or no regulatory criterion

ESL = Environmental Screening Levels (SFBRWQCB, 2019)

DTSC SL = Department of Toxic Substance Control Screening Levels (DTSC), Human and Ecological Risk Office (HERO), Health Risk Assessment Note Number 3, 2020

EPA RSL = Environmental Protection Agency Regional Screening Levels (2020)

= Exceeds Residential Screening Levels

Sample ID	Date Sampled	Table 2. Volatile Organic Compounds and Total Petroleum Hydrocarbons in Soil 6728 Sepulveda Boulevard Van Nuys, California 91411				
		VOCs	TPH			
		Acetone	Oil (C33-C36)	Oil (C37-C40)	Oil (C41-C44)	Full Range (C6-C44)
		Micrograms per kilogram (µg/kg)	Milligrams per kilogram (mg/kg)			
B2-5	2/23/2021	<20	**5.6**	**7.3**	**8.5**	**32**
B4-15	2/23/2021	<20	<5.0	<5.0	**5.3**	**21**
B4-22	2/23/2021	**23**	<5.0	<5.0	<5.0	**14**
Reporting Limit		20	5.0	5.0	5.0	5.0
ESL - Residential Direct Exposure Risk		61,000,000	12,000	12,000	12,000	12,000

Notes:

Detected concentrations are shown in **bold** type

< = Analyte not detected at or above given Reporting Limit

- = Criterion is less stringent than other SLs or no regulatory criterion.

ESL = Environmental Screening Levels (SFBRWQCB, 2019)

MCL Priority = Maximum Contaminant Levels (SFBRWQCB, 2019)

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Appendix A
Health and Safety Plan

CITADEL EHS
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Uncommon Developers
9220 Winnetka Avenue
Los Angeles, California 91311

Health and Safety Plan

February 22, 2021

Citadel Project Number 0950.1013.0

Residential Property
6728 Sepulveda Boulevard
Van Nuys, California 91411

www.CitadelEHS.com

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1.0 SITE DESCRIPTION

Citadel EHS (Citadel) has prepared this Health and Safety Plan (HASP) for use during Phase II Subsurface Investigation activities to be conducted at the property located at 6728 Sepulveda Boulevard in the City of Van Nuys, California (Site). Activities conducted under Citadel's direction at the Site will be in compliance with applicable Occupational Safety and Health Administration (OSHA) regulations, particularly those in Title 8 California Code of Regulations (CCR) 5192, and other applicable federal, state, and local laws, regulations, and statutes. A copy of this HASP will be kept onsite during scheduled field activities.

2.0 BACKGROUND

Uncommon Developers (Client) has requested Citadel to conduct soil vapor sampling on the Site where a large multi-residential complex is planned for development. Citadel understands that the development will be above a ground level podium with a partial subterranean parking to approximately eight to twelve feet below ground surface (bgs). To assess the Site for the presence of volatile organic compounds (VOCs), Citadel's investigation will include the collection of soil and soil vapor samples to approximately 25 feet below ground surface (bgs).

3.0 SAFETY POLICY

Safety will be given primary importance in the planning and operation of this project. The safety policy shall strictly adhere to current EPA and OSHA standards, and local government agency requirements having authority over the project as regards to Client employees, as well as to public safety. Some of the applicable health and safety standards are listed below:

- 40 Code of Federal Regulations Part 261, Identification and Listing of Hazardous Waste;
- Health and Safety Code, Division 20, Chapter 6.5, California Hazardous Waste Control Act;
- Title 8, California Code of Regulations, Section 1510, Safety Instruction for Employees;
- Title 8, California Code of Regulations, Section 3380, Personal Protective Equipment;
- Title 8, California Code of Regulations, Section 5144, Respiratory Protection;
- Title 8, California Code of Regulations, Section 5194, Hazard Communication; and
- Title 22, California Code of Regulations, Division 4.5, Environmental Health Standards for the Management of Hazardous Waste.

Each subcontracting firm will assume primary responsibility for the safety of their own work in regard to their employees and other persons. Subcontractors will assume the duty to comply with OSHA, and all other federal, state and local regulations.

The subcontractors work will be monitored by Client project managers for implementation of this HASP, while adhering to their own safety program. The Client will retain the authority and power to enforce this HASP during the progress of the work. Any deficiencies in safe work practices will be brought to the attention of the subcontractor firm's supervisor for immediate corrective action. If the subcontractor fails or refuses to take corrective action promptly, a stop work order shall be issued and the subcontractor or the subcontractor employee may be removed from the Site.

4.0 WORK DESCRIPTION

SOIL SAMPLING

To evaluate the current subsurface conditions, Citadel will advance six borings across the Site. The borings will be advanced to a depth of approximately 25 feet below ground surface (bgs) using a direct push drill rig. Soil samples will be collected in acetate sleeves at approximate five-foot intervals. The soil borings will be logged by, or under the supervision of a California Professional Geologist, and soil samples collected from each boring will be field screened with a photoionization detector (PID) or equivalent to monitor the vapor space for the presence of volatile organic compounds (VOCs). Citadel will collect 30 soil samples for transportation to a state approved analytical laboratory.

SOIL VAPOR SAMPLING

After collection of soil samples, Citadel will install soil vapor probes in each boring at depths of 15 and 25 feet bgs. All soil vapor sampling probes will be installed in accordance with the California Environmental Protection Agency's (Cal EPA) Department of Toxic Substance Control (DTSC) – Active Soil Gas Investigation[1] and Guidance for the Evaluation and Mitigation of Subsurface Vapor Intrusion to Indoor Air[2]. Soil vapor probe tips will be placed within a sand pack at the proposed sampling depths. Approximately six inches of dry bentonite chips will be placed over the sand pack, followed by placement of hydrated bentonite. Gas tight fittings will be placed at the end of the probes at the surface. Soil vapor samples will be collected in one-liter Tedlar bags following the procedure of the Cal EPA's Active Soil Gas Investigation Authority approximately two hours after the probes have been installed. Citadel will collect 12 soil vapor samples for transportation to a state approved analytical laboratory. Following the collection of soil and soil vapor samples, the boring locations will be backfilled with hydrated bentonite.

5.0 KEY PROJECT PERSONNEL AND RESPONSIBILITIES

Project Manager	Scott Grasse (Citadel)
Site Safety Officer (SSO)/Project Monitor	Tim Lambert (Citadel)
Subcontractor Personnel	Samuel Miller (Choice Drilling)

PROJECT MANAGER

The Project Manager has the ultimate responsibility for the health and safety of personnel at the Site. The Project Manager is responsible for:

- Ensuring that project personnel review and understand the requirements of this HASP;
- Keeping on-site personnel informed of the expected hazards and appropriate protective measures at the Site; and
- Providing resources necessary for maintaining a safe and health work environment.

[1] Advisory Active Soil Gas Investigations, California Environmental Protection Agency, Department of Toxic Substance Control, Los Angeles Regional Water Quality Control Board, San Francisco Regional Water Quality Control Board, July 2015.

[2] Guidance for the Evaluation and Mitigation of Subsurface Vapor Intrusion to Indoor Air, Department of Toxic Substance Control, California Environmental Protection Agency, October 2011.

SITE SAFETY OFFICER/PROJECT MONITOR

The SSO is responsible for enforcing the requirements of this HASP once site work begins. The SSO has the authority to immediately correct situations where noncompliance with this HASP is noted and to immediately stop work in cases where an immediate danger to site workers or the environment is perceived. Responsibilities of the SSO also include:

- Obtaining and distributing personal protective equipment (PPE) and air monitoring equipment necessary for this project;
- Limiting access at the Site to authorized personnel;
- Communicating unusual or unforeseen conditions at the Site to the Project Manager;
- Supervising and monitoring the safety performance of site personnel to evaluate the effectiveness of health and safety procedures and correct deficiencies;
- Conducting daily tailgate safety meetings before each day's activities begin; and
- Conducting a site safety inspection prior to the commencement of each day's field activities.

SUBCONTRACTOR PERSONNEL

Subcontractor personnel are expected to comply with the minimum requirements specified in this HASP. Failure to do so may result in the dismissal of the subcontractor or any of the subcontractor's workers from the job site. Subcontractors may employ health and safety procedures that afford them a greater measure of personal protection than those specified in this plan as long as they do not pose additional hazards to themselves, the environment, or others working in the area.

6.0 SITE CONTROL MEASURES

The SSO or Project Manager has been designated to coordinate access and security on site. The Client is responsible for general Site safety.

7.0 STANDARD OPERATING PROCEDURES

GENERAL SAFETY

- Maintain good housekeeping at all times in all project work areas.
- Check the work area to determine what problems or hazards may exist.
- Designate specific areas for the proper storage of materials.
- Store tools, equipment, materials, and supplies in an orderly manner.
- Provide containers for collecting trash and other debris.
- Clean up all spills quickly.
- Report unsafe conditions or unsafe acts to your supervisor immediately.
- Report all occupational illnesses, injuries, and vehicle accidents.
- Do not wear loose clothing, wristwatches, and other loose accessories when within arm's reach of moving machinery.
- Emergency exits and evacuation areas should be clearly marked during work activities.
- Personnel fall protection is required when climbing to perform maintenance six feet or higher above ground.
- Inspect hand tools and use proper PPE.
- Ensure proper grounding and guarding of equipment.

- Keep hands and fingers out of pinch points.
- Use good ergonomic posturing when working with heavy items.

COMMUNICATION PROCEDURES

Due to the close proximity of all field crew members, the necessity for radio communication is not necessary.

The following standard hand signals will be used:

Hand drawn across throat .....Cease operation immediately
Hand gripping throat .....Out of air, cannot breathe
Grip partner's wrist or both hands around waist ..... Leave area immediately
Hands on top of head .....Need assistance
Thumbs up ..... OK, I am alright, understood
Thumbs down.....No, negative

FIELD VEHICLES

- Equip vehicles with emergency supplies and equipment.
- Maintain both a first aid kit and fire extinguisher in the field vehicle at all times.
- Utilize a rotary beacon on vehicle if working adjacent to active roadway.
- Always wear seatbelt while operating vehicle.
- Tie down loose items.

MANUAL LIFTING

- Personnel shall seek assistance when performing manual lifting tasks that appear beyond their physical capabilities.
- Assess the situation before lifting, ensure good lifting and body positioning practices, and ensure good carrying and setting down practices.

HEAT EXPOSURE

- Limit exposure to the sun or take extra precautions when the UV index rating is high.
- Take lunch and breaks in shaded areas.
- Create shade by using umbrellas, tents, and canopies.
- Wear proper clothing: long sleeved shirts with collars, long pants, and UV-protective sunglasses or safety glasses.
- Apply sunscreen generously to all exposed skin surfaces at least 20 minutes before exposure. Re-apply sunscreen at least every 2 hours, and more frequently when sweating or performing activities where sunscreen may be wiped off.
- Communicate any concerns regarding heat stress to a supervisor.
- Keep hydrated throughout the day (about 4 cups per hour).

- OHSA's Heat Index:

Heat Index	Risk Level	Protective Measures
Less than 91°F	Lower (Caution)	Basic heat safety and planning
91°F to 103°F	Moderate	Implement precautions and heighten awareness
103°F to 115°F	High	Additional precautions to protect workers
Greater than 115°F	Very High to Extreme	Triggers even more aggressive protective measures

Utilities (Under Ground and Above Ground): Low Hazard. All boring locations will be hand drilled and stop work will be enforced if any utilities are encountered.

Biological Hazards: Low to Medium Hazard. Beware of spiders, insects and other possible animals.

Site Instability: Low to Medium Hazard. The Site will be inspected prior to equipment placement and closely monitored. Any settling of the equipment will cause the work to stop immediately.

Equipment Refueling: Low Hazard. Equipment shall not be refueled with the engine running. Cigarettes, open flames, or other ignition sources are not allowed within 50 feet of the fueling location.

Personnel Injury: Upon notification of an injury, the Project Field Leader should evaluate the nature of the injury, and the affected person should be decontaminated to the extent possible prior to movement. The Project Field Leader shall initiate the appropriate first aid, and contact should be made for an ambulance and with the designated medical facility (if required).

Fire/Explosion: The fire department shall be alerted, and all personnel moved to a safe distance from the involved area.

Other Equipment Failure: If any other equipment on site fails to operate properly, the Project Team Leader shall be notified and then determine the effect of this failure on continuing operations on site. If the failure affects the safety of personnel or prevents completion of the Work Plan tasks, work will cease until the situation is evaluated and appropriate actions taken.

COVID-19 FIELD WORK PREVENTION GUIDELINES

The following guidelines were prepared to prevent COVID-19 transmission while performing essential field work activities at the Site:

1. **Stay at least 6 feet from others** whenever possible. Avoid, or at least **minimize close contact with others**. Close contact means being within 6 feet of someone else for more than 15 minutes. By CDC guidelines, it doesn't matter if you are wearing face covering or not to be consider as being in close contact. Even with face covering, being close for extended periods of time, can greatly increase your risk of exposure. *Keep your distance even when wearing face covering or PPE.*

2. **Wear face covering in public and anytime you will interface with others**, regardless of time. *Distance and face covering are likely the two best methods available to minimize exposures.*

3. **Wash your hands frequently and avoid touching your face, nose and mouth with unwashed hands.** Also, don't be fooled into a false sense of security, believing gloves will fully protect you from COVID-19. Even when you wear gloves for protection against chemicals, you still need to wash your hands to minimize exposure.

   Be careful when putting on and taking off PPE to be sure we do not contaminate our hands in the process and then touch our face, nose or mouth with unwashed hands. In doing so, we defeat the purpose of wearing PPE. *Also, don't overdo the hand sanitizer – choose to use soap and water as much as possible.*

4. **Clean and disinfect surfaces you come into contact and minimize touching commonly used surfaces whenever possible.** Cleaning and disinfecting surfaces would not be as important if everyone were wearing face covering and washing their hands more regularly. But because individual behaviors vary quite a bit, we need to do what we can to protect ourselves and others by routinely cleaning and disinfecting the things we touch. How often will depend on how often you touch a surface or object and whether others are likely to come into contact with it as well. *Cleaning and disinfecting helps reduce exposure, but don't rely on it as a replacement for distancing, face covering and hand washing.*

5. **Monitor your own health** for COVID-19 symptoms and **stay at home**, away from others, if symptoms develop. The sooner you self-isolate, the more you lessen the chance of spreading it to others, regardless of whether it is COVID-19, the flu or some other contagion.

8.0 EXPOSURE MONITORING

The following substances are known or suspected to be on site. The primary hazards of each are identified as follow:

Substances	Concentration	Primary Hazards
Volatile Organic Compounds	Various	Ingestion, inhalation, skin
Total Petroleum Hydrocarbons	Various	Ingestion, inhalation, skin

VOCs: VOCs include a variety of chemicals, some of which may have short- and long-term adverse health effects. Health effects include eye, nose, and throat irritation, headaches, loss of coordination, nausea, and damage to liver, kidney, and central nervous system. Some organics are known to cause cancer in humans.

The SSO will monitor on-site worker exposure to airborne contaminants during intrusive site activities. Measurements should be taken within the breathing zones of workers. A photoionization device (PID) will be used to monitor changes in exposure to VOCs. The PID shall be calibrated daily in the field and undergo annual maintenance including calibration by a certified provider.

TPH: A complex blend of petroleum-derived normal and branched-chain alkane, cycloalkane, alkene, and aromatic hydrocarbons. May include benzene and its derivatives, sulfur, and naphthalene. Danger of serious damage to health by prolonged exposure in contact with skin. Possible risk of harm to the unborn child. Repeated exposure may cause skin dryness or cracking. Breathing of high vapor concentrations may cause dizziness, light-headedness, headache, nausea, and loss of co-ordination. Continued inhalation may result in unconsciousness. Prolonged or repeated contact with skin may cause redness, itching, irritation, eczema/chapping and oil acne.

Components of the product may be absorbed into the body through the skin. Prolonged and repeated contact with the product may cause skin cancer. May cause damage to the liver. Use proper PPE when handling TPH impacted matrials.

ACTION LEVELS AND EXPOSURE LIMITS

VOCs:
According to OSHA (29 CFR 1926.55 Appendix A, Footnote (A (3)), the composition of TPH varies greatly and thus a single Threshold Limit Value (TLV) for all types of these materials is not applicable. The OHSA Permissible Exposure Limit (PEL) for compounds commonly present in TPH-impacted soil is listed below; these concentrations must not be exceeded when working in areas where these hazardous compounds may be present:

Volatile Organic Compounds (VOCs): 100 ppm_v PEL

If these concentrations are exceeded and cannot be controlled by local methods, an evacuation of the immediate area and possibly the Site will be ordered in accordance with the evacuation route in Section 11.0.

9.0 PERSONAL PROTECTIVE EQUIPMENT

The purpose of PPE is to protect employees from hazards and potential hazards they are likely to encounter during site activities. The amount and type of PPE used will be based on the nature of the hazard encountered or anticipated. Respiratory protection will be utilized when an airborne hazard has been identified using real-time air monitoring devices, or as a precautionary measure in areas designated by the SSO, elevating to level C. If this occurs, contractor personnel shall be respirator-approved.

Dermal protection, primarily in the form of chemical-resistant gloves and coveralls, will be worn whenever contact with chemically affected materials (e.g. soils, groundwater, sludge) is anticipated, without regard to the level of respiratory protection required.

Based on evaluation of potential hazards, the following levels of personal protection have been designated for the applicable work areas or tasks:

Location	Job Function	Level of Protection
Controlled Area	All Workers	A B C (D) Other

Specific protective equipment for each level of protection is as follows:

Level A
Fully-encapsulating suit
SCBA
Disposable coveralls

Level C
Splash gear
Half-face canister respirator with H_2S/VOC cartridge
Mouth/nose canister respirator
Efficiency 100 (HEPA)

Level B

Splash gear
SCBA

Level D

Hard hat
Ear plugs
Neoprene or leather gloves - nitrile gloves
Safety vests and Glasses
Hard toe boots

NO CHANGES TO THE SPECIFIED LEVELS OF PROTECTION SHALL BE MADE WITHOUT THE APPROVAL OF THE SSO OR PROJECT MANAGER.

10.0 DECONTAMINATION PROCEDURES

Despite protective procedures, personnel may come in contact with potentially hazardous compounds while performing work tasks. If so, decontamination needs to take place using an Alconox or tri-sodium phosphate (TSP), followed by a rinse with clean water. Standard decontamination procedure for levels C and D are as follows:

- Equipment drop
- Boot cover and outer glove wash and rinse
- Boot cover and out glove removal
- Suit wash and rinse
- Suit removal
- Safety boot wash and rinse
- Inner glove wash and rinse
- Respirator removal
- Inner glove removal
- Field wash of hands and face

Workers should employ only applicable steps in accordance with level of PPE worn and extent of contamination present. The SSO shall maintain adequate quantities of clean water to be used for personal decontamination (i.e. field wash of hands and face) whenever a suitable washing facility is not located in the immediate vicinity of the work area. Disposable items will be disposed of in an appropriate container. Wash and rinse water generated from decontamination activities will be handled and disposed of properly. Non-disposable items may need to be sanitized before reuse. Each site worker is responsible for the maintenance, decontamination, and sanitizing of his/her own PPE.

Used equipment may be decontaminated as follows:

- An Alconox or TSP and water solution will be used to wash the equipment.
- The equipment will then be rinsed with clean water.

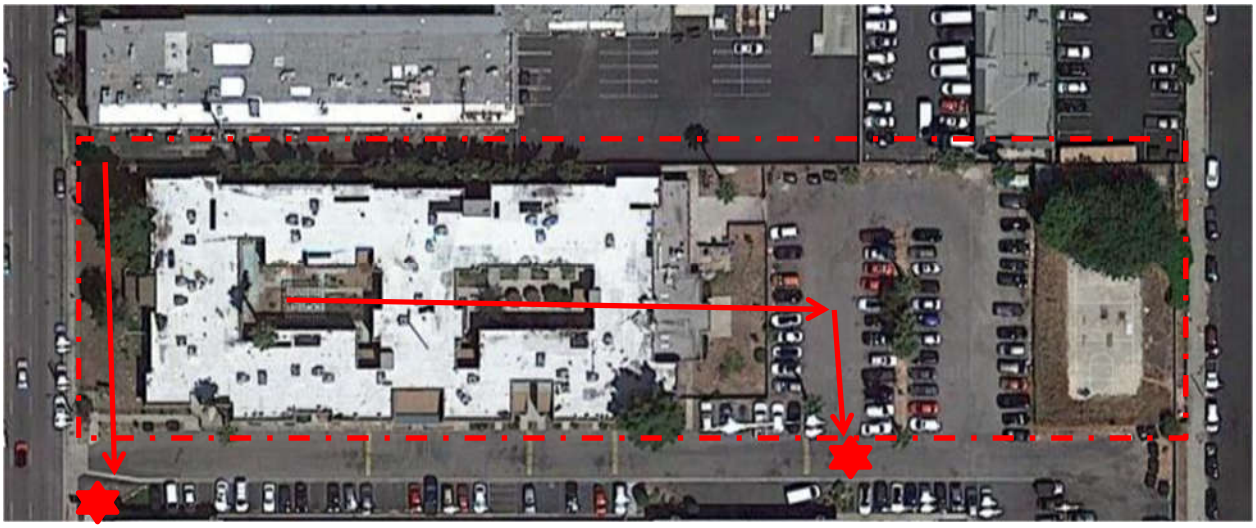
Each person must follow these procedures to reduce the potential for transferring chemically affected materials offsite.

11.0 EMERGENCY PROCEDURES

In the event of an emergency, site personnel will signal distress with three blasts of a horn (a vehicle horn will be sufficient), or other predetermined signal. Communication signals, such as hand signals, must be established where communication equipment is not feasible or in areas of loud noise.

The SSO will designate evacuation routes and refuge areas to be used in the event of an emergency. Site personnel will stay upwind from vapors or smoke and upgradient from spills. Workers should exit through the established decontamination areas wherever possible. If evacuation cannot be done through an established decontamination area, site personnel will go to the nearest safe location and remove contaminated clothing there. Personnel will assemble at the predetermined refuge following evacuation and decontamination. The SSO will count and identify site personnel to verify that all personnel have been evacuated safely. Please refer to Figure 1.0 for the evacuation route and refuge location.

FIGURE 1.0 – EVACUATION ROUTE AND REFUGE AREA



= Approximate Site Boundaries

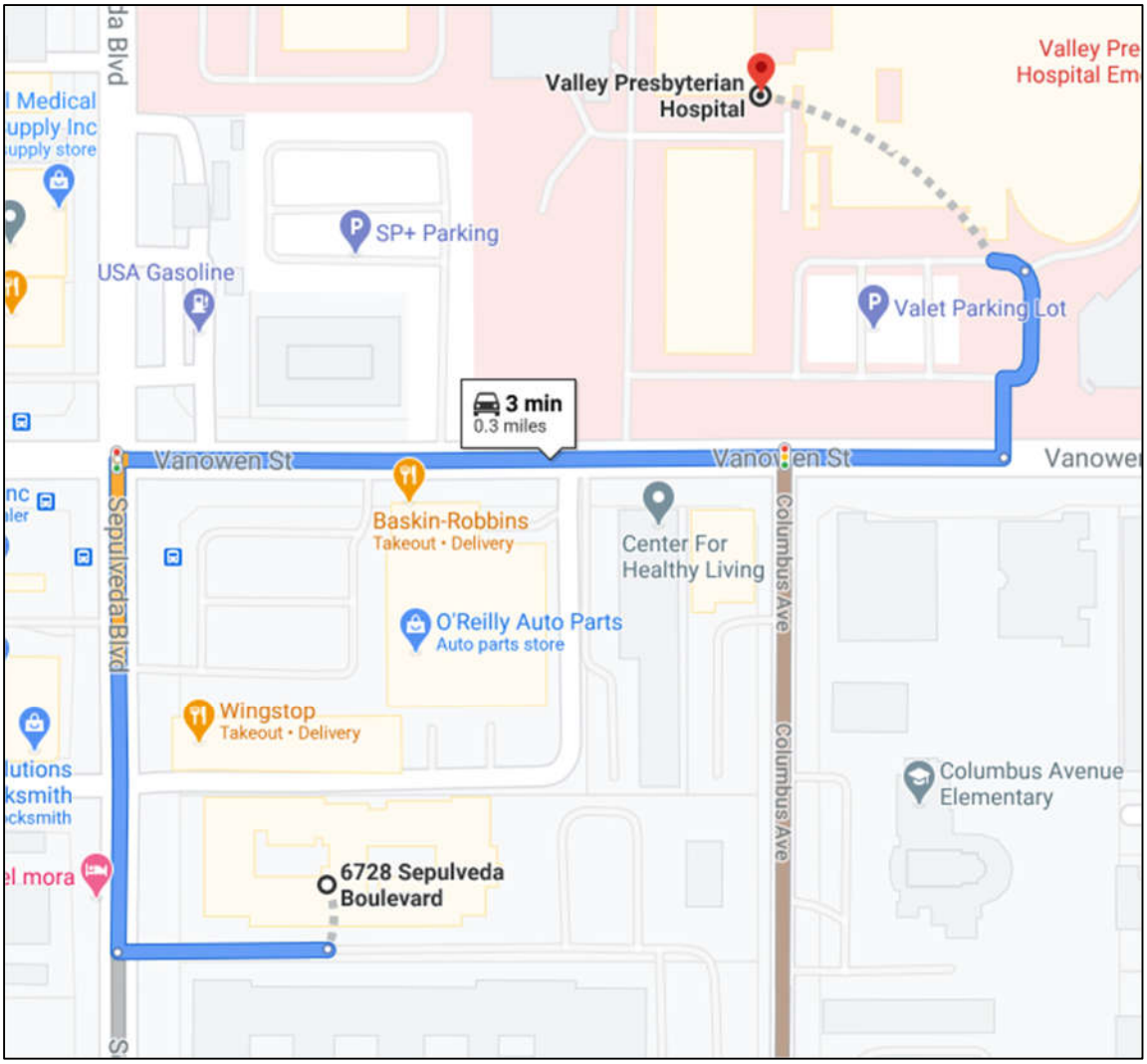
= Refuge Area

= Excavation Route

FIGURE 2.0 – DESIGNATED MEDICAL FACILITY

The designated medical facility is:

Valley Presbyterian Hospital
15107 Vanowen Street
Van Nuys, California 91405
Telephone: (818) 782-6600



Directions:

Head west toward Sepulveda Blvd	
Turn right onto Sepulveda Blvd	489 feet
Turn Right onto Vanowen St	0.2 miles
Turn left into hospital parking lot	207 feet
Destination with be to your front	

Local ambulance service is available from:

Name: Local Paramedics
Phone: 911

First-aid equipment is available in the SSO's vehicle.

List of emergency phone numbers:

Agency/Facility	**Phone**
Police/Fire	911
Hospital	(805) 497-2727

This HASP has been prepared by:

Scott Grasse
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2021.03.09 16:17:15-08'00'

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EXP. FEB. 28, 2023
STATE OF CALIFORNIA

T. Michael Pendergrass, PG
Senior Project Geologist, Engineering and Environmental Sciences

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Appendix B
Boring Logs

5' 10' 15' 20' 25'

CITADEL EHS BORING LOG

Boring I.D.	Project No.	Project Name	
B1	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TZ	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 0223-21	Start Time: 0727	Completion Time: 0757	Backfilling: Bentonite
Total Depth: 25'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							3" Asphalt
2							
3							
4							
5	0731	B1-5	0.115			ML	Silt, Dry, Soft, Friable, Med. Brown, 10YR 4/3
6							
7							
8							
9							
10	0733	B1-10	0.183			ML	10YR 5/4
11							
12							
13							
14							
15	0746	B1-10	0.104			ML	
16							
17							
18							
19							
20	0748	B1-20	0.366			ML	
21							
22							
23							
24							
25	0755	B1-25	0.412			ML	Silt, Dry, Loose, Very L. Brown, 10YR 7/4

Probes set at 15' + 25' @ 0815

5' 10' CITADEL EHS 15' 20' 25' BORING LOG

Boring I.D.	Project No.	Project Name	
B2	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0835	Completion Time:	Backfilling: Bentonite
Total Depth: 25'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							3" Asphalt
2							
3							
4							
5	0838	B2-5	4829 ↑ odor			ML	Clayey Silt, Moist, SHA, Dark Brown, 7.5Y 3/2 Observed slight odor + Dark Staing
6							
7							
8							
9							
10	0841	B2-10	1.117			ML	Silt, Dry, HA, M. Brown, 10YR 5/4
11							
12							
13							
14							
15	0844	B2-15	1.923			ML	Silt, Dry, HA, M. Brown,
16							
17							
18							
19							
20	0847	B2-20	1.343			ML	
21							
22							
23							
24							
25	0850	B2-25	0.119			ML	Silt, Dry, LO, L. Brown, 10YR 7/3

Pushes set at 15' + 25' @ 0915

5' 10' 15' 20' 22'

CITADEL EHS

BORING LOG

Boring I.D.	Project No.	Project Name	
B3	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0900	Completion Time: 0940	Backfilling: Bentonite
Total Depth: 22'	Depth to Groundwater: N/A		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	0909	B3-5	0.0			ML	Silt, SMT, FR, Soft, M. Brown, 10YR5/3
10	0917	B3-10	0.0			ML	10YR5/4
15	0923	B3-15	0.065			ML	Silt, Dry, SHA, M. Brown, 2.5Y6/4
20	0930	B3-20	0.000			ML	
22	0940	B3-22	0.0			ML	2.5Y5/4
24							Probes set at 15' + 22' @ 1000
25	~~0945~~						

5' 10' CITADEL EHS 15' 20' BORING LOG

Boring I.D.	Project No.	Project Name	
B4	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location: 8728 Sepulveda Blvd, Van Nuys		Logged By: TL	
Drilling Method: Direct Push	Driller: Choice Drilling	Checked By:	
Drilling Date: 02-23-21	Start Time: 0800	Completion Time:	Backfilling:
Total Depth: 22'	Depth to Groundwater:		

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	0806	B4-5	0.865			ML	Silt, SMT, FR, NST, NPL, M.Brown, 10YR4/4
10	0811	B4-10	1.102			ML	
15	0818	B4-15	1.367			CL	~~Clayey~~ Silty Clay, SMT, FR, NST, NPL, M.Brown 10YR4/4
20	0824	B4-20	0.022			ML	Silt, Dry, Soft, FR, M.Brown, 10YR5/4
22	0831	B4-22	0.0			ML	Refusal @ 22'
24							Probes set at 15' & 22' @ 0845

5' 10' 15' 20' 25'

CITADEL EHS

BORING LOG

Boring I.D.	Project No.	Project Name	
B5	0950.1013.0	Phase II Subsurface Investigation	CITADEL EHS assess resolve strengthen
Location		**Logged By:**	
8728 Sepulveda Blvd, Van Nuys		TL	
Drilling Method	**Driller**	**Checked By:**	
Direct Push	Choice Drilling		

Drilling Date	Start Time	Completion Time	Backfilling	Total Depth	Depth to Groundwater
02-23-21	0955	1016	Bentonite	25'	N/A

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
1							
2							
3							
4							
5	1003	B5-5	1.391			ML	Silt, Dry, SHA, Greyish Brown, 2.5Y5/3
6							
7							
8							
9							
10	1006	B5-10	1.989			ML	
11							
12							
13							
14							
15	1008	B5-15	5.871			ML	Silt, SMT, w/small Gravel, Clayey, NPL, NST M. Brown, 2.5Y4/3
16							
17							
18							
19							
20	1012	B5-20	2.459			ML	
21							
22							
23							
24							
25	1016	B5-25	1.509			SP	Pg Fine Sand, SMT, LO, L. Brown, 2.5Y7/3

Probes set at 15' & 25' @ 1030

5' 10' 15' 20' 25'

CITADEL EHS BORING LOG

Boring I.D.	Project No.	Project Name
B6	0950.1013.0	Phase II Subsurface Investigation

Location	Logged By:
8728 Sepulveda Blvd, Van Nuys	TL

Drilling Method	Driller	Checked By:
Direct Push	Choice Drilling	

Drilling Date	Start Time	Completion Time	Backfilling	Total Depth	Depth to Groundwater
02-23-21	1120	1150	Bentonite	25'	N/A

Depth (feet)	Time.	Sample Type	Sample I.D.	PID (ppb)	Blow Count	USCS	Soil Description
5	1125	B6-5	False Reading ~~15'~~	00		ML	Silt, Dry, HA, Greyish Brown,
10	1132	B6-10		0.268		ML	Silt, Dry, Loose, Greyish Brown,
15	1135	B6-15		0232		ML	Silt, Dry, HA, Greyish Brown
20	1139	B6-20		0.114		ML	
25	1148	B6-25		0.0		ML	Very Hard

Probes set at 15' + 25' @ 1200

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	1 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
0640	Citadel on site. Meet with owner, Brian, and walk the site to survey boring locations and discuss logistics.
0700	Choice arrives on site. Discuss scope of work. Conduct safety meeting and review HASP.
0710	Begin setup.
0727	Drilling begins at B1. Second crew begins setup and hand auger at B4 in the west courtyard.
0800	Drilling begins at B4. Begin setting probes at B1.
0815	B1 probes set at 15' & 25'.
0831	Drilling complete at B4. Begin setting probes.
0835	Drilling begins at B2. B4 refusal at 22'.
0855	B2 is complete. Begin setting probes. Drilling begins at B3.
0940	B3 is complete. Begin setting probes. During hand augering at B5, the crew encountered a solid obstruction. This is located at the transformer approx. 4' east. The obstruction is at 3' depth. Crew begins hand augering at the alternate location approx. 40' to the SW.
1016	B5 is complete. Begin setting probes. Begin hand augering B6.
1025	Drilling begins at B6.
1100	Full depth is reached though there was no soil recovery at the depths.
1110	Crew begins hand augering the alternate location for B6 at the SW corner of the property.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	2 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
1120	Drilling begins at the alternate B6.
1150	B6 is complete. Begin setting probes.
1200	B6 probes are set at 15' & 25'. Begin clean up.
1215	Choice Drilling leaves site.
1235	Begin sampling B1 probes.
1300	B1 probes sampled and tubing is pulled. Begin setup at B2.
1305	Begin sampling B2 probes.
1330	B2 is sampled. Tubing is pulled. Begin setup at B3.
1340	Begin sampling B3 probes.
1400	B3 probes are sampled. Begin setup at B4.
1405	Begin sampling B4 probes.
1430	B4 is sampled. Begin pulling tubing and cleanup.
1440	Begin sampling B5 probes
1505	B5 sampling is complete. Begin sampling B6 probes.
	B6 probes are sampled. Begin pulling tubing and cleanup.
	Cleanup complete.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

Revised February 2021

CITADEL EHS
assess resolve strengthen

Appendix C
Citadel Field Notes

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	1 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
0640	Citadel on site. Meet with owner, Brian, and walk the site to survey boring locations and discuss logistics.
0700	Choice arrives on site. Discuss scope of work. Conduct safety meeting and review HASP.
0710	Begin setup.
0727	Drilling begins at B1. Second crew begins setup and hand auger at B4 in the west courtyard.
0800	Drilling begins at B4. Begin setting probes at B1.
0815	B1 probes set at 15' & 25'.
0831	Drilling complete at B4. Begin setting probes.
0835	Drilling begins at B2. B4 refusal at 22'.
0855	B2 is complete. Begin setting probes. Drilling begins at B3.
0940	B3 is complete. Begin setting probes. During hand augering at B5, the crew encountered a solid obstruction. This is located at the transformer approx. 4' east. The obstruction is at 3' depth. Crew begins hand augering at the alternate location approx. 40' to the SW.
1016	B5 is complete. Begin setting probes. Begin hand augering B6.
1025	Drilling begins at B6.
1100	Full depth is reached though there was no soil recovery at the depths.
1110	Crew begins hand augering the alternate location for B6 at the SW corner of the property.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

CITADEL EHS
PROJECT DOCUMENTATION

CITADEL EHS

CLIENT	UNCOMMON DEVELOPERS	**PAGE**	2 OF 2
PROJECT NUMBER	0950.1013.0	**CITADEL FIELD REPRESENTATIVE**	Tim Lambert (818) 749-0819
PROJECT NAME	Phase II Subsurface Investigation	**CONTRACTOR**	Choice Drilling
PROJECT WORK AREA	Two story residential with courtyards, and asphalt parking lot	**CITADEL PROJECT MANAGER**	Scott Grasse (562) 547-3061
PROJECT LOCATION	8728 Sepulveda Blvd, Van Nuys		

TIME	FIELD NOTES
1120	Drilling begins at the alternate B6.
1150	B6 is complete. Begin setting probes.
1200	B6 probes are set at 15' & 25'. Begin clean up.
1215	Choice Drilling leaves site.
1235	Begin sampling B1 probes.
1300	B1 probes sampled and tubing is pulled. Begin setup at B2.
1305	Begin sampling B2 probes.
1330	B2 is sampled. Tubing is pulled. Begin setup at B3.
1340	Begin sampling B3 probes.
1400	B3 probes are sampled. Begin setup at B4.
1405	Begin sampling B4 probes.
1430	B4 is sampled. Begin pulling tubing and cleanup.
1440	Begin sampling B5 probes
1505	B5 sampling is complete. Begin sampling B6 probes.
	B6 probes are sampled. Begin pulling tubing and cleanup.
	Cleanup complete.

CITADEL REPRESENTATIVE: Tim Lambert	**DAY:** Tuesday
SIGNATURE: Tim Lambert	**DATE:** 02-23-21

Revised February 2021

CITADEL EHS
assess resolve strengthen

Appendix D
Laboratory Reports and Chain of Custody Documentation

eurofins | Environment Testing America

ANALYTICAL REPORT

Eurofins Calscience LLC
7440 Lincoln Way
Garden Grove, CA 92841
Tel: (714)895-5494

Laboratory Job ID: 570-51910-1
Client Project/Site: 8728 Sepulveda Blvd.

For:
Citadel Environmental Services Inc
1725 Victory Blvd
Glendale, California 91201

Attn: Scott Grasse

Authorized for release by:
2/26/2021 5:06:20 PM

Don Burley, Senior Project Manager
(714)895-5494
Donald.Burley@eurofinset.com

LINKS

Review your project results through TotalAccess

Have a Question? Ask The Expert

Visit us at:
www.eurofinsus.com/Env

The test results in this report meet all 2003 NELAC, 2009 TNI, and 2016 TNI requirements for accredited parameters, exceptions are noted in this report. This report may not be reproduced except in full, and with written approval from the laboratory. For questions please contact the Project Manager at the e-mail address or telephone number listed on this page.

This report has been electronically signed and authorized by the signatory. Electronic signature is intended to be the legally binding equivalent of a traditionally handwritten signature.

Results relate only to the items tested and the sample(s) as received by the laboratory.

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Definitions/Glossary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Qualifiers

Air - GC/MS VOA

Qualifier	Qualifier Description
J	Result is less than the RL but greater than or equal to the MDL and the concentration is an approximate value.

Glossary

Abbreviation	These commonly used abbreviations may or may not be present in this report.
¤	Listed under the "D" column to designate that the result is reported on a dry weight basis
%R	Percent Recovery
CFL	Contains Free Liquid
CFU	Colony Forming Unit
CNF	Contains No Free Liquid
DER	Duplicate Error Ratio (normalized absolute difference)
Dil Fac	Dilution Factor
DL	Detection Limit (DoD/DOE)
DL, RA, RE, IN	Indicates a Dilution, Re-analysis, Re-extraction, or additional Initial metals/anion analysis of the sample
DLC	Decision Level Concentration (Radiochemistry)
EDL	Estimated Detection Limit (Dioxin)
LOD	Limit of Detection (DoD/DOE)
LOQ	Limit of Quantitation (DoD/DOE)
MCL	EPA recommended "Maximum Contaminant Level"
MDA	Minimum Detectable Activity (Radiochemistry)
MDC	Minimum Detectable Concentration (Radiochemistry)
MDL	Method Detection Limit
ML	Minimum Level (Dioxin)
MPN	Most Probable Number
MQL	Method Quantitation Limit
NC	Not Calculated
ND	Not Detected at the reporting limit (or MDL or EDL if shown)
NEG	Negative / Absent
POS	Positive / Present
PQL	Practical Quantitation Limit
PRES	Presumptive
QC	Quality Control
RER	Relative Error Ratio (Radiochemistry)
RL	Reporting Limit or Requested Limit (Radiochemistry)
RPD	Relative Percent Difference, a measure of the relative difference between two points
TEF	Toxicity Equivalent Factor (Dioxin)
TEQ	Toxicity Equivalent Quotient (Dioxin)
TNTC	Too Numerous To Count

Job ID: 570-51910-1

Laboratory: Eurofins Calscience LLC

Narrative

Job Narrative
570-51910-1

Comments
No additional comments.

Receipt
The samples were received on 2/23/2021 5:34 PM. Unless otherwise noted below, the samples arrived in good condition.

Air Toxics
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B1-15V — Lab Sample ID: 570-51910-31

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	7.5		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	120		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.61	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	1.4		1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	7.1		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	5.8		2.3	0.64	ug/m3	1		TO-15	Total/NA
Di-isopropyl ether (DIPE)	1.9	J	8.4	1.5	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.9		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	57	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	12	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.2	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	16		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	5.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
Styrene	3.2	J	6.4	2.3	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	4.0		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	47		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	4.2		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	11		5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	3.6	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	1.2	J	2.5	1.0	ug/m3	1		TO-15	Total/NA

Client Sample ID: B1-25V — Lab Sample ID: 570-51910-32

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	96		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	2.0		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	67		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloroethane	1.4		1.3	0.45	ug/m3	1		TO-15	Total/NA
Chloromethane	1.5		1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	7.2		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	5.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.4		2.2	1.1	ug/m3	1		TO-15	Total/NA
2-Hexanone	2.6	J	6.1	2.6	ug/m3	1		TO-15	Total/NA
Isopropanol	44	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	9.8	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.1	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.4	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.4	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	5.1		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	29		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	12		5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	1.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B2-15V — Lab Sample ID: 570-51910-33

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	100		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.5		1.6	0.50	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B2-15V (Continued)

Lab Sample ID: 570-51910-33

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
2-Butanone	73		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.70	J	16	0.58	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.5	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	5.7		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	4.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.1		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	47	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	9.2	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	11		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	4.4		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.2	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	17		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.5		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.6	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	3.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B2-25V

Lab Sample ID: 570-51910-34

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	95		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	2.6		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	51		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloromethane	1.3		1.0	0.33	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.7	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	6.1		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.3		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	51	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.3	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.9	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.4	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.6		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.5	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	29		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.6	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.9	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.3	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B3-15V

Lab Sample ID: 570-51910-35

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	58		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	5.1		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	42		4.4	1.2	ug/m3	1		TO-15	Total/NA
Chloromethane	0.41	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.9	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	3.7		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.7		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	4.6	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.6		2.2	1.1	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B3-15V (Continued)

Lab Sample ID: 570-51910-35

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Isopropanol	46	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.7	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	14		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	6.1		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	190		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.0		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	4.4	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	4.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	1.2	J	2.5	1.0	ug/m3	1		TO-15	Total/NA

Client Sample ID: B3-22V

Lab Sample ID: 570-51910-36

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Benzene	13		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	35		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.62	J	16	0.58	ug/m3	1		TO-15	Total/NA
1,3-Dichlorobenzene	1.5	J	3.0	1.5	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	4.2		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	3.1		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	46	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.3	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	8.9		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	3.7		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.5	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	130		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	32		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.0		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	5.0	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.8	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
Acetone - DL	350		30	2.4	ug/m3	2.5		TO-15	Total/NA

Client Sample ID: B4-15V

Lab Sample ID: 570-51910-37

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	4.6		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.59	J	16	0.58	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.6		2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	1.8	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	1.5	J	2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	40	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.5	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	4.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	1.9	J	2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	2.1	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	52		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B4-15V (Continued)

Lab Sample ID: 570-51910-37

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Trichloroethene	2.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	2.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	1.7	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B4-22V

Lab Sample ID: 570-51910-38

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	76		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.4	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.3		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	1.9	J	2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	40	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	8.0	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	3.7	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	5.3	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.2		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	1.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	480		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	23		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.9		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	2.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.0	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B5-15V

Lab Sample ID: 570-51910-39

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Benzene	18		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	36		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	1.3	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	65		1.0	0.33	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	2.2	J	2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	4.4		2.2	1.1	ug/m3	1		TO-15	Total/NA
4-Ethyltoluene	1.2	J	2.5	1.2	ug/m3	1		TO-15	Total/NA
Isopropanol	48	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.0	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	10		6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	15		8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	5.4		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	3.3	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	20		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	110		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.2	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.4	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	7.1	J	7.4	1.6	ug/m3	1		TO-15	Total/NA
1,3,5-Trimethylbenzene	2.0	J	2.5	1.0	ug/m3	1		TO-15	Total/NA
Acetone - DL	450		30	2.4	ug/m3	2.5		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B5-25V — Lab Sample ID: 570-51910-40

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	61		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	40		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	19		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.93	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	0.70	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.0		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.7		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	72	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.1	J	17	1.9	ug/m3	1		TO-15	Total/NA
m,p-Xylene	7.0	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.6		2.2	0.86	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	130		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	44		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.7		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.5	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B6-15V — Lab Sample ID: 570-51910-41

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	160		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	3.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	27		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	0.65	J	16	0.58	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.1	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	3.5		2.3	0.64	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.5		2.2	1.1	ug/m3	1		TO-15	Total/NA
Isopropanol	58	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.9	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.4	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	7.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.9		2.2	0.86	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	4.6	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	22		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	29		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	3.9		2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.6	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.9	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

Client Sample ID: B6-25V — Lab Sample ID: 570-51910-42

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Acetone	170		12	0.94	ug/m3	1		TO-15	Total/NA
Benzene	6.7		1.6	0.50	ug/m3	1		TO-15	Total/NA
2-Butanone	30		4.4	1.2	ug/m3	1		TO-15	Total/NA
Carbon disulfide	1.6	J	16	0.58	ug/m3	1		TO-15	Total/NA
Chloromethane	0.98	J	1.0	0.33	ug/m3	1		TO-15	Total/NA
Dichlorodifluoromethane	2.0	J	2.5	0.98	ug/m3	1		TO-15	Total/NA
1,1-Dichloroethene	2.9		2.0	0.69	ug/m3	1		TO-15	Total/NA
1,2-Dichloropropane	2.6		2.3	0.64	ug/m3	1		TO-15	Total/NA
1,1-Difluoroethane	1.4	J	5.4	0.99	ug/m3	1		TO-15	Total/NA
Ethylbenzene	2.4		2.2	1.1	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Client Sample ID: B6-25V (Continued)

Lab Sample ID: 570-51910-42

Analyte	Result	Qualifier	RL	MDL	Unit	Dil Fac	D	Method	Prep Type
Isopropanol	42	J	120	0.96	ug/m3	1		TO-15	Total/NA
Methylene Chloride	7.2	J	17	1.9	ug/m3	1		TO-15	Total/NA
4-Methyl-2-pentanone	4.2	J	6.1	2.3	ug/m3	1		TO-15	Total/NA
m,p-Xylene	6.6	J	8.7	2.7	ug/m3	1		TO-15	Total/NA
o-Xylene	2.5		2.2	0.86	ug/m3	1		TO-15	Total/NA
Styrene	2.4	J	6.4	2.3	ug/m3	1		TO-15	Total/NA
tert-Butyl alcohol (TBA)	4.2	J	15	1.1	ug/m3	1		TO-15	Total/NA
Tetrachloroethene	29		3.4	1.1	ug/m3	1		TO-15	Total/NA
Toluene	22		19	0.50	ug/m3	1		TO-15	Total/NA
Trichloroethene	2.6	J	2.7	0.96	ug/m3	1		TO-15	Total/NA
Trichlorofluoromethane	1.7	J	5.6	1.3	ug/m3	1		TO-15	Total/NA
1,2,4-Trimethylbenzene	2.6	J	7.4	1.6	ug/m3	1		TO-15	Total/NA

This Detection Summary does not include radiochemical test results.

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-31
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/23/21 23:34	1
Benzene	**7.5**		1.6	0.50	ug/m3			02/23/21 23:34	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/23/21 23:34	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/23/21 23:34	1
Bromoform	ND		5.2	1.8	ug/m3			02/23/21 23:34	1
Bromomethane	ND		1.9	0.54	ug/m3			02/23/21 23:34	1
2-Butanone	**120**		4.4	1.2	ug/m3			02/23/21 23:34	1
Carbon disulfide	**0.61**	**J**	16	0.58	ug/m3			02/23/21 23:34	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/23/21 23:34	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/23/21 23:34	1
Chloroethane	ND		1.3	0.45	ug/m3			02/23/21 23:34	1
Chloroform	ND		2.4	0.78	ug/m3			02/23/21 23:34	1
Chloromethane	**1.4**		1.0	0.33	ug/m3			02/23/21 23:34	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/23/21 23:34	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/23/21 23:34	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/23/21 23:34	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/23/21 23:34	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/23/21 23:34	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 23:34	1
Dichlorodifluoromethane	**7.1**		2.5	0.98	ug/m3			02/23/21 23:34	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/23/21 23:34	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/23/21 23:34	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/23/21 23:34	1
1,2-Dichloropropane	**5.8**		2.3	0.64	ug/m3			02/23/21 23:34	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/23/21 23:34	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/23/21 23:34	1
Di-isopropyl ether (DIPE)	**1.9**	**J**	8.4	1.5	ug/m3			02/23/21 23:34	1
Ethylbenzene	**4.9**		2.2	1.1	ug/m3			02/23/21 23:34	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/23/21 23:34	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/23/21 23:34	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/23/21 23:34	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/23/21 23:34	1
Isopropanol	**57**	**J**	120	0.96	ug/m3			02/23/21 23:34	1
Methylene Chloride	**12**	**J**	17	1.9	ug/m3			02/23/21 23:34	1
4-Methyl-2-pentanone	**3.2**	**J**	6.1	2.3	ug/m3			02/23/21 23:34	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/23/21 23:34	1
m,p-Xylene	**16**		8.7	2.7	ug/m3			02/23/21 23:34	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/23/21 23:34	1
o-Xylene	**5.7**		2.2	0.86	ug/m3			02/23/21 23:34	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/23/21 23:34	1
Styrene	**3.2**	**J**	6.4	2.3	ug/m3			02/23/21 23:34	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/23/21 23:34	1
tert-Butyl alcohol (TBA)	**3.6**	**J**	15	1.1	ug/m3			02/23/21 23:34	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/23/21 23:34	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/23/21 23:34	1
Tetrachloroethene	**4.0**		3.4	1.1	ug/m3			02/23/21 23:34	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-31
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Toluene	**47**		19	0.50	ug/m3			02/23/21 23:34	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/23/21 23:34	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/23/21 23:34	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/23/21 23:34	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/23/21 23:34	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/23/21 23:34	1
Trichloroethene	**4.2**		2.7	0.96	ug/m3			02/23/21 23:34	1
Trichlorofluoromethane	**11**		5.6	1.3	ug/m3			02/23/21 23:34	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/23/21 23:34	1
1,2,4-Trimethylbenzene	**3.6**	**J**	7.4	1.6	ug/m3			02/23/21 23:34	1
1,3,5-Trimethylbenzene	**1.2**	**J**	2.5	1.0	ug/m3			02/23/21 23:34	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/23/21 23:34	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/23/21 23:34	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/23/21 23:34*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/23/21 23:34*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/23/21 23:34*	*1*

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-32
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**96**		12	0.94	ug/m3			02/24/21 00:28	1
Benzene	**2.0**		1.6	0.50	ug/m3			02/24/21 00:28	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 00:28	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 00:28	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 00:28	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 00:28	1
2-Butanone	**67**		4.4	1.2	ug/m3			02/24/21 00:28	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 00:28	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 00:28	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 00:28	1
Chloroethane	**1.4**		1.3	0.45	ug/m3			02/24/21 00:28	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 00:28	1
Chloromethane	**1.5**		1.0	0.33	ug/m3			02/24/21 00:28	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 00:28	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 00:28	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 00:28	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 00:28	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 00:28	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 00:28	1
Dichlorodifluoromethane	**7.2**		2.5	0.98	ug/m3			02/24/21 00:28	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 00:28	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 00:28	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 00:28	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-32
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,2-Dichloropropane	**5.6**		2.3	0.64	ug/m3			02/24/21 00:28	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 00:28	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 00:28	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 00:28	1
Ethylbenzene	**2.4**		2.2	1.1	ug/m3			02/24/21 00:28	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 00:28	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 00:28	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 00:28	1
2-Hexanone	**2.6**	**J**	6.1	2.6	ug/m3			02/24/21 00:28	1
Isopropanol	**44**	**J**	120	0.96	ug/m3			02/24/21 00:28	1
Methylene Chloride	**9.8**	**J**	17	1.9	ug/m3			02/24/21 00:28	1
4-Methyl-2-pentanone	**4.1**	**J**	6.1	2.3	ug/m3			02/24/21 00:28	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 00:28	1
m,p-Xylene	**6.4**	**J**	8.7	2.7	ug/m3			02/24/21 00:28	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 00:28	1
o-Xylene	**2.7**		2.2	0.86	ug/m3			02/24/21 00:28	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 00:28	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 00:28	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 00:28	1
tert-Butyl alcohol (TBA)	**3.4**	**J**	15	1.1	ug/m3			02/24/21 00:28	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 00:28	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 00:28	1
Tetrachloroethene	**5.1**		3.4	1.1	ug/m3			02/24/21 00:28	1
Toluene	**29**		19	0.50	ug/m3			02/24/21 00:28	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 00:28	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 00:28	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 00:28	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 00:28	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 00:28	1
Trichloroethene	**3.7**		2.7	0.96	ug/m3			02/24/21 00:28	1
Trichlorofluoromethane	**12**		5.6	1.3	ug/m3			02/24/21 00:28	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 00:28	1
1,2,4-Trimethylbenzene	**1.9**	**J**	7.4	1.6	ug/m3			02/24/21 00:28	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 00:28	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 00:28	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 00:28	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 00:28*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 00:28*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 00:28*	*1*

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**100**		12	0.94	ug/m3			02/24/21 01:23	1
Benzene	**3.5**		1.6	0.50	ug/m3			02/24/21 01:23	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 01:23	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 01:23	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 01:23	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 01:23	1
2-Butanone	**73**		4.4	1.2	ug/m3			02/24/21 01:23	1
Carbon disulfide	**0.70**	**J**	16	0.58	ug/m3			02/24/21 01:23	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 01:23	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 01:23	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 01:23	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 01:23	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 01:23	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 01:23	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 01:23	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 01:23	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 01:23	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 01:23	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 01:23	1
1,3-Dichlorobenzene	**1.5**	**J**	3.0	1.5	ug/m3			02/24/21 01:23	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 01:23	1
Dichlorodifluoromethane	**5.7**		2.5	0.98	ug/m3			02/24/21 01:23	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 01:23	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 01:23	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 01:23	1
1,2-Dichloropropane	**4.6**		2.3	0.64	ug/m3			02/24/21 01:23	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 01:23	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 01:23	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 01:23	1
Ethylbenzene	**4.1**		2.2	1.1	ug/m3			02/24/21 01:23	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 01:23	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 01:23	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 01:23	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 01:23	1
Isopropanol	**47**	**J**	120	0.96	ug/m3			02/24/21 01:23	1
Methylene Chloride	**9.2**	**J**	17	1.9	ug/m3			02/24/21 01:23	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 01:23	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 01:23	1
m,p-Xylene	**11**		8.7	2.7	ug/m3			02/24/21 01:23	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 01:23	1
o-Xylene	**4.4**		2.2	0.86	ug/m3			02/24/21 01:23	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 01:23	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 01:23	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 01:23	1
tert-Butyl alcohol (TBA)	**3.2**	**J**	15	1.1	ug/m3			02/24/21 01:23	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 01:23	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 01:23	1
Tetrachloroethene	**17**		3.4	1.1	ug/m3			02/24/21 01:23	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 01:23	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 01:23	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-33
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 01:23	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 01:23	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 01:23	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 01:23	1
Trichloroethene	**3.5**		2.7	0.96	ug/m3			02/24/21 01:23	1
Trichlorofluoromethane	**4.6**	**J**	5.6	1.3	ug/m3			02/24/21 01:23	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 01:23	1
1,2,4-Trimethylbenzene	**3.0**	**J**	7.4	1.6	ug/m3			02/24/21 01:23	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 01:23	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 01:23	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 01:23	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 01:23*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 01:23*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 01:23*	*1*

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-34
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**95**		12	0.94	ug/m3			02/24/21 02:18	1
Benzene	**2.6**		1.6	0.50	ug/m3			02/24/21 02:18	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 02:18	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 02:18	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 02:18	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 02:18	1
2-Butanone	**51**		4.4	1.2	ug/m3			02/24/21 02:18	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 02:18	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 02:18	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 02:18	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 02:18	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 02:18	1
Chloromethane	**1.3**		1.0	0.33	ug/m3			02/24/21 02:18	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 02:18	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 02:18	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 02:18	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 02:18	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 02:18	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 02:18	1
1,3-Dichlorobenzene	**1.7**	**J**	3.0	1.5	ug/m3			02/24/21 02:18	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 02:18	1
Dichlorodifluoromethane	**6.1**		2.5	0.98	ug/m3			02/24/21 02:18	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 02:18	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 02:18	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 02:18	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 02:18	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 02:18	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-34
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 02:18	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 02:18	1
Ethylbenzene	**2.3**		2.2	1.1	ug/m3			02/24/21 02:18	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 02:18	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 02:18	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 02:18	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 02:18	1
Isopropanol	**51**	**J**	120	0.96	ug/m3			02/24/21 02:18	1
Methylene Chloride	**7.3**	**J**	17	1.9	ug/m3			02/24/21 02:18	1
4-Methyl-2-pentanone	**3.9**	**J**	6.1	2.3	ug/m3			02/24/21 02:18	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 02:18	1
m,p-Xylene	**6.4**	**J**	8.7	2.7	ug/m3			02/24/21 02:18	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 02:18	1
o-Xylene	**2.6**		2.2	0.86	ug/m3			02/24/21 02:18	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 02:18	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 02:18	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 02:18	1
tert-Butyl alcohol (TBA)	**2.5**	**J**	15	1.1	ug/m3			02/24/21 02:18	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 02:18	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 02:18	1
Tetrachloroethene	**29**		3.4	1.1	ug/m3			02/24/21 02:18	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 02:18	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 02:18	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 02:18	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 02:18	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 02:18	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 02:18	1
Trichloroethene	**2.6**	**J**	2.7	0.96	ug/m3			02/24/21 02:18	1
Trichlorofluoromethane	**4.9**	**J**	5.6	1.3	ug/m3			02/24/21 02:18	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 02:18	1
1,2,4-Trimethylbenzene	**2.3**	**J**	7.4	1.6	ug/m3			02/24/21 02:18	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 02:18	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 02:18	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 02:18	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 02:18*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 02:18*	*1*
Toluene-d8 (Surr)	*105*		*70 - 130*		*02/24/21 02:18*	*1*

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**58**		12	0.94	ug/m3			02/24/21 03:14	1
Benzene	**5.1**		1.6	0.50	ug/m3			02/24/21 03:14	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 03:14	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 03:14	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 03:14	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 03:14	1
2-Butanone	**42**		4.4	1.2	ug/m3			02/24/21 03:14	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 03:14	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 03:14	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 03:14	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 03:14	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 03:14	1
Chloromethane	**0.41**	**J**	1.0	0.33	ug/m3			02/24/21 03:14	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 03:14	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 03:14	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 03:14	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 03:14	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 03:14	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 03:14	1
1,3-Dichlorobenzene	**1.9**	**J**	3.0	1.5	ug/m3			02/24/21 03:14	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 03:14	1
Dichlorodifluoromethane	**3.7**		2.5	0.98	ug/m3			02/24/21 03:14	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 03:14	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 03:14	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 03:14	1
1,2-Dichloropropane	**3.7**		2.3	0.64	ug/m3			02/24/21 03:14	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 03:14	1
1,1-Difluoroethane	**4.6**	**J**	5.4	0.99	ug/m3			02/24/21 03:14	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 03:14	1
Ethylbenzene	**4.6**		2.2	1.1	ug/m3			02/24/21 03:14	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 03:14	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 03:14	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 03:14	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 03:14	1
Isopropanol	**46**	**J**	120	0.96	ug/m3			02/24/21 03:14	1
Methylene Chloride	**8.7**	**J**	17	1.9	ug/m3			02/24/21 03:14	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 03:14	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 03:14	1
m,p-Xylene	**14**		8.7	2.7	ug/m3			02/24/21 03:14	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 03:14	1
o-Xylene	**6.1**		2.2	0.86	ug/m3			02/24/21 03:14	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 03:14	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 03:14	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 03:14	1
tert-Butyl alcohol (TBA)	**2.6**	**J**	15	1.1	ug/m3			02/24/21 03:14	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 03:14	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 03:14	1
Tetrachloroethene	**190**		3.4	1.1	ug/m3			02/24/21 03:14	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 03:14	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 03:14	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 03:14	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 03:14	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-35
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 03:14	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 03:14	1
Trichloroethene	**3.0**		2.7	0.96	ug/m3			02/24/21 03:14	1
Trichlorofluoromethane	**4.4**	**J**	5.6	1.3	ug/m3			02/24/21 03:14	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 03:14	1
1,2,4-Trimethylbenzene	**4.0**	**J**	7.4	1.6	ug/m3			02/24/21 03:14	1
1,3,5-Trimethylbenzene	**1.2**	**J**	2.5	1.0	ug/m3			02/24/21 03:14	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 03:14	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 03:14	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 03:14*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 03:14*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 03:14*	*1*

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzene	**13**		1.6	0.50	ug/m3			02/24/21 04:10	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 04:10	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 04:10	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 04:10	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 04:10	1
2-Butanone	**35**		4.4	1.2	ug/m3			02/24/21 04:10	1
Carbon disulfide	**0.62**	**J**	16	0.58	ug/m3			02/24/21 04:10	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 04:10	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 04:10	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 04:10	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 04:10	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 04:10	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 04:10	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 04:10	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 04:10	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 04:10	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 04:10	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 04:10	1
1,3-Dichlorobenzene	**1.5**	**J**	3.0	1.5	ug/m3			02/24/21 04:10	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 04:10	1
Dichlorodifluoromethane	**4.2**		2.5	0.98	ug/m3			02/24/21 04:10	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 04:10	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 04:10	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 04:10	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 04:10	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 04:10	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 04:10	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 04:10	1
Ethylbenzene	**3.1**		2.2	1.1	ug/m3			02/24/21 04:10	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 04:10	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 04:10	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 04:10	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 04:10	1
Isopropanol	**46**	**J**	120	0.96	ug/m3			02/24/21 04:10	1
Methylene Chloride	**8.3**	**J**	17	1.9	ug/m3			02/24/21 04:10	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 04:10	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 04:10	1
m,p-Xylene	**8.9**		8.7	2.7	ug/m3			02/24/21 04:10	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 04:10	1
o-Xylene	**3.7**		2.2	0.86	ug/m3			02/24/21 04:10	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 04:10	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 04:10	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 04:10	1
tert-Butyl alcohol (TBA)	**2.5**	**J**	15	1.1	ug/m3			02/24/21 04:10	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 04:10	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 04:10	1
Tetrachloroethene	**130**		3.4	1.1	ug/m3			02/24/21 04:10	1
Toluene	**32**		19	0.50	ug/m3			02/24/21 04:10	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 04:10	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 04:10	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 04:10	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 04:10	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 04:10	1
Trichloroethene	**3.0**		2.7	0.96	ug/m3			02/24/21 04:10	1
Trichlorofluoromethane	**5.0**	**J**	5.6	1.3	ug/m3			02/24/21 04:10	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 04:10	1
1,2,4-Trimethylbenzene	**2.8**	**J**	7.4	1.6	ug/m3			02/24/21 04:10	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 04:10	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 04:10	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 04:10	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*105*		*67 - 131*		*02/24/21 04:10*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 04:10*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 04:10*	*1*

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/24/21 05:04	1
Benzene	**4.6**		1.6	0.50	ug/m3			02/24/21 05:04	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 05:04	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 05:04	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 05:04	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 05:04	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 05:04	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Carbon disulfide	**0.59**	**J**	16	0.58	ug/m3			02/24/21 05:04	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 05:04	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 05:04	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 05:04	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 05:04	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 05:04	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 05:04	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 05:04	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 05:04	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 05:04	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 05:04	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:04	1
Dichlorodifluoromethane	**2.6**		2.5	0.98	ug/m3			02/24/21 05:04	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 05:04	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 05:04	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 05:04	1
1,2-Dichloropropane	**3.6**		2.3	0.64	ug/m3			02/24/21 05:04	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 05:04	1
1,1-Difluoroethane	**1.8**	**J**	5.4	0.99	ug/m3			02/24/21 05:04	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 05:04	1
Ethylbenzene	**1.5**	**J**	2.2	1.1	ug/m3			02/24/21 05:04	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 05:04	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 05:04	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 05:04	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 05:04	1
Isopropanol	**40**	**J**	120	0.96	ug/m3			02/24/21 05:04	1
Methylene Chloride	**8.5**	**J**	17	1.9	ug/m3			02/24/21 05:04	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 05:04	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 05:04	1
m,p-Xylene	**4.6**	**J**	8.7	2.7	ug/m3			02/24/21 05:04	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 05:04	1
o-Xylene	**1.9**	**J**	2.2	0.86	ug/m3			02/24/21 05:04	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 05:04	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 05:04	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 05:04	1
tert-Butyl alcohol (TBA)	**2.1**	**J**	15	1.1	ug/m3			02/24/21 05:04	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 05:04	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 05:04	1
Tetrachloroethene	**52**		3.4	1.1	ug/m3			02/24/21 05:04	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 05:04	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 05:04	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 05:04	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 05:04	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 05:04	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 05:04	1
Trichloroethene	**2.7**		2.7	0.96	ug/m3			02/24/21 05:04	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-37
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Trichlorofluoromethane	**2.5**	**J**	5.6	1.3	ug/m3			02/24/21 05:04	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 05:04	1
1,2,4-Trimethylbenzene	**1.7**	**J**	7.4	1.6	ug/m3			02/24/21 05:04	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 05:04	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 05:04	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 05:04	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 05:04*	*1*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*		*02/24/21 05:04*	*1*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/24/21 05:04*	*1*

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-38
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**76**		12	0.94	ug/m3			02/24/21 05:59	1
Benzene	**3.7**		1.6	0.50	ug/m3			02/24/21 05:59	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 05:59	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 05:59	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 05:59	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 05:59	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 05:59	1
Carbon disulfide	ND		16	0.58	ug/m3			02/24/21 05:59	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 05:59	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 05:59	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 05:59	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 05:59	1
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 05:59	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 05:59	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 05:59	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 05:59	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 05:59	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 05:59	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 05:59	1
Dichlorodifluoromethane	**2.4**	**J**	2.5	0.98	ug/m3			02/24/21 05:59	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 05:59	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 05:59	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 05:59	1
1,2-Dichloropropane	**3.3**		2.3	0.64	ug/m3			02/24/21 05:59	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 05:59	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 05:59	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 05:59	1
Ethylbenzene	**1.9**	**J**	2.2	1.1	ug/m3			02/24/21 05:59	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 05:59	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 05:59	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-38
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 05:59	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 05:59	1
Isopropanol	**40**	**J**	120	0.96	ug/m3			02/24/21 05:59	1
Methylene Chloride	**8.0**	**J**	17	1.9	ug/m3			02/24/21 05:59	1
4-Methyl-2-pentanone	**3.7**	**J**	6.1	2.3	ug/m3			02/24/21 05:59	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 05:59	1
m,p-Xylene	**5.3**	**J**	8.7	2.7	ug/m3			02/24/21 05:59	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 05:59	1
o-Xylene	**2.2**		2.2	0.86	ug/m3			02/24/21 05:59	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 05:59	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 05:59	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 05:59	1
tert-Butyl alcohol (TBA)	**1.6**	**J**	15	1.1	ug/m3			02/24/21 05:59	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 05:59	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 05:59	1
Tetrachloroethene	**480**		3.4	1.1	ug/m3			02/24/21 05:59	1
Toluene	**23**		19	0.50	ug/m3			02/24/21 05:59	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 05:59	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 05:59	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 05:59	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 05:59	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 05:59	1
Trichloroethene	**2.9**		2.7	0.96	ug/m3			02/24/21 05:59	1
Trichlorofluoromethane	**2.5**	**J**	5.6	1.3	ug/m3			02/24/21 05:59	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 05:59	1
1,2,4-Trimethylbenzene	**2.0**	**J**	7.4	1.6	ug/m3			02/24/21 05:59	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 05:59	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 05:59	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 05:59	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*104*		*67 - 131*		*02/24/21 05:59*	*1*
1,2-Dichloroethane-d4 (Surr)	*114*		*70 - 130*		*02/24/21 05:59*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 05:59*	*1*

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Benzene	**18**		1.6	0.50	ug/m3			02/24/21 06:53	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 06:53	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 06:53	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 06:53	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 06:53	1
2-Butanone	**36**		4.4	1.2	ug/m3			02/24/21 06:53	1
Carbon disulfide	**1.3**	**J**	16	0.58	ug/m3			02/24/21 06:53	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 06:53	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 06:53	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 06:53	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 06:53	1
Chloromethane	**65**		1.0	0.33	ug/m3			02/24/21 06:53	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 06:53	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 06:53	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 06:53	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 06:53	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 06:53	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 06:53	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/24/21 06:53	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 06:53	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 06:53	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 06:53	1
1,2-Dichloropropane	**2.2**	**J**	2.3	0.64	ug/m3			02/24/21 06:53	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 06:53	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 06:53	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 06:53	1
Ethylbenzene	**4.4**		2.2	1.1	ug/m3			02/24/21 06:53	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 06:53	1
4-Ethyltoluene	**1.2**	**J**	2.5	1.2	ug/m3			02/24/21 06:53	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 06:53	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 06:53	1
Isopropanol	**48**	**J**	120	0.96	ug/m3			02/24/21 06:53	1
Methylene Chloride	**7.0**	**J**	17	1.9	ug/m3			02/24/21 06:53	1
4-Methyl-2-pentanone	**10**		6.1	2.3	ug/m3			02/24/21 06:53	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 06:53	1
m,p-Xylene	**15**		8.7	2.7	ug/m3			02/24/21 06:53	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 06:53	1
o-Xylene	**5.4**		2.2	0.86	ug/m3			02/24/21 06:53	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 06:53	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 06:53	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 06:53	1
tert-Butyl alcohol (TBA)	**3.3**	**J**	15	1.1	ug/m3			02/24/21 06:53	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 06:53	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 06:53	1
Tetrachloroethene	**20**		3.4	1.1	ug/m3			02/24/21 06:53	1
Toluene	**110**		19	0.50	ug/m3			02/24/21 06:53	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 06:53	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 06:53	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 06:53	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 06:53	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 06:53	1
Trichloroethene	**2.2**	**J**	2.7	0.96	ug/m3			02/24/21 06:53	1
Trichlorofluoromethane	**1.4**	**J**	5.6	1.3	ug/m3			02/24/21 06:53	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 06:53	1
1,2,4-Trimethylbenzene	**7.1**	**J**	7.4	1.6	ug/m3			02/24/21 06:53	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
1,3,5-Trimethylbenzene	**2.0**	**J**	2.5	1.0	ug/m3			02/24/21 06:53	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 06:53	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 06:53	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 06:53*	*1*
1,2-Dichloroethane-d4 (Surr)	*110*		*70 - 130*		*02/24/21 06:53*	*1*
Toluene-d8 (Surr)	*105*		*70 - 130*		*02/24/21 06:53*	*1*

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-40
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**61**		12	0.94	ug/m3			02/24/21 07:48	1
Benzene	**40**		1.6	0.50	ug/m3			02/24/21 07:48	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 07:48	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 07:48	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 07:48	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 07:48	1
2-Butanone	**19**		4.4	1.2	ug/m3			02/24/21 07:48	1
Carbon disulfide	**0.93**	**J**	16	0.58	ug/m3			02/24/21 07:48	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 07:48	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 07:48	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 07:48	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 07:48	1
Chloromethane	**0.70**	**J**	1.0	0.33	ug/m3			02/24/21 07:48	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 07:48	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 07:48	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 07:48	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 07:48	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 07:48	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 07:48	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/24/21 07:48	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 07:48	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 07:48	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 07:48	1
1,2-Dichloropropane	**3.0**		2.3	0.64	ug/m3			02/24/21 07:48	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 07:48	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 07:48	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 07:48	1
Ethylbenzene	**2.7**		2.2	1.1	ug/m3			02/24/21 07:48	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 07:48	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 07:48	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 07:48	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 07:48	1
Isopropanol	**72**	**J**	120	0.96	ug/m3			02/24/21 07:48	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-40
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Methylene Chloride	**7.1**	**J**	17	1.9	ug/m3			02/24/21 07:48	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/24/21 07:48	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 07:48	1
m,p-Xylene	**7.0**	**J**	8.7	2.7	ug/m3			02/24/21 07:48	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 07:48	1
o-Xylene	**2.6**		2.2	0.86	ug/m3			02/24/21 07:48	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 07:48	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 07:48	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 07:48	1
tert-Butyl alcohol (TBA)	ND		15	1.1	ug/m3			02/24/21 07:48	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 07:48	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 07:48	1
Tetrachloroethene	**130**		3.4	1.1	ug/m3			02/24/21 07:48	1
Toluene	**44**		19	0.50	ug/m3			02/24/21 07:48	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 07:48	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 07:48	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 07:48	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 07:48	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 07:48	1
Trichloroethene	**3.7**		2.7	0.96	ug/m3			02/24/21 07:48	1
Trichlorofluoromethane	**1.5**	**J**	5.6	1.3	ug/m3			02/24/21 07:48	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 07:48	1
1,2,4-Trimethylbenzene	**2.9**	**J**	7.4	1.6	ug/m3			02/24/21 07:48	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 07:48	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 07:48	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 07:48	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*99*		*67 - 131*		*02/24/21 07:48*	*1*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*		*02/24/21 07:48*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 07:48*	*1*

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**160**		12	0.94	ug/m3			02/24/21 08:42	1
Benzene	**3.7**		1.6	0.50	ug/m3			02/24/21 08:42	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 08:42	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 08:42	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 08:42	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 08:42	1
2-Butanone	**27**		4.4	1.2	ug/m3			02/24/21 08:42	1
Carbon disulfide	**0.65**	**J**	16	0.58	ug/m3			02/24/21 08:42	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 08:42	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 08:42	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 08:42	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 08:42	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Chloromethane	ND		1.0	0.33	ug/m3			02/24/21 08:42	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 08:42	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 08:42	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 08:42	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 08:42	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 08:42	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 08:42	1
Dichlorodifluoromethane	**2.1**	**J**	2.5	0.98	ug/m3			02/24/21 08:42	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 08:42	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 08:42	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/24/21 08:42	1
1,2-Dichloropropane	**3.5**		2.3	0.64	ug/m3			02/24/21 08:42	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 08:42	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/24/21 08:42	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 08:42	1
Ethylbenzene	**2.5**		2.2	1.1	ug/m3			02/24/21 08:42	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 08:42	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 08:42	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 08:42	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 08:42	1
Isopropanol	**58**	**J**	120	0.96	ug/m3			02/24/21 08:42	1
Methylene Chloride	**7.9**	**J**	17	1.9	ug/m3			02/24/21 08:42	1
4-Methyl-2-pentanone	**4.4**	**J**	6.1	2.3	ug/m3			02/24/21 08:42	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 08:42	1
m,p-Xylene	**7.6**	**J**	8.7	2.7	ug/m3			02/24/21 08:42	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 08:42	1
o-Xylene	**2.9**		2.2	0.86	ug/m3			02/24/21 08:42	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 08:42	1
Styrene	ND		6.4	2.3	ug/m3			02/24/21 08:42	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 08:42	1
tert-Butyl alcohol (TBA)	**4.6**	**J**	15	1.1	ug/m3			02/24/21 08:42	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 08:42	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 08:42	1
Tetrachloroethene	**22**		3.4	1.1	ug/m3			02/24/21 08:42	1
Toluene	**29**		19	0.50	ug/m3			02/24/21 08:42	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 08:42	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 08:42	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 08:42	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 08:42	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 08:42	1
Trichloroethene	**3.9**		2.7	0.96	ug/m3			02/24/21 08:42	1
Trichlorofluoromethane	**1.6**	**J**	5.6	1.3	ug/m3			02/24/21 08:42	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 08:42	1
1,2,4-Trimethylbenzene	**2.9**	**J**	7.4	1.6	ug/m3			02/24/21 08:42	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 08:42	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 08:42	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-41
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 08:42	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*		*02/24/21 08:42*	*1*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*		*02/24/21 08:42*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 08:42*	*1*

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-42
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**170**		12	0.94	ug/m3			02/24/21 09:37	1
Benzene	**6.7**		1.6	0.50	ug/m3			02/24/21 09:37	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/24/21 09:37	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/24/21 09:37	1
Bromoform	ND		5.2	1.8	ug/m3			02/24/21 09:37	1
Bromomethane	ND		1.9	0.54	ug/m3			02/24/21 09:37	1
2-Butanone	**30**		4.4	1.2	ug/m3			02/24/21 09:37	1
Carbon disulfide	**1.6**	**J**	16	0.58	ug/m3			02/24/21 09:37	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/24/21 09:37	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/24/21 09:37	1
Chloroethane	ND		1.3	0.45	ug/m3			02/24/21 09:37	1
Chloroform	ND		2.4	0.78	ug/m3			02/24/21 09:37	1
Chloromethane	**0.98**	**J**	1.0	0.33	ug/m3			02/24/21 09:37	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/24/21 09:37	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/24/21 09:37	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/24/21 09:37	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/24/21 09:37	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/24/21 09:37	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/24/21 09:37	1
Dichlorodifluoromethane	**2.0**	**J**	2.5	0.98	ug/m3			02/24/21 09:37	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/24/21 09:37	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/24/21 09:37	1
1,1-Dichloroethene	**2.9**		2.0	0.69	ug/m3			02/24/21 09:37	1
1,2-Dichloropropane	**2.6**		2.3	0.64	ug/m3			02/24/21 09:37	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/24/21 09:37	1
1,1-Difluoroethane	**1.4**	**J**	5.4	0.99	ug/m3			02/24/21 09:37	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/24/21 09:37	1
Ethylbenzene	**2.4**		2.2	1.1	ug/m3			02/24/21 09:37	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/24/21 09:37	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/24/21 09:37	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/24/21 09:37	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/24/21 09:37	1
Isopropanol	**42**	**J**	120	0.96	ug/m3			02/24/21 09:37	1
Methylene Chloride	**7.2**	**J**	17	1.9	ug/m3			02/24/21 09:37	1
4-Methyl-2-pentanone	**4.2**	**J**	6.1	2.3	ug/m3			02/24/21 09:37	1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-42
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/24/21 09:37	1
m,p-Xylene	**6.6**	**J**	8.7	2.7	ug/m3			02/24/21 09:37	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/24/21 09:37	1
o-Xylene	**2.5**		2.2	0.86	ug/m3			02/24/21 09:37	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/24/21 09:37	1
Styrene	**2.4**	**J**	6.4	2.3	ug/m3			02/24/21 09:37	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/24/21 09:37	1
tert-Butyl alcohol (TBA)	**4.2**	**J**	15	1.1	ug/m3			02/24/21 09:37	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/24/21 09:37	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/24/21 09:37	1
Tetrachloroethene	**29**		3.4	1.1	ug/m3			02/24/21 09:37	1
Toluene	**22**		19	0.50	ug/m3			02/24/21 09:37	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/24/21 09:37	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/24/21 09:37	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/24/21 09:37	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/24/21 09:37	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/24/21 09:37	1
Trichloroethene	**2.6**	**J**	2.7	0.96	ug/m3			02/24/21 09:37	1
Trichlorofluoromethane	**1.7**	**J**	5.6	1.3	ug/m3			02/24/21 09:37	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/24/21 09:37	1
1,2,4-Trimethylbenzene	**2.6**	**J**	7.4	1.6	ug/m3			02/24/21 09:37	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/24/21 09:37	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/24/21 09:37	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/24/21 09:37	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*102*		*67 - 131*		*02/24/21 09:37*	*1*
1,2-Dichloroethane-d4 (Surr)	*112*		*70 - 130*		*02/24/21 09:37*	*1*
Toluene-d8 (Surr)	*104*		*70 - 130*		*02/24/21 09:37*	*1*

Method: TO-15 - Volatile Organic Compounds in Ambient Air - DL

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-36
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	350		30	2.4	ug/m3			02/24/21 21:29	2.5

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*103*		*67 - 131*		*02/24/21 21:29*	*2.5*
1,2-Dichloroethane-d4 (Surr)	*115*		*70 - 130*		*02/24/21 21:29*	*2.5*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/24/21 21:29*	*2.5*

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34
Sample Container: Tedlar Bag 1L

Lab Sample ID: 570-51910-39
Matrix: Air

Analyte	Result	Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	450		30	2.4	ug/m3			02/24/21 22:24	2.5

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*		*02/24/21 22:24*	*2.5*
1,2-Dichloroethane-d4 (Surr)	*111*		*70 - 130*		*02/24/21 22:24*	*2.5*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 22:24*	*2.5*

Surrogate Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Matrix: Air

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)		
		BFB	DCA	TOL
Lab Sample ID	Client Sample ID	(67-131)	(70-130)	(70-130)
570-51910-31	B1-15V	102	112	103
570-51910-32	B1-25V	102	112	104
570-51910-33	B2-15V	102	112	104
570-51910-34	B2-25V	103	113	105
570-51910-35	B3-15V	103	113	104
570-51910-36	B3-22V	105	113	103
570-51910-36 - DL	B3-22V	103	115	102
570-51910-37	B4-15V	103	113	102
570-51910-38	B4-22V	104	114	104
570-51910-39	B5-15V	102	110	105
570-51910-39 - DL	B5-15V	101	111	103
570-51910-40	B5-25V	99	109	104
570-51910-41	B6-15V	101	109	104
570-51910-42	B6-25V	102	112	104
LCS 570-131206/4	Lab Control Sample	101	113	102
LCS 570-131500/4	Lab Control Sample	98	109	103
LCSD 570-131206/5	Lab Control Sample Dup	99	115	103
LCSD 570-131500/5	Lab Control Sample Dup	98	108	104
MB 570-131206/7	Method Blank	97	118	102
MB 570-131500/7	Method Blank	97	110	103

Surrogate Legend

BFB = 4-Bromofluorobenzene (Surr)
DCA = 1,2-Dichloroethane-d4 (Surr)
TOL = Toluene-d8 (Surr)

Method: TO-15 - Volatile Organic Compounds in Ambient Air

Lab Sample ID: MB 570-131206/7
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		12	0.94	ug/m3			02/23/21 16:01	1
Benzene	ND		1.6	0.50	ug/m3			02/23/21 16:01	1
Benzyl chloride	ND		7.8	2.7	ug/m3			02/23/21 16:01	1
Bromodichloromethane	ND		3.4	0.74	ug/m3			02/23/21 16:01	1
Bromoform	ND		5.2	1.8	ug/m3			02/23/21 16:01	1
Bromomethane	ND		1.9	0.54	ug/m3			02/23/21 16:01	1
2-Butanone	ND		4.4	1.2	ug/m3			02/23/21 16:01	1
Carbon disulfide	ND		16	0.58	ug/m3			02/23/21 16:01	1
Carbon tetrachloride	ND		3.1	1.3	ug/m3			02/23/21 16:01	1
Chlorobenzene	ND		2.3	0.60	ug/m3			02/23/21 16:01	1
Chloroethane	ND		1.3	0.45	ug/m3			02/23/21 16:01	1
Chloroform	ND		2.4	0.78	ug/m3			02/23/21 16:01	1
Chloromethane	ND		1.0	0.33	ug/m3			02/23/21 16:01	1
cis-1,2-Dichloroethene	ND		2.0	0.54	ug/m3			02/23/21 16:01	1
cis-1,3-Dichloropropene	ND		2.3	0.98	ug/m3			02/23/21 16:01	1
Dibromochloromethane	ND		4.3	1.3	ug/m3			02/23/21 16:01	1
1,2-Dibromo-3-Chloropropane	ND		14	2.8	ug/m3			02/23/21 16:01	1
1,2-Dibromoethane	ND		3.8	1.3	ug/m3			02/23/21 16:01	1
1,2-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
1,3-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
1,4-Dichlorobenzene	ND		3.0	1.5	ug/m3			02/23/21 16:01	1
Dichlorodifluoromethane	ND		2.5	0.98	ug/m3			02/23/21 16:01	1
1,1-Dichloroethane	ND		2.0	0.42	ug/m3			02/23/21 16:01	1
1,2-Dichloroethane	ND		2.0	0.59	ug/m3			02/23/21 16:01	1
1,1-Dichloroethene	ND		2.0	0.69	ug/m3			02/23/21 16:01	1
1,2-Dichloropropane	ND		2.3	0.64	ug/m3			02/23/21 16:01	1
Dichlorotetrafluoroethane	ND		14	1.3	ug/m3			02/23/21 16:01	1
1,1-Difluoroethane	ND		5.4	0.99	ug/m3			02/23/21 16:01	1
Di-isopropyl ether (DIPE)	ND		8.4	1.5	ug/m3			02/23/21 16:01	1
Ethylbenzene	ND		2.2	1.1	ug/m3			02/23/21 16:01	1
Ethyl-t-butyl ether (ETBE)	ND		8.4	1.2	ug/m3			02/23/21 16:01	1
4-Ethyltoluene	ND		2.5	1.2	ug/m3			02/23/21 16:01	1
Hexachloro-1,3-butadiene	ND		16	6.2	ug/m3			02/23/21 16:01	1
2-Hexanone	ND		6.1	2.6	ug/m3			02/23/21 16:01	1
Isopropanol	ND		120	0.96	ug/m3			02/23/21 16:01	1
Methylene Chloride	ND		17	1.9	ug/m3			02/23/21 16:01	1
4-Methyl-2-pentanone	ND		6.1	2.3	ug/m3			02/23/21 16:01	1
Methyl-t-Butyl Ether (MTBE)	ND		7.2	1.2	ug/m3			02/23/21 16:01	1
m,p-Xylene	ND		8.7	2.7	ug/m3			02/23/21 16:01	1
n-Butylbenzene	ND		8.2	2.3	ug/m3			02/23/21 16:01	1
o-Xylene	ND		2.2	0.86	ug/m3			02/23/21 16:01	1
sec-Butylbenzene	ND		8.2	1.6	ug/m3			02/23/21 16:01	1
Styrene	ND		6.4	2.3	ug/m3			02/23/21 16:01	1
Tert-amyl methyl ether	ND		8.4	1.8	ug/m3			02/23/21 16:01	1
tert-Butyl alcohol (TBA)	ND		15	1.1	ug/m3			02/23/21 16:01	1
tert-Butylbenzene	ND		8.2	1.5	ug/m3			02/23/21 16:01	1
1,1,2,2-Tetrachloroethane	ND		6.9	1.1	ug/m3			02/23/21 16:01	1
Tetrachloroethene	ND		3.4	1.1	ug/m3			02/23/21 16:01	1

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: MB 570-131206/7
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Toluene	ND		19	0.50	ug/m3			02/23/21 16:01	1
trans-1,2-Dichloroethene	ND		2.0	0.50	ug/m3			02/23/21 16:01	1
trans-1,3-Dichloropropene	ND		4.5	0.96	ug/m3			02/23/21 16:01	1
1,2,4-Trichlorobenzene	ND		15	4.9	ug/m3			02/23/21 16:01	1
1,1,1-Trichloroethane	ND		2.7	0.79	ug/m3			02/23/21 16:01	1
1,1,2-Trichloroethane	ND		2.7	0.76	ug/m3			02/23/21 16:01	1
Trichloroethene	ND		2.7	0.96	ug/m3			02/23/21 16:01	1
Trichlorofluoromethane	ND		5.6	1.3	ug/m3			02/23/21 16:01	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		11	2.3	ug/m3			02/23/21 16:01	1
1,2,4-Trimethylbenzene	ND		7.4	1.6	ug/m3			02/23/21 16:01	1
1,3,5-Trimethylbenzene	ND		2.5	1.0	ug/m3			02/23/21 16:01	1
Vinyl acetate	ND		7.0	1.2	ug/m3			02/23/21 16:01	1
Vinyl chloride	ND		1.3	0.41	ug/m3			02/23/21 16:01	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*67 - 131*		*02/23/21 16:01*	*1*
1,2-Dichloroethane-d4 (Surr)	*118*		*70 - 130*		*02/23/21 16:01*	*1*
Toluene-d8 (Surr)	*102*		*70 - 130*		*02/23/21 16:01*	*1*

Lab Sample ID: LCS 570-131206/4
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
Acetone	59.4	59.49		ug/m3		100	69 - 146
Benzene	79.9	89.80		ug/m3		112	70 - 133
Benzyl chloride	129	123.5		ug/m3		95	63 - 130
Bromodichloromethane	168	178.4		ug/m3		107	70 - 130
Bromoform	258	243.7		ug/m3		94	70 - 132
Bromomethane	97.1	106.3		ug/m3		109	70 - 137
2-Butanone	73.7	75.15		ug/m3		102	64 - 143
Carbon disulfide	77.9	87.90		ug/m3		113	70 - 150
Carbon tetrachloride	157	165.5		ug/m3		105	70 - 130
Chlorobenzene	115	109.2		ug/m3		95	70 - 130
Chloroethane	66.0	72.26		ug/m3		110	70 - 137
Chloroform	122	127.2		ug/m3		104	70 - 132
Chloromethane	51.6	59.52		ug/m3		115	65 - 142
cis-1,2-Dichloroethene	99.1	98.35		ug/m3		99	70 - 130
cis-1,3-Dichloropropene	113	108.4		ug/m3		96	70 - 130
Dibromochloromethane	213	206.5		ug/m3		97	70 - 130
1,2-Dibromo-3-Chloropropane	242	205.9		ug/m3		85	68 - 130
1,2-Dibromoethane	192	188.7		ug/m3		98	70 - 130
1,2-Dichlorobenzene	150	137.2		ug/m3		91	70 - 130
1,3-Dichlorobenzene	150	139.2		ug/m3		93	69 - 132
1,4-Dichlorobenzene	150	138.6		ug/m3		92	67 - 132
Dichlorodifluoromethane	124	152.5		ug/m3		123	70 - 142
1,1-Dichloroethane	101	109.5		ug/m3		108	70 - 131
1,2-Dichloroethane	101	111.5		ug/m3		110	70 - 134

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCS 570-131206/4
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
1,1-Dichloroethene	99.1	105.5		ug/m3		106	70 - 130
1,2-Dichloropropane	116	120.5		ug/m3		104	70 - 130
Dichlorotetrafluoroethane	175	204.3		ug/m3		117	70 - 137
1,1-Difluoroethane	67.5	68.13		ug/m3		101	60 - 130
Di-isopropyl ether (DIPE)	104	94.83		ug/m3		91	64 - 130
Ethylbenzene	109	110.2		ug/m3		102	70 - 130
Ethyl-t-butyl ether (ETBE)	104	100.7		ug/m3		96	70 - 130
4-Ethyltoluene	123	116.6		ug/m3		95	70 - 130
Hexachloro-1,3-butadiene	267	210.0		ug/m3		79	55 - 130
2-Hexanone	102	103.5		ug/m3		101	59 - 140
Isopropanol	61.5	61.44	J	ug/m3		100	60 - 130
Methylene Chloride	86.8	86.68		ug/m3		100	70 - 130
4-Methyl-2-pentanone	102	105.9		ug/m3		103	64 - 133
Methyl-t-Butyl Ether (MTBE)	90.1	98.26		ug/m3		109	70 - 132
m,p-Xylene	217	228.9		ug/m3		105	70 - 130
n-Butylbenzene	137	133.3		ug/m3		97	70 - 130
o-Xylene	109	113.2		ug/m3		104	70 - 130
sec-Butylbenzene	137	117.1		ug/m3		85	70 - 130
Styrene	106	100.4		ug/m3		94	70 - 130
Tert-amyl methyl ether	104	101.2		ug/m3		97	70 - 130
tert-Butyl alcohol (TBA)	152	148.9		ug/m3		98	70 - 130
tert-Butylbenzene	137	132.1		ug/m3		96	70 - 130
1,1,2,2-Tetrachloroethane	172	166.9		ug/m3		97	70 - 130
Tetrachloroethene	170	163.5		ug/m3		96	70 - 130
Toluene	94.2	99.27		ug/m3		105	70 - 130
trans-1,2-Dichloroethene	99.1	105.7		ug/m3		107	70 - 140
trans-1,3-Dichloropropene	113	116.5		ug/m3		103	70 - 130
1,2,4-Trichlorobenzene	186	140.3		ug/m3		76	56 - 130
1,1,1-Trichloroethane	136	141.3		ug/m3		104	70 - 137
1,1,2-Trichloroethane	136	138.5		ug/m3		102	70 - 130
Trichloroethene	134	137.6		ug/m3		102	70 - 130
Trichlorofluoromethane	140	168.1		ug/m3		120	70 - 143
1,1,2-Trichloro-1,2,2-trifluoroethane	192	194.7		ug/m3		102	70 - 130
1,2,4-Trimethylbenzene	123	124.0		ug/m3		101	70 - 130
1,3,5-Trimethylbenzene	123	117.8		ug/m3		96	70 - 130
Vinyl acetate	88.0	87.02		ug/m3		99	67 - 138
Vinyl chloride	63.9	68.91		ug/m3		108	70 - 133

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*101*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*113*		*70 - 130*
Toluene-d8 (Surr)	*102*		*70 - 130*

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131206/5
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Acetone			59.4	57.40		ug/m3		97	69 - 146	4	25
Benzene			79.9	91.81		ug/m3		115	70 - 133	2	25
Benzyl chloride			129	122.2		ug/m3		94	63 - 130	1	25
Bromodichloromethane			168	179.5		ug/m3		107	70 - 130	1	25
Bromoform			258	246.3		ug/m3		95	70 - 132	1	25
Bromomethane			97.1	103.1		ug/m3		106	70 - 137	3	25
2-Butanone			73.7	78.07		ug/m3		106	64 - 143	4	25
Carbon disulfide			77.9	90.65		ug/m3		116	70 - 150	3	25
Carbon tetrachloride			157	165.4		ug/m3		105	70 - 130	0	25
Chlorobenzene			115	110.5		ug/m3		96	70 - 130	1	25
Chloroethane			66.0	68.59		ug/m3		104	70 - 137	5	25
Chloroform			122	129.8		ug/m3		106	70 - 132	2	25
Chloromethane			51.6	58.11		ug/m3		113	65 - 142	2	25
cis-1,2-Dichloroethene			99.1	99.61		ug/m3		100	70 - 130	1	25
cis-1,3-Dichloropropene			113	109.9		ug/m3		97	70 - 130	1	25
Dibromochloromethane			213	205.1		ug/m3		96	70 - 130	1	25
1,2-Dibromo-3-Chloropropane			242	207.6		ug/m3		86	68 - 130	1	25
1,2-Dibromoethane			192	187.2		ug/m3		97	70 - 130	1	25
1,2-Dichlorobenzene			150	138.0		ug/m3		92	70 - 130	1	25
1,3-Dichlorobenzene			150	138.9		ug/m3		92	69 - 132	0	25
1,4-Dichlorobenzene			150	138.5		ug/m3		92	67 - 132	0	25
Dichlorodifluoromethane			124	152.9		ug/m3		124	70 - 142	0	25
1,1-Dichloroethane			101	111.5		ug/m3		110	70 - 131	2	25
1,2-Dichloroethane			101	114.1		ug/m3		113	70 - 134	2	25
1,1-Dichloroethene			99.1	109.0		ug/m3		110	70 - 130	3	25
1,2-Dichloropropane			116	124.7		ug/m3		108	70 - 130	3	25
Dichlorotetrafluoroethane			175	197.5		ug/m3		113	70 - 137	3	25
1,1-Difluoroethane			67.5	68.88		ug/m3		102	60 - 130	1	25
Di-isopropyl ether (DIPE)			104	98.60		ug/m3		94	64 - 130	4	25
Ethylbenzene			109	110.5		ug/m3		102	70 - 130	0	25
Ethyl-t-butyl ether (ETBE)			104	103.2		ug/m3		99	70 - 130	2	25
4-Ethyltoluene			123	117.1		ug/m3		95	70 - 130	0	25
Hexachloro-1,3-butadiene			267	212.9		ug/m3		80	55 - 130	1	25
2-Hexanone			102	104.2		ug/m3		102	59 - 140	1	25
Isopropanol			61.5	60.52	J	ug/m3		98	60 - 130	2	25
Methylene Chloride			86.8	89.06		ug/m3		103	70 - 130	3	25
4-Methyl-2-pentanone			102	106.7		ug/m3		104	64 - 133	1	25
Methyl-t-Butyl Ether (MTBE)			90.1	100.5		ug/m3		112	70 - 132	2	25
m,p-Xylene			217	231.9		ug/m3		107	70 - 130	1	25
n-Butylbenzene			137	132.0		ug/m3		96	70 - 130	1	25
o-Xylene			109	115.6		ug/m3		107	70 - 130	2	25
sec-Butylbenzene			137	117.4		ug/m3		86	70 - 130	0	25
Styrene			106	103.3		ug/m3		97	70 - 130	3	25
Tert-amyl methyl ether			104	103.3		ug/m3		99	70 - 130	2	25
tert-Butyl alcohol (TBA)			152	153.5		ug/m3		101	70 - 130	3	25
tert-Butylbenzene			137	132.4		ug/m3		96	70 - 130	0	25
1,1,2,2-Tetrachloroethane			172	171.1		ug/m3		100	70 - 130	3	25
Tetrachloroethene			170	163.6		ug/m3		96	70 - 130	0	25

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131206/5
Matrix: Air
Analysis Batch: 131206

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Toluene			94.2	98.74		ug/m3		105	70 - 130	1	25
trans-1,2-Dichloroethene			99.1	107.8		ug/m3		109	70 - 140	2	25
trans-1,3-Dichloropropene			113	117.2		ug/m3		103	70 - 130	1	25
1,2,4-Trichlorobenzene			186	142.7		ug/m3		77	56 - 130	2	25
1,1,1-Trichloroethane			136	144.1		ug/m3		106	70 - 137	2	25
1,1,2-Trichloroethane			136	140.8		ug/m3		103	70 - 130	2	25
Trichloroethene			134	138.6		ug/m3		103	70 - 130	1	25
Trichlorofluoromethane			140	163.3		ug/m3		116	70 - 143	3	25
1,1,2-Trichloro-1,2,2-trifluoroethane			192	198.7		ug/m3		104	70 - 130	2	25
1,2,4-Trimethylbenzene			123	124.0		ug/m3		101	70 - 130	0	25
1,3,5-Trimethylbenzene			123	118.6		ug/m3		96	70 - 130	1	25
Vinyl acetate			88.0	90.42		ug/m3		103	67 - 138	4	25
Vinyl chloride			63.9	66.61		ug/m3		104	70 - 133	3	25

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*99*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*115*		*70 - 130*
Toluene-d8 (Surr)	*103*		*70 - 130*

Lab Sample ID: MB 570-131500/7
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Method Blank
Prep Type: Total/NA

Analyte	MB Result	MB Qualifier	RL	MDL	Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		12	0.94	ug/m3			02/24/21 16:07	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*67 - 131*		*02/24/21 16:07*	*1*
1,2-Dichloroethane-d4 (Surr)	*110*		*70 - 130*		*02/24/21 16:07*	*1*
Toluene-d8 (Surr)	*103*		*70 - 130*		*02/24/21 16:07*	*1*

Lab Sample ID: LCS 570-131500/4
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Lab Control Sample
Prep Type: Total/NA

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
Acetone			59.4	54.58		ug/m3		92	69 - 146		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*98*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*109*		*70 - 130*
Toluene-d8 (Surr)	*103*		*70 - 130*

Method: TO-15 - Volatile Organic Compounds in Ambient Air (Continued)

Lab Sample ID: LCSD 570-131500/5
Matrix: Air
Analysis Batch: 131500

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Acetone			59.4	52.86		ug/m3		89	69 - 146	3	25

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*98*		*67 - 131*
1,2-Dichloroethane-d4 (Surr)	*108*		*70 - 130*
Toluene-d8 (Surr)	*104*		*70 - 130*

QC Association Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Air - GC/MS VOA

Analysis Batch: 131206

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-31	B1-15V	Total/NA	Air	TO-15	
570-51910-32	B1-25V	Total/NA	Air	TO-15	
570-51910-33	B2-15V	Total/NA	Air	TO-15	
570-51910-34	B2-25V	Total/NA	Air	TO-15	
570-51910-35	B3-15V	Total/NA	Air	TO-15	
570-51910-36	B3-22V	Total/NA	Air	TO-15	
570-51910-37	B4-15V	Total/NA	Air	TO-15	
570-51910-38	B4-22V	Total/NA	Air	TO-15	
570-51910-39	B5-15V	Total/NA	Air	TO-15	
570-51910-40	B5-25V	Total/NA	Air	TO-15	
570-51910-41	B6-15V	Total/NA	Air	TO-15	
570-51910-42	B6-25V	Total/NA	Air	TO-15	
MB 570-131206/7	Method Blank	Total/NA	Air	TO-15	
LCS 570-131206/4	Lab Control Sample	Total/NA	Air	TO-15	
LCSD 570-131206/5	Lab Control Sample Dup	Total/NA	Air	TO-15	

Analysis Batch: 131500

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-36 - DL	B3-22V	Total/NA	Air	TO-15	
570-51910-39 - DL	B5-15V	Total/NA	Air	TO-15	
MB 570-131500/7	Method Blank	Total/NA	Air	TO-15	
LCS 570-131500/4	Lab Control Sample	Total/NA	Air	TO-15	
LCSD 570-131500/5	Lab Control Sample Dup	Total/NA	Air	TO-15	

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B1-15V
Date Collected: 02/23/21 12:45
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-31
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/23/21 23:34	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B1-25V
Date Collected: 02/23/21 12:55
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-32
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 00:28	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B2-15V
Date Collected: 02/23/21 13:15
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-33
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 01:23	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B2-25V
Date Collected: 02/23/21 13:25
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-34
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 02:18	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B3-15V
Date Collected: 02/23/21 13:45
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-35
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 03:14	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B3-22V
Date Collected: 02/23/21 13:55
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-36
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 04:10	KA4W	ECL 2
	Instrument ID: GCMSNN									
Total/NA	Analysis	TO-15	DL	2.5	400 mL	400 mL	131500	02/24/21 21:29	KA4W	ECL 2
	Instrument ID: GCMSNN									

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Client Sample ID: B4-15V
Date Collected: 02/23/21 14:10
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-37
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 05:04	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B4-22V
Date Collected: 02/23/21 14:20
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-38
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 05:59	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B5-15V
Date Collected: 02/23/21 14:50
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-39
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 06:53	KA4W	ECL 2
	Instrument ID: GCMSNN									
Total/NA	Analysis	TO-15	DL	2.5	400 mL	400 mL	131500	02/24/21 22:24	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B5-25V
Date Collected: 02/23/21 15:00
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-40
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 07:48	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B6-15V
Date Collected: 02/23/21 15:12
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-41
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 08:42	KA4W	ECL 2
	Instrument ID: GCMSNN									

Client Sample ID: B6-25V
Date Collected: 02/23/21 15:23
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-42
Matrix: Air

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Analysis	TO-15		1	400 mL	400 mL	131206	02/24/21 09:37	KA4W	ECL 2
	Instrument ID: GCMSNN									

Laboratory References:

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Accreditation/Certification Summary

Client: Citadel Environmental Services Inc
Job ID: 570-51910-1
Project/Site: 8728 Sepulveda Blvd.

Laboratory: Eurofins Calscience LLC

All accreditations/certifications held by this laboratory are listed. Not all accreditations/certifications are applicable to this report.

Authority	Program	Identification Number	Expiration Date
California	Los Angeles County Sanitation Districts	10109	09-30-21
California	SCAQMD LAP	17LA0919	11-30-21
California	State	2944	09-30-21
Guam	State	20-003R	10-31-20 *
Nevada	State	CA00111	07-31-21
Oregon	NELAP	CA300001	01-30-22
USDA	US Federal Programs	P330-20-00034	02-10-23
Washington	State	C916-18	10-11-21

* Accreditation/Certification renewal pending - accreditation/certification considered valid.

Method Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Method	Method Description	Protocol	Laboratory
TO-15	Volatile Organic Compounds in Ambient Air	EPA	ECL 2

Protocol References:

EPA = US Environmental Protection Agency

Laboratory References:

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Sample Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-1

Lab Sample ID	Client Sample ID	Matrix	Collected	Received	Asset ID
570-51910-31	B1-15V	Air	02/23/21 12:45	02/23/21 17:34	
570-51910-32	B1-25V	Air	02/23/21 12:55	02/23/21 17:34	
570-51910-33	B2-15V	Air	02/23/21 13:15	02/23/21 17:34	
570-51910-34	B2-25V	Air	02/23/21 13:25	02/23/21 17:34	
570-51910-35	B3-15V	Air	02/23/21 13:45	02/23/21 17:34	
570-51910-36	B3-22V	Air	02/23/21 13:55	02/23/21 17:34	
570-51910-37	B4-15V	Air	02/23/21 14:10	02/23/21 17:34	
570-51910-38	B4-22V	Air	02/23/21 14:20	02/23/21 17:34	
570-51910-39	B5-15V	Air	02/23/21 14:50	02/23/21 17:34	
570-51910-40	B5-25V	Air	02/23/21 15:00	02/23/21 17:34	
570-51910-41	B6-15V	Air	02/23/21 15:12	02/23/21 17:34	
570-51910-42	B6-25V	Air	02/23/21 15:23	02/23/21 17:34	

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570-51910 Chain of Custody

CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 1 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD"):
☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
1	B1-5	02-23-21	0731	Soil	1-Sleeve																	
2	B1-10		0733																			
3	B1-15		0746																			
4	B1-20		0748																			
5	B1-25		0755																			
6	B2-5		0838																			
7	B2-10		0841																			
8	B2-15		0844																			
9	B2-20		0847																			
10	B2-25		0850																			

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Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
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4.6/35 SC6

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 2 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER.: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

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REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
11	B3-5	02-23-21	0909	Soil	1-Sleeve																	T
12	B3-10		0917																			
13	B3-15		0923																			
14	B3-20		0930																			
15	B3-~~25~~22		0940																			
16	B4-5		0806																			
17	B4-10		0811																			
18	B4-15		0818																			
19	B4-20		0824																			
20	B4-22		0831																			

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Tim Lambert	[illegible] 6 EC I	2-23-2021	17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 3 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

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CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS:

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH _____	BTEX / MTBE ☐ 8260 ☐ _____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	Hold				
21	B5-5	02-23-21	1003	Soil	1-Sleeve																		T				
22	B5-10	"	1006	"	"																		"				
23	B5-15	"	1008	"	"																		"				
24	B5-20	"	1012	"	"																		"				
25	B5-25	"	1016	"	"																		"				
26	B6-5	"	1125	"	"																		"				
27	B6-10	"	1132	"	"																		"				
28	B6-15	"	1135	"	"																		"				
29	B6-20	"	1139	"	"																		"				
30	B6-25	"	1148	"	"																		"				

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) [illegible]	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 4 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd.

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	TPH(g) GRO	TPH(d) DRO	TPH C6-C36 C6-C44	TPH ____	BTEX / MTBE 8260 ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) En Core Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs 8270 8270 SIM	T22 Metals 6010/747X 6020/747X	Cr(VI) 7196 7199 218.6	TO-15			
31	B1-15V	2-23-21	1245	Vapor	1-Tedlar																		X			
32	B1-25V	"	1255	"	"																		X			
33	B2-15V	"	1315	"	"																		X			
34	B2-25V	"	1325	"	"																		X			
35	B3-15V	"	1345	"	"																		X			
36	B3-22V	"	1355	"	"																		X			
37	B4-15V	"	1410	"	"																		X			
38	B4-22V	"	1420	"	"																		X			
39	B5-15V	"	1450	"	"																		X			
40	B5-25V	"	1500	"	"																		X			

Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Tim Lambert	[illegible] E CI	2-23-2021	17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 5 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD.

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID LOG CODE.

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	TO-15			
41	B6-15V	02-23-21	1512	Vapor	1-Tedlar																		X			
42	B6-25V	02-23-21	1523	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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2/26/2021

Login Sample Receipt Checklist

Client: Citadel Environmental Services Inc

Job Number: 570-51910-1

Login Number: 51910
List Number: 1
Creator: Cruise, Noel

List Source: Eurofins Calscience

Question	Answer	Comment
Radioactivity wasn't checked or is </= background as measured by a survey meter.	True	
The cooler's custody seal, if present, is intact.	True	
Sample custody seals, if present, are intact.	True	
The cooler or samples do not appear to have been compromised or tampered with.	True	
Samples were received on ice.	True	
Cooler Temperature is acceptable.	True	
Cooler Temperature is recorded.	True	
COC is present.	True	
COC is filled out in ink and legible.	True	
COC is filled out with all pertinent information.	True	
Is the Field Sampler's name present on COC?	True	
There are no discrepancies between the containers received and the COC.	True	
Samples are received within Holding Time (excluding tests with immediate HTs)	True	
Sample containers have legible labels.	True	
Containers are not broken or leaking.	True	
Sample collection date/times are provided.	True	
Appropriate sample containers are used.	True	
Sample bottles are completely filled.	True	
Sample Preservation Verified.	True	
There is sufficient vol. for all requested analyses, incl. any requested MS/MSDs	True	
Containers requiring zero headspace have no headspace or bubble is <6mm (1/4").	True	
Multiphasic samples are not present.	True	
Samples do not require splitting or compositing.	True	
Residual Chlorine Checked.	True	

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ANALYTICAL REPORT

Eurofins Calscience LLC
7440 Lincoln Way
Garden Grove, CA 92841
Tel: (714)895-5494

Laboratory Job ID: 570-51910-2
Client Project/Site: 8728 Sepulveda Blvd.

For:
Citadel Environmental Services Inc
1725 Victory Blvd
Glendale, California 91201

Attn: Scott Grasse

Authorized for release by:
3/1/2021 8:12:50 AM

Don Burley, Senior Project Manager
(714)895-5494
Donald.Burley@eurofinset.com

LINKS

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www.eurofinsus.com/Env

The test results in this report meet all 2003 NELAC, 2009 TNI, and 2016 TNI requirements for accredited parameters, exceptions are noted in this report. This report may not be reproduced except in full, and with written approval from the laboratory. For questions please contact the Project Manager at the e-mail address or telephone number listed on this page.

This report has been electronically signed and authorized by the signatory. Electronic signature is intended to be the legally binding equivalent of a traditionally handwritten signature.

Results relate only to the items tested and the sample(s) as received by the laboratory.

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Method Summary 23
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Definitions/Glossary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Qualifiers

GC/MS VOA

Qualifier	Qualifier Description
*+	LCS and/or LCSD is outside acceptance limits, high biased.

Glossary

Abbreviation	These commonly used abbreviations may or may not be present in this report.
¤	Listed under the "D" column to designate that the result is reported on a dry weight basis
%R	Percent Recovery
CFL	Contains Free Liquid
CFU	Colony Forming Unit
CNF	Contains No Free Liquid
DER	Duplicate Error Ratio (normalized absolute difference)
Dil Fac	Dilution Factor
DL	Detection Limit (DoD/DOE)
DL, RA, RE, IN	Indicates a Dilution, Re-analysis, Re-extraction, or additional Initial metals/anion analysis of the sample
DLC	Decision Level Concentration (Radiochemistry)
EDL	Estimated Detection Limit (Dioxin)
LOD	Limit of Detection (DoD/DOE)
LOQ	Limit of Quantitation (DoD/DOE)
MCL	EPA recommended "Maximum Contaminant Level"
MDA	Minimum Detectable Activity (Radiochemistry)
MDC	Minimum Detectable Concentration (Radiochemistry)
MDL	Method Detection Limit
ML	Minimum Level (Dioxin)
MPN	Most Probable Number
MQL	Method Quantitation Limit
NC	Not Calculated
ND	Not Detected at the reporting limit (or MDL or EDL if shown)
NEG	Negative / Absent
POS	Positive / Present
PQL	Practical Quantitation Limit
PRES	Presumptive
QC	Quality Control
RER	Relative Error Ratio (Radiochemistry)
RL	Reporting Limit or Requested Limit (Radiochemistry)
RPD	Relative Percent Difference, a measure of the relative difference between two points
TEF	Toxicity Equivalent Factor (Dioxin)
TEQ	Toxicity Equivalent Quotient (Dioxin)
TNTC	Too Numerous To Count

Job ID: 570-51910-2

Laboratory: Eurofins Calscience LLC

Narrative

Job Narrative
570-51910-2

Comments
No additional comments.

Receipt
The samples were received on 2/23/2021 5:34 PM. Unless otherwise noted below, the samples arrived in good condition, and where required, properly preserved and on ice. The temperature of the cooler at receipt time was 3.5º C.

GC/MS VOA
Method 8260B: The following analyte recovered outside control limits for the LCS associated with preparation batch 570-132342 and analytical batch 570-132363: 1,2-Dichloropropane. This is not indicative of a systematic control problem because this was a random marginal exceedance. Qualified results have been reported.

Method 8260B: The matrix spike / matrix spike duplicate (MS/MSD) recoveries for preparation batch 570-132342 and analytical batch 570-132363 were outside control limits. Sample matrix interference is suspected because the associated laboratory control sample (LCS) recovery was within acceptance limits.

No additional analytical or quality issues were noted, other than those described above or in the Definitions/Glossary page.

GC Semi VOA
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Organic Prep
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

VOA Prep
No analytical or quality issues were noted, other than those described in the Definitions/Glossary page.

Detection Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Client Sample ID: B2-5 — Lab Sample ID: 570-51910-6

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
C33-C36	5.6		5.0		mg/Kg	1		8015B	Total/NA
C37-C40	7.3		5.0		mg/Kg	1		8015B	Total/NA
C41-C44	8.5		5.0		mg/Kg	1		8015B	Total/NA
C6-C44	32		5.0		mg/Kg	1		8015B	Total/NA

Client Sample ID: B4-15 — Lab Sample ID: 570-51910-18

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
C41-C44	5.3		5.0		mg/Kg	1		8015B	Total/NA
C6-C44	21		5.0		mg/Kg	1		8015B	Total/NA

Client Sample ID: B4-22 — Lab Sample ID: 570-51910-20

Analyte	Result	Qualifier	RL		Unit	Dil Fac	D	Method	Prep Type
Acetone	23		20		ug/Kg	1		8260B	Total/NA
C6-C44	14		5.0		mg/Kg	1		8015B	Total/NA

This Detection Summary does not include radiochemical test results.

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8260B - Volatile Organic Compounds (GC/MS)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromoform	ND		5.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2-Dichloropropane	ND	*+	1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2,2-Dichloropropane	ND		5.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Styrene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:01	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:01	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
Dibromofluoromethane (Surr)	*104*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
1,2-Dichloroethane-d4 (Surr)	*102*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:01*	*1*
Toluene-d8 (Surr)	*99*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:01*	*1*

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromoform	ND		5.1		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2-Dichloropropane	ND	*+	1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2,2-Dichloropropane	ND		5.1		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Styrene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:54	02/27/21 02:29	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:54	02/27/21 02:29	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
Dibromofluoromethane (Surr)	*105*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
1,2-Dichloroethane-d4 (Surr)	*104*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:29*	*1*
Toluene-d8 (Surr)	*100*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:29*	*1*

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	**23**		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Benzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromodichloromethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromoform	ND		4.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Carbon disulfide	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Carbon tetrachloride	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloroform	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Chlorotoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
4-Chlorotoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
cis-1,2-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
cis-1,3-Dichloropropene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dibromo-3-Chloropropane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dibromoethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dibromomethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,4-Dichlorobenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2-Dichloropropane	ND	*+	0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3-Dichloropropane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2,2-Dichloropropane	ND		4.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Di-isopropyl ether (DIPE)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Ethanol	ND		250		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Ethylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Ethyl-t-butyl ether (ETBE)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Isopropylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Methylene Chloride	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Naphthalene	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
n-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
o-Xylene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
p-Isopropyltoluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
sec-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Styrene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Tert-amyl-methyl ether (TAME)	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
tert-Butylbenzene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,1,2-Tetrachloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Tetrachloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Toluene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
trans-1,2-Dichloroethene	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,1-Trichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2-Trichloroethane	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Trichlorofluoromethane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Vinyl acetate	ND		9.9		ug/Kg		02/26/21 17:54	02/27/21 02:56	1
Vinyl chloride	ND		0.99		ug/Kg		02/26/21 17:54	02/27/21 02:56	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*98*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
Dibromofluoromethane (Surr)	*106*		*79 - 133*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
1,2-Dichloroethane-d4 (Surr)	*101*		*71 - 155*	*02/26/21 17:54*	*02/27/21 02:56*	*1*
Toluene-d8 (Surr)	*98*		*80 - 120*	*02/26/21 17:54*	*02/27/21 02:56*	*1*

Method: 8015B - Diesel Range Organics (DRO) (GC)

Client Sample ID: B2-5
Date Collected: 02/23/21 08:38
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-6
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C33-C36	**5.6**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C37-C40	**7.3**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C41-C44	**8.5**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1
C6-C44	**32**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:22	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*93*		*61 - 145*	*02/24/21 13:54*	*02/25/21 23:22*	*1*

Client Sample ID: B4-15
Date Collected: 02/23/21 08:18
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-18
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C41-C44	**5.3**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1
C6-C44	**21**		5.0		mg/Kg		02/24/21 13:54	02/25/21 23:43	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*86*		*61 - 145*	*02/24/21 13:54*	*02/25/21 23:43*	*1*

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8015B - Diesel Range Organics (DRO) (GC)

Client Sample ID: B4-22
Date Collected: 02/23/21 08:31
Date Received: 02/23/21 17:34

Lab Sample ID: 570-51910-20
Matrix: Solid

Analyte	Result	Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C9-C10	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C41-C44	ND		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1
C6-C44	**14**		5.0		mg/Kg		02/24/21 13:54	02/26/21 00:05	1

Surrogate	*%Recovery*	*Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*90*		*61 - 145*	*02/24/21 13:54*	*02/26/21 00:05*	*1*

Surrogate Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method: 8260B - Volatile Organic Compounds (GC/MS)

Matrix: Solid

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)			
		BFB	DBFM	DCA	TOL
Lab Sample ID	Client Sample ID	(80-120)	(79-133)	(71-155)	(80-120)
440-279518-B-16-D MS	Matrix Spike	97	103	100	100
440-279518-B-16-E MSD	Matrix Spike Duplicate	100	106	101	99
570-51910-6	B2-5	97	104	102	99
570-51910-18	B4-15	97	105	104	100
570-51910-20	B4-22	98	106	101	98
LCS 570-132342/2-A	Lab Control Sample	101	104	97	100
LCSD 570-132342/3-A	Lab Control Sample Dup	100	102	97	100
MB 570-132342/1-A	Method Blank	100	104	102	99

Surrogate Legend

BFB = 4-Bromofluorobenzene (Surr)
DBFM = Dibromofluoromethane (Surr)
DCA = 1,2-Dichloroethane-d4 (Surr)
TOL = Toluene-d8 (Surr)

Method: 8015B - Diesel Range Organics (DRO) (GC)

Matrix: Solid

Prep Type: Total/NA

		Percent Surrogate Recovery (Acceptance Limits)
		OTCSN1
Lab Sample ID	Client Sample ID	(61-145)
570-51910-6	B2-5	93
570-51910-18	B4-15	86
570-51910-20	B4-22	90
570-51943-A-1-A MS	Matrix Spike	89
570-51943-A-1-B MSD	Matrix Spike Duplicate	83
LCS 570-131567/2-A	Lab Control Sample	89
LCSD 570-131567/3-A	Lab Control Sample Dup	81
MB 570-131567/1-A	Method Blank	91

Surrogate Legend

OTCSN = n-Octacosane (Surr)

Method: 8260B - Volatile Organic Compounds (GC/MS)

Lab Sample ID: MB 570-132342/1-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 132342

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
Acetone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Benzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromochloromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromodichloromethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromoform	ND		5.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Bromomethane	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Butanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Carbon disulfide	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Carbon tetrachloride	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloroethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloroform	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Chloromethane	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
4-Chlorotoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
cis-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
cis-1,3-Dichloropropene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dibromochloromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dibromo-3-Chloropropane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dibromoethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dibromomethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,4-Dichlorobenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Dichlorodifluoromethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3-Dichloropropane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2,2-Dichloropropane	ND		5.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Di-isopropyl ether (DIPE)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethanol	ND		250		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Ethyl-t-butyl ether (ETBE)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
2-Hexanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Isopropylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Methylene Chloride	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
4-Methyl-2-pentanone	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Methyl-t-Butyl Ether (MTBE)	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
m,p-Xylene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Naphthalene	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
n-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
N-Propylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
o-Xylene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
p-Isopropyltoluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: MB 570-132342/1-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 132342

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
sec-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Styrene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Tert-amyl-methyl ether (TAME)	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
tert-Butyl alcohol (TBA)	ND		20		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
tert-Butylbenzene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,1,2-Tetrachloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2,2-Tetrachloroethane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Tetrachloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Toluene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
trans-1,2-Dichloroethene	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
trans-1,3-Dichloropropene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,3-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,4-Trichlorobenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,1-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2-Trichloroethane	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Trichloroethene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Trichlorofluoromethane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,3-Trichloropropane	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,1,2-Trichloro-1,2,2-trifluoroethane	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,2,4-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
1,3,5-Trimethylbenzene	ND		2.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Vinyl acetate	ND		10		ug/Kg		02/26/21 17:37	02/26/21 22:53	1
Vinyl chloride	ND		1.0		ug/Kg		02/26/21 17:37	02/26/21 22:53	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
Dibromofluoromethane (Surr)	*104*		*79 - 133*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
1,2-Dichloroethane-d4 (Surr)	*102*		*71 - 155*	*02/26/21 17:37*	*02/26/21 22:53*	*1*
Toluene-d8 (Surr)	*99*		*80 - 120*	*02/26/21 17:37*	*02/26/21 22:53*	*1*

Lab Sample ID: LCS 570-132342/2-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits
Benzene	50.1	53.44		ug/Kg		107	78 - 120
Carbon tetrachloride	50.1	57.68		ug/Kg		115	49 - 139
Chlorobenzene	50.1	57.98		ug/Kg		116	79 - 120
1,2-Dibromoethane	50.1	57.57		ug/Kg		115	70 - 130
1,2-Dichlorobenzene	50.1	57.23		ug/Kg		114	75 - 120
1,2-Dichloroethane	50.1	58.45		ug/Kg		117	70 - 130
1,1-Dichloroethene	50.1	49.94		ug/Kg		100	74 - 122
Di-isopropyl ether (DIPE)	50.1	56.78		ug/Kg		113	78 - 120
Ethanol	501	491.6		ug/Kg		98	56 - 140
Ethylbenzene	50.1	55.35		ug/Kg		110	76 - 120
Ethyl-t-butyl ether (ETBE)	50.1	53.83		ug/Kg		107	70 - 124
Methyl-t-Butyl Ether (MTBE)	50.1	52.43		ug/Kg		105	70 - 124
m,p-Xylene	100	109.2		ug/Kg		109	70 - 130

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: LCS 570-132342/2-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 132342

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
o-Xylene			50.1	54.98		ug/Kg		110	70 - 130		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*101*		*80 - 120*
Dibromofluoromethane (Surr)	*104*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*97*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: LCSD 570-132342/3-A
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA
Prep Batch: 132342

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Benzene			49.4	48.44		ug/Kg		98	78 - 120	10	20
Carbon tetrachloride			49.4	53.58		ug/Kg		108	49 - 139	7	20
Chlorobenzene			49.4	52.72		ug/Kg		107	79 - 120	10	20
1,2-Dibromoethane			49.4	52.44		ug/Kg		106	70 - 130	9	20
1,2-Dichlorobenzene			49.4	52.12		ug/Kg		105	75 - 120	9	20
1,2-Dichloroethane			49.4	53.45		ug/Kg		108	70 - 130	9	20
1,1-Dichloroethene			49.4	45.30		ug/Kg		92	74 - 122	10	20
Di-isopropyl ether (DIPE)			49.4	51.61		ug/Kg		104	78 - 120	10	20
Ethanol			494	452.3		ug/Kg		92	56 - 140	8	20
Ethylbenzene			49.4	50.68		ug/Kg		103	76 - 120	9	20
Ethyl-t-butyl ether (ETBE)			49.4	49.54		ug/Kg		100	70 - 124	8	20
Methyl-t-Butyl Ether (MTBE)			49.4	46.79		ug/Kg		95	70 - 124	11	20
m,p-Xylene			98.8	99.32		ug/Kg		101	70 - 130	9	20
o-Xylene			49.4	50.41		ug/Kg		102	70 - 130	9	20

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*
Dibromofluoromethane (Surr)	*102*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*97*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: 440-279518-B-16-D MS
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits		
Benzene	ND		50.6	49.34		ug/Kg		97	61 - 127		
Carbon tetrachloride	ND		50.6	51.91		ug/Kg		103	51 - 135		
Chlorobenzene	ND		50.6	52.72		ug/Kg		104	57 - 123		
1,2-Dibromoethane	ND		50.6	54.69		ug/Kg		108	64 - 124		
1,2-Dichlorobenzene	ND		50.6	50.18		ug/Kg		99	35 - 131		
1,2-Dichloroethane	ND		50.6	55.00		ug/Kg		109	70 - 130		
1,1-Dichloroethene	ND		50.6	44.89		ug/Kg		89	47 - 143		
Di-isopropyl ether (DIPE)	ND		50.6	53.35		ug/Kg		105	57 - 129		
Ethanol	ND		506	529.0		ug/Kg		105	17 - 167		

Method: 8260B - Volatile Organic Compounds (GC/MS) (Continued)

Lab Sample ID: 440-279518-B-16-D MS
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits
Ethylbenzene	ND		50.6	50.07		ug/Kg		99	57 - 129
Ethyl-t-butyl ether (ETBE)	ND		50.6	51.25		ug/Kg		101	55 - 127
Methyl-t-Butyl Ether (MTBE)	ND		50.6	49.23		ug/Kg		97	57 - 123
m,p-Xylene	ND		101	97.57		ug/Kg		96	70 - 130
o-Xylene	ND		50.6	50.03		ug/Kg		99	70 - 130

Surrogate	*MS %Recovery*	*MS Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*97*		*80 - 120*
Dibromofluoromethane (Surr)	*103*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*100*		*71 - 155*
Toluene-d8 (Surr)	*100*		*80 - 120*

Lab Sample ID: 440-279518-B-16-E MSD
Matrix: Solid
Analysis Batch: 132363

Client Sample ID: Matrix Spike Duplicate
Prep Type: Total/NA
Prep Batch: 132342

Analyte	Sample Result	Sample Qualifier	Spike Added	MSD Result	MSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Benzene	ND		48.7	44.95		ug/Kg		92	61 - 127	9	20
Carbon tetrachloride	ND		48.7	51.27		ug/Kg		105	51 - 135	1	29
Chlorobenzene	ND		48.7	48.35		ug/Kg		99	57 - 123	9	20
1,2-Dibromoethane	ND		48.7	49.90		ug/Kg		102	64 - 124	9	20
1,2-Dichlorobenzene	ND		48.7	45.26		ug/Kg		93	35 - 131	10	25
1,2-Dichloroethane	ND		48.7	50.18		ug/Kg		103	70 - 130	9	20
1,1-Dichloroethene	ND		48.7	43.47		ug/Kg		89	47 - 143	3	25
Di-isopropyl ether (DIPE)	ND		48.7	50.10		ug/Kg		103	57 - 129	6	20
Ethanol	ND		487	438.8		ug/Kg		90	17 - 167	19	47
Ethylbenzene	ND		48.7	45.99		ug/Kg		94	57 - 129	8	22
Ethyl-t-butyl ether (ETBE)	ND		48.7	48.05		ug/Kg		99	55 - 127	6	20
Methyl-t-Butyl Ether (MTBE)	ND		48.7	46.84		ug/Kg		96	57 - 123	5	21
m,p-Xylene	ND		97.5	89.75		ug/Kg		92	70 - 130	8	20
o-Xylene	ND		48.7	45.87		ug/Kg		94	70 - 130	9	20

Surrogate	*MSD %Recovery*	*MSD Qualifier*	*Limits*
4-Bromofluorobenzene (Surr)	*100*		*80 - 120*
Dibromofluoromethane (Surr)	*106*		*79 - 133*
1,2-Dichloroethane-d4 (Surr)	*101*		*71 - 155*
Toluene-d8 (Surr)	*99*		*80 - 120*

Method: 8015B - Diesel Range Organics (DRO) (GC)

Lab Sample ID: MB 570-131567/1-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 131567

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C6 as C6	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C7 as C7	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C8 as C8	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1

Method: 8015B - Diesel Range Organics (DRO) (GC) (Continued)

Lab Sample ID: MB 570-131567/1-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Method Blank
Prep Type: Total/NA
Prep Batch: 131567

Analyte	MB Result	MB Qualifier	RL		Unit	D	Prepared	Analyzed	Dil Fac
C9-C10	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C11-C12	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C13-C14	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C15-C16	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C17-C18	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C19-C20	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C21-C22	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C23-C24	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C25-C28	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C29-C32	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C33-C36	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C37-C40	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C41-C44	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1
C6-C44	ND		5.0		mg/Kg		02/24/21 13:52	02/25/21 09:58	1

Surrogate	*MB %Recovery*	*MB Qualifier*	*Limits*	*Prepared*	*Analyzed*	*Dil Fac*
n-Octacosane (Surr)	*91*		*61 - 145*	*02/24/21 13:52*	*02/25/21 09:58*	*1*

Lab Sample ID: LCS 570-131567/2-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Lab Control Sample
Prep Type: Total/NA
Prep Batch: 131567

Analyte			Spike Added	LCS Result	LCS Qualifier	Unit	D	%Rec	%Rec. Limits		
Diesel Range Organics [C10-C28]			400	477.5		mg/Kg		119	67 - 121		

Surrogate	*LCS %Recovery*	*LCS Qualifier*	*Limits*
n-Octacosane (Surr)	*89*		*61 - 145*

Lab Sample ID: LCSD 570-131567/3-A
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Lab Control Sample Dup
Prep Type: Total/NA
Prep Batch: 131567

Analyte			Spike Added	LCSD Result	LCSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Diesel Range Organics [C10-C28]			400	439.0		mg/Kg		110	67 - 121	8	20

Surrogate	*LCSD %Recovery*	*LCSD Qualifier*	*Limits*
n-Octacosane (Surr)	*81*		*61 - 145*

Lab Sample ID: 570-51943-A-1-A MS
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 131567

Analyte	Sample Result	Sample Qualifier	Spike Added	MS Result	MS Qualifier	Unit	D	%Rec	%Rec. Limits		
Diesel Range Organics [C10-C28]	27		396	488.5		mg/Kg		116	33 - 153		

Method: 8015B - Diesel Range Organics (DRO) (GC) (Continued)

Lab Sample ID: 570-51943-A-1-A MS
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike
Prep Type: Total/NA
Prep Batch: 131567

Surrogate	*MS %Recovery*	*MS Qualifier*	*Limits*
n-Octacosane (Surr)	*89*		*61 - 145*

Lab Sample ID: 570-51943-A-1-B MSD
Matrix: Solid
Analysis Batch: 131523

Client Sample ID: Matrix Spike Duplicate
Prep Type: Total/NA
Prep Batch: 131567

Analyte	Sample Result	Sample Qualifier	Spike Added	MSD Result	MSD Qualifier	Unit	D	%Rec	%Rec. Limits	RPD	RPD Limit
Diesel Range Organics [C10-C28]	27		402	492.2		mg/Kg		116	33 - 153	1	32

Surrogate	*MSD %Recovery*	*MSD Qualifier*	*Limits*
n-Octacosane (Surr)	*83*		*61 - 145*

GC/MS VOA

Prep Batch: 132342

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	5030C	
570-51910-18	B4-15	Total/NA	Solid	5030C	
570-51910-20	B4-22	Total/NA	Solid	5030C	
MB 570-132342/1-A	Method Blank	Total/NA	Solid	5030C	
LCS 570-132342/2-A	Lab Control Sample	Total/NA	Solid	5030C	
LCSD 570-132342/3-A	Lab Control Sample Dup	Total/NA	Solid	5030C	
440-279518-B-16-D MS	Matrix Spike	Total/NA	Solid	5030C	
440-279518-B-16-E MSD	Matrix Spike Duplicate	Total/NA	Solid	5030C	

Analysis Batch: 132363

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	8260B	132342
570-51910-18	B4-15	Total/NA	Solid	8260B	132342
570-51910-20	B4-22	Total/NA	Solid	8260B	132342
MB 570-132342/1-A	Method Blank	Total/NA	Solid	8260B	132342
LCS 570-132342/2-A	Lab Control Sample	Total/NA	Solid	8260B	132342
LCSD 570-132342/3-A	Lab Control Sample Dup	Total/NA	Solid	8260B	132342
440-279518-B-16-D MS	Matrix Spike	Total/NA	Solid	8260B	132342
440-279518-B-16-E MSD	Matrix Spike Duplicate	Total/NA	Solid	8260B	132342

GC Semi VOA

Analysis Batch: 131523

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
MB 570-131567/1-A	Method Blank	Total/NA	Solid	8015B	131567
LCS 570-131567/2-A	Lab Control Sample	Total/NA	Solid	8015B	131567
LCSD 570-131567/3-A	Lab Control Sample Dup	Total/NA	Solid	8015B	131567
570-51943-A-1-A MS	Matrix Spike	Total/NA	Solid	8015B	131567
570-51943-A-1-B MSD	Matrix Spike Duplicate	Total/NA	Solid	8015B	131567

Prep Batch: 131567

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	3550C	
570-51910-18	B4-15	Total/NA	Solid	3550C	
570-51910-20	B4-22	Total/NA	Solid	3550C	
MB 570-131567/1-A	Method Blank	Total/NA	Solid	3550C	
LCS 570-131567/2-A	Lab Control Sample	Total/NA	Solid	3550C	
LCSD 570-131567/3-A	Lab Control Sample Dup	Total/NA	Solid	3550C	
570-51943-A-1-A MS	Matrix Spike	Total/NA	Solid	3550C	
570-51943-A-1-B MSD	Matrix Spike Duplicate	Total/NA	Solid	3550C	

Analysis Batch: 132031

Lab Sample ID	Client Sample ID	Prep Type	Matrix	Method	Prep Batch
570-51910-6	B2-5	Total/NA	Solid	8015B	131567
570-51910-18	B4-15	Total/NA	Solid	8015B	131567
570-51910-20	B4-22	Total/NA	Solid	8015B	131567

Lab Chronicle

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Client Sample ID: B2-5

Lab Sample ID: 570-51910-6

Date Collected: 02/23/21 08:38
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			4.96 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:01	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			10.01 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/25/21 23:22	N1A	ECL 1
	Instrument ID: GC47									

Client Sample ID: B4-15

Lab Sample ID: 570-51910-18

Date Collected: 02/23/21 08:18
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			4.92 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:29	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			10.00 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/25/21 23:43	N1A	ECL 1
	Instrument ID: GC47									

Client Sample ID: B4-22

Lab Sample ID: 570-51910-20

Date Collected: 02/23/21 08:31
Matrix: Solid
Date Received: 02/23/21 17:34

Prep Type	Batch Type	Batch Method	Run	Dil Factor	Initial Amount	Final Amount	Batch Number	Prepared or Analyzed	Analyst	Lab
Total/NA	Prep	5030C			5.07 g	5 mL	132342	02/26/21 17:54	P4DI	ECL 2
Total/NA	Analysis	8260B		1	5 mL	5 mL	132363	02/27/21 02:56	U4JL	ECL 2
	Instrument ID: GCMSQ									
Total/NA	Prep	3550C			9.99 g	10 mL	131567	02/24/21 13:54	EM5C	ECL 1
Total/NA	Analysis	8015B		1			132031	02/26/21 00:05	N1A	ECL 1
	Instrument ID: GC47									

Laboratory References:

ECL 1 = Eurofins Calscience LLC Lincoln, 7440 Lincoln Way, Garden Grove, CA 92841, TEL (714)895-5494

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Accreditation/Certification Summary

Client: Citadel Environmental Services Inc
Job ID: 570-51910-2
Project/Site: 8728 Sepulveda Blvd.

Laboratory: Eurofins Calscience LLC

All accreditations/certifications held by this laboratory are listed. Not all accreditations/certifications are applicable to this report.

Authority	Program	Identification Number	Expiration Date
California	Los Angeles County Sanitation Districts	10109	09-30-21
California	SCAQMD LAP	17LA0919	11-30-21
California	State	2944	09-30-21
Guam	State	20-003R	10-31-20 *
Nevada	State	CA00111	07-31-21
Oregon	NELAP	CA300001	01-30-22
USDA	US Federal Programs	P330-20-00034	02-10-23
Washington	State	C916-18	10-11-21

* Accreditation/Certification renewal pending - accreditation/certification considered valid.

Method Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Method	Method Description	Protocol	Laboratory
8260B	Volatile Organic Compounds (GC/MS)	SW846	ECL 2
8015B	Diesel Range Organics (DRO) (GC)	SW846	ECL 1
3550C	Ultrasonic Extraction	SW846	ECL 1
5030C	Purge and Trap	SW846	ECL 2

Protocol References:

SW846 = "Test Methods For Evaluating Solid Waste, Physical/Chemical Methods", Third Edition, November 1986 And Its Updates.

Laboratory References:

ECL 1 = Eurofins Calscience LLC Lincoln, 7440 Lincoln Way, Garden Grove, CA 92841, TEL (714)895-5494

ECL 2 = Eurofins Calscience LLC Lampson, 7445 Lampson Ave, Garden Grove, CA 92841, TEL (714)895-5494

Sample Summary

Client: Citadel Environmental Services Inc
Project/Site: 8728 Sepulveda Blvd.

Job ID: 570-51910-2

Lab Sample ID	Client Sample ID	Matrix	Collected	Received	Asset ID
570-51910-6	B2-5	Solid	02/23/21 08:38	02/23/21 17:34	
570-51910-18	B4-15	Solid	02/23/21 08:18	02/23/21 17:34	
570-51910-20	B4-22	Solid	02/23/21 08:31	02/23/21 17:34	

Burley, Donald

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Wednesday, February 24, 2021 7:47 AM
To: Burley, Donald
Cc: Tim Lambert
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Don,

Please analyze the following soil samples for VOC by 8260B and TPH full range with 72-hour TAT. I understand results will be available Monday morning or possible Friday afternoon.

B2-5
B4-15
B4-25

Thank you, Scott

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess - resolve - strengthen
Long Beach Office
2525 Cherry Ave., Suite 105
Signal Hill, CA 90755
P: 818.246.2702 | **C:** 562.547.3061 | **D:** 818.200.5502
www.CitadelEHS.com
Glendale | Costa Mesa | Valencia | Long Beach | Oakland

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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 2:37 PM
To: Scott Grasse <SGrasse@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

$45 for TPH full range (C6-C44)
$75 for VOCs full list

Thank you.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 2:27 PM
To: Burley, Donald <Donald.Burley@eurofinset.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Also TPH full range – for $45

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess • resolve • strengthen

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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 1:38 PM
To: Scott Grasse <SGrasse@citadelehs.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

If the samples are here by 7pm tonight, we can get results to you by end of Friday for the 72-hour TAT. If we get the samples before noon tomorrow, we can have results to you before noon on Monday for the 72-hour TAT. Do you want be to cancel the courier sample pickup tomorrow? Thanks.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 1:33 PM
To: Burley, Donald <Donald.Burley@eurofinset.com>

Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Thanks Don. If we get them early enough Monday morning we are ok. What is the latest tomorrow morning we could get you the samples and still get results by Monday morning with 72 hour turn around time. If we get them to you tonight before 7pm could we get results just as early or earlier on Monday morning with 72 hour TAT?

Scott Grasse, PG, MSc
Project Geologist
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From: Burley, Donald <Donald.Burley@eurofinset.com>
Sent: Tuesday, February 23, 2021 11:36 AM
To: Scott Grasse <SGrasse@citadelehs.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: RE: Citadel - 6728 Sepulveda

Scott,

I will get the sample pickup scheduled for tomorrow. The TAT starts when the samples get back to the lab. So results Thursday would be 1-day TAT; results Friday would be a 2-day TAT (50%); results Monday would be a 3-day TAT (25%). Thank you.

Don

From: Scott Grasse <SGrasse@citadelehs.com>
Sent: Tuesday, February 23, 2021 11:16 AM
To: Burley, Donald <Donald.Burley@eurofinset.com>
Cc: Tim Lambert <tlambert@citadelehs.com>
Subject: Citadel - 6728 Sepulveda

EXTERNAL EMAIL*

Don,

We have 12 tedlar bags with vapor samples that need analysis. Would you be able to pick them up from the Glendale office tomorrow?

We would also like to have them analyzed for VOCs by TO-15 since your pricing is the same as 8260 at $125. We need the results by Friday afternoon. Is that possible with a pickup tomorrow and a 72-hour +25% surcharge?

Thanks Scott

Scott Grasse, PG, MSc
Project Geologist
CITADEL EHS
assess - resolve - strengthen
Long Beach Office
2525 Cherry Ave., Suite 105 GSA Advantage!®
Signal Hill, CA 90755
P: 818.246.2702 | **C:** 562.547.3061 | **D:** 818.200.5502
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570-51910 Chain of Custody

CHAIN OF CUSTODY RECORD

DATE: 02/23/21

PAGE: 1 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD"):
☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
1	B1-5	02-23-21	0731	Soil	1-Sleeve																		
2	B1-10		0733																				
3	B1-15		0746																				
4	B1-20		0748																				
5	B1-25		0755																				
6	B2-5		0838																				
7	B2-10		0841																				
8	B2-15		0844																				
9	B2-20		0847																				
10	B2-25		0850																				

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) ECI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

4.6/35 SC6

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CHAIN OF CUSTODY RECORD

WO # / LAB USE ONLY

DATE: 02/23/21

PAGE: 2 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL.: 818-246-2707 E-MAIL.: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER.: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

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LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	Hold
11	B3-5	02-23-21	0909	Soil	1-Sleeve																	T
12	B3-10		0917																			
13	B3-15		0923																			
14	B3-20		0930																			
15	B3-~~25~~22		0940																			
16	B4-5		0806																			
17	B4-10		0811																			
18	B4-15		0818																			
19	B4-20		0824																			
20	B4-22		0831																			

Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time
Tim Lambert	[illegible] 6 ECI	2-23-2021	17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

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DATE: 02/23/21

PAGE: 3 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS:

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH _____	BTEX / MTBE ☐ 8260 ☐ _____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	Hold				
21	B5-5	02-23-21	1003	Soil	1-Sleeve																		T				
22	B5-10	"	1006	"	"																		"				
23	B5-15	"	1008	"	"																		"				
24	B5-20	"	1012	"	"																		"				
25	B5-25	"	1016	"	"																		"				
26	B6-5	"	1125	"	"																		"				
27	B6-10	"	1132	"	"																		"				
28	B6-15	"	1135	"	"																		"				
29	B6-20	"	1139	"	"																		"				
30	B6-25	"	1148	"	"																		"				

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) B & B CT	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
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DATE: 02/23/21

PAGE: 4 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707 E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd.

P.O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID: LOG CODE

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218.6	TO-15			
31	B1-15V	2-23-21	1245	Vapor	1-Tedlar																		X			
32	B1-25V	"	1255	"	"																		X			
33	B2-15V	"	1315	"	"																		X			
34	B2-25V	"	1325	"	"																		X			
35	B3-15V	"	1345	"	"																		X			
36	B3-22V	"	1355	"	"																		X			
37	B4-15V	"	1410	"	"																		X			
38	B4-22V	"	1420	"	"																		X			
39	B5-15V	"	1450	"	"																		X			
40	B5-25V	"	1500	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) E CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
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PAGE: 5 OF 5

LABORATORY CLIENT: CITADEL EHS

ADDRESS: 1725 VICTORY BLVD.

CITY: GLENDALE STATE: CA ZIP: 91201

TEL: 818-246-2707

E-MAIL: sgrasse@CitadelEHS.com

CLIENT PROJECT NAME / NUMBER: 8728 Sepulveda Blvd

P O NO: 0950 1013 0

PROJECT CONTACT: SCOTT GRASSE 1-562-547-3061

SAMPLER(S) (PRINT): Tim Lambert

TURNAROUND TIME (Rush surcharges may apply to any TAT not "STANDARD")

☐ SAME DAY ☐ 24 HR ☐ 48 HR ☒ 72 HR ☐ 5 DAYS ☐ STANDARD

☐ COELT EDF GLOBAL ID LOG CODE.

SPECIAL INSTRUCTIONS: Report MDLs

REQUESTED ANALYSES

Please check box or fill in blank as needed

LAB USE ONLY	SAMPLE ID	SAMPLING DATE	SAMPLING TIME	MATRIX	NO. OF CONT.	Unpreserved	Preserved	Field Filtered	☐ TPH(g) ☐ GRO	☐ TPH(d) ☐ DRO	TPH ☐ C6-C36 ☐ C6-C44	TPH ____	BTEX / MTBE ☐ 8260 ☐ ____	VOCs (8260)	Oxygenates (8260)	Prep (5035) ☐ En Core ☐ Terra Core	SVOCs (8270)	Pesticides (8081)	PCBs (8082)	PAHs ☐ 8270 ☐ 8270 SIM	T22 Metals ☐ 6010/747X ☐ 6020/747X	Cr(VI) ☐ 7196 ☐ 7199 ☐ 218 6	TO-15			
41	B6-15V	02-23-21	1512	Vapor	1-Tedlar																		X			
42	B6-25V	02-23-21	1523	"	"																		X			

Relinquished by: (Signature) Tim Lambert	Received by: (Signature/Affiliation) CI	Date 2-23-2021	Time: 17:34
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:
Relinquished by: (Signature)	Received by: (Signature/Affiliation)	Date	Time:

06/02/14 Revision

Login Sample Receipt Checklist

Client: Citadel Environmental Services Inc

Job Number: 570-51910-2

Login Number: 51910
List Number: 1
Creator: Cruise, Noel

List Source: Eurofins Calscience

Question	Answer	Comment
Radioactivity wasn't checked or is </= background as measured by a survey meter.	True	
The cooler's custody seal, if present, is intact.	True	
Sample custody seals, if present, are intact.	True	
The cooler or samples do not appear to have been compromised or tampered with.	True	
Samples were received on ice.	True	
Cooler Temperature is acceptable.	True	
Cooler Temperature is recorded.	True	
COC is present.	True	
COC is filled out in ink and legible.	True	
COC is filled out with all pertinent information.	True	
Is the Field Sampler's name present on COC?	True	
There are no discrepancies between the containers received and the COC.	True	
Samples are received within Holding Time (excluding tests with immediate HTs)	True	
Sample containers have legible labels.	True	
Containers are not broken or leaking.	True	
Sample collection date/times are provided.	True	
Appropriate sample containers are used.	True	
Sample bottles are completely filled.	True	
Sample Preservation Verified.	True	
There is sufficient vol. for all requested analyses, incl. any requested MS/MSDs	True	
Containers requiring zero headspace have no headspace or bubble is <6mm (1/4").	True	
Multiphasic samples are not present.	True	
Samples do not require splitting or compositing.	True	
Residual Chlorine Checked.	True	

Appendix J

Noise Data

Table A
Construction Noise by Phase - Beverly Manor Convalescent to the South (NM1)

A	B	C	D	E	F	G	H	I
Equipment Type	# of Equipment	Equipment Lmax at 50 feet, dBA[1, 2]	Distance to Receptor[3]	Equipment Usage Percent	Usage Factor	Dist. Correction dB	Usage Adj. dB	Noise Level Leq (dBA) at Receptor
Demolition								
Rubber Tired Dozers	1	82	102	40	0.40	-6.2	-4.0	71.8
Tractors/Loaders/Backhoes	3	79	102	40	1.20	-6.2	0.8	73.6
							Log Sum	75.8
Foundation/Excavation								
Excavator	1	81	102	40	0.40	-6.2	-4.0	70.8
Concrete Pumps	2	81	102	20	0.40	-6.2	-4.0	70.8
Generator Sets	1	81	102	50	0.50	-6.2	-3.0	71.8
Concrete Mixer Truck	3	79	102	40	1.20	-6.2	0.8	73.6
Forklifts	1	64	102	40	0.40	-6.2	-4.0	53.8
Welders	1	73	102	40	0.40	-6.2	-4.0	62.8
Tractors/Loaders/Backhoes	1	79	102	40	0.40	-6.2	-4.0	68.8
Bore/Drill Rig	1	79	102	20	0.20	-6.2	-7.0	65.8
Rubber Tired Dozers	1	82	102	40	0.40	-6.2	-4.0	71.8
							Log Sum	78.8
Building Construction								
Cranes	1	81	102	16	0.16	-6.2	-8.0	66.8
Forklifts	2	64	102	50	1.00	-6.2	0.0	57.8
Generator Sets	1	81	102	50	0.50	-6.2	-3.0	71.8
Welders	3	73	102	40	1.20	-6.2	0.8	67.6
Tractors/Loaders/Backhoes	1	79	102	40	0.40	-6.2	-4.0	68.8
							Log Sum	75.3
Architectural Coating								
Aerial Lift	1	75	102	20	0.20	-6.2	-7.0	61.8
Air Compressors	1	78	102	40	0.40	-6.2	-4.0	67.8
							Log Sum	68.8

Notes:

(1) Source: Referenced noise levels from the Federal Transit Administration (FTA) Transit Noise and Vibration Impact Assessment Manual (September 2018).

(2) Source: https://www.google.com/url?q=http://www.noisetesting.info/blog/warehouse-forklift-workplace-noise-levels/&sa=D&source=hangouts&ust=1545259247311000&usg=AFQjCNHFcKKoEKUjv5VZMOtw_KO977Em1A

(3) Distance to receptor calculated from center of construction activity. Construction noise projected from the center of the project site to the structural façade of the nearest sensitive use.

Table B

Construction Noise by Phase - Multi-family Residential Receptors to the West (NM2)

A	B	C	D	E	F	G	H	I
Equipment Type	# of Equipment	Equipment Lmax at 50 feet, dBA[1, 2]	Distance to Receptor[3]	Equipment Usage Percent	Usage Factor	Dist. Correction dB	Usage Adj. dB	Noise Level Leq (dBA) at Receptor
Demolition								
Rubber Tired Dozers	1	82	395	40	0.40	-18.0	-4.0	60.1
Tractors/Loaders/Backhoes	3	79	395	40	1.20	-18.0	0.8	61.8
							Log Sum	64.1
Foundation/Excavation								
Excavator	1	81	395	40	0.40	-18.0	-4.0	59.1
Concrete Pumps	2	81	395	20	0.40	-18.0	-4.0	59.1
Generator Sets	1	81	395	50	0.50	-18.0	-3.0	60.0
Concrete Mixer Truck	3	79	395	40	1.20	-18.0	0.8	61.8
Forklifts	1	64	395	40	0.40	-18.0	-4.0	42.1
Welders	1	73	395	40	0.40	-18.0	-4.0	51.1
Tractors/Loaders/Backhoes	1	79	395	40	0.40	-18.0	-4.0	57.1
Bore/Drill Rig	1	79	395	20	0.20	-18.0	-7.0	54.1
Rubber Tired Dozers	1	82	395	40	0.40	-18.0	-4.0	60.1
							Log Sum	67.0
Building Construction								
Cranes	1	81	395	16	0.16	-18.0	-8.0	55.1
Forklifts	2	64	395	50	1.00	-18.0	0.0	46.0
Generator Sets	1	81	395	50	0.50	-18.0	-3.0	60.0
Welders	3	73	395	40	1.20	-18.0	0.8	55.8
Tractors/Loaders/Backhoes	1	79	395	40	0.40	-18.0	-4.0	57.1
							Log Sum	63.5
Architectural Coating								
Aerial Lift	1	75	395	20	0.20	-18.0	-7.0	50.1
Air Compressors	1	78	395	40	0.40	-18.0	-4.0	56.1
							Log Sum	57.0

Notes:

(1) Source: Referenced noise levels from the Federal Transit Administration (FTA) Transit Noise and Vibration Impact Assessment Manual (September 2018).

(2) Source: https://www.google.com/url?q=http://www.noisetesting.info/blog/warehouse-forklift-workplace-noise-levels/&sa=D&source=hangouts&ust=1545259247311000&usg=AFQjCNHFcKKoEKUjv5VZMOtw_KO977Em1A

(3) Distance to receptor calculated from center of site. Construction noise projected from the center of the project site to the structural façade of the nearest sensitive use.

Table C

Construction Noise by Phase - Columbus Avenue Elementary School East of the Project Site (NM3)

A	B	C	D	E	F	G	H	I
Equipment Type	# of Equipment	Equipment Lmax at 50 feet, dBA[1, 2]	Distance to Receptor[3]	Equipment Usage Percent	Usage Factor	Dist. Correction dB	Usage Adj. dB	Noise Level Leq (dBA) at Receptor
Demolition								
Rubber Tired Dozers	1	82	400	40	0.40	-18.1	-4.0	60.0
Tractors/Loaders/Backhoes	3	79	400	40	1.20	-18.1	0.8	61.7
							Log Sum	63.9
Foundation/Excavation								
Excavator	1	81	400	40	0.40	-18.1	-4.0	59.0
Concrete Pumps	2	81	400	20	0.40	-18.1	-4.0	59.0
Generator Sets	1	81	400	50	0.50	-18.1	-3.0	59.9
Concrete Mixer Truck	3	79	400	40	1.20	-18.1	0.8	61.7
Forklifts	1	64	400	40	0.40	-18.1	-4.0	42.0
Welders	1	73	400	40	0.40	-18.1	-4.0	51.0
Tractors/Loaders/Backhoes	1	79	400	40	0.40	-18.1	-4.0	57.0
Bore/Drill Rig	1	79	400	20	0.20	-18.1	-7.0	53.9
Rubber Tired Dozers	1	82	400	40	0.40	-18.1	-4.0	60.0
							Log Sum	66.9
Building Construction								
Cranes	1	81	400	16	0.16	-18.1	-8.0	55.0
Forklifts	2	64	400	50	1.00	-18.1	0.0	45.9
Generator Sets	1	81	400	50	0.50	-18.1	-3.0	59.9
Welders	3	73	400	40	1.20	-18.1	0.8	55.7
Tractors/Loaders/Backhoes	1	79	400	40	0.40	-18.1	-4.0	57.0
							Log Sum	63.4
Architectural Coating								
Aerial Lift	1	75	400	20	0.20	-18.1	-7.0	49.9
Air Compressors	1	78	400	40	0.40	-18.1	-4.0	56.0
							Log Sum	56.9

Notes:

(1) Source: Referenced noise levels from the Federal Transit Administration (FTA) Transit Noise and Vibration Impact Assessment Manual (September 2018).

(2) Source: https://www.google.com/url?q=http://www.noisetesting.info/blog/warehouse-forklift-workplace-noise-levels/&sa=D&source=hangouts&ust=1545259247311000&usg=AFQjCNHFcKKoEKUjv5VZMOtw_KO977Em1A

(3) Distance to receptor calculated from center of site. Construction noise projected from the center of the project site to the structural façade of the nearest sensitive use.

Table D

Construction Noise by Phase - Center for Healthy Living North of the Site (NM3)

A	B	C	D	E	F	G	H	I
Equipment Type	# of Equipment	Equipment Lmax at 50 feet, dBA[1, 2]	Distance to Receptor[3]	Equipment Usage Percent	Usage Factor	Dist. Correction dB	Usage Adj. dB	Noise Level Leq (dBA) at Receptor
Demolition								
Rubber Tired Dozers	1	82	204	40	0.40	-12.2	-4.0	65.8
Tractors/Loaders/Backhoes	3	79	204	40	1.20	-12.2	0.8	67.6
							Log Sum	69.8
Foundation/Excavation								
Excavator	1	81	204	40	0.40	-12.2	-4.0	64.8
Concrete Pumps	2	81	204	20	0.40	-12.2	-4.0	64.8
Generator Sets	1	81	204	50	0.50	-12.2	-3.0	65.8
Concrete Mixer Truck	3	79	204	40	1.20	-12.2	0.8	67.6
Forklifts	1	64	204	40	0.40	-12.2	-4.0	47.8
Welders	1	73	204	40	0.40	-12.2	-4.0	56.8
Tractors/Loaders/Backhoes	1	79	204	40	0.40	-12.2	-4.0	62.8
Bore/Drill Rig	1	79	204	20	0.20	-12.2	-7.0	59.8
Rubber Tired Dozers	1	82	204	40	0.40	-12.2	-4.0	65.8
							Log Sum	72.8
Building Construction								
Cranes	1	81	204	16	0.16	-12.2	-8.0	60.8
Forklifts	2	64	204	50	1.00	-12.2	0.0	51.8
Generator Sets	1	81	204	50	0.50	-12.2	-3.0	65.8
Welders	3	73	204	40	1.20	-12.2	0.8	61.6
Tractors/Loaders/Backhoes	1	79	204	40	0.40	-12.2	-4.0	62.8
							Log Sum	69.3
Architectural Coating								
Aerial Lift	1	75	204	20	0.20	-12.2	-7.0	55.8
Air Compressors	1	78	204	40	0.40	-12.2	-4.0	61.8
							Log Sum	62.8

Notes:

(1) Source: Referenced noise levels from the Federal Transit Administration (FTA) Transit Noise and Vibration Impact Assessment Manual (September 2018).

(2) Source: https://www.google.com/url?q=http://www.noisetesting.info/blog/warehouse-forklift-workplace-noise-levels/&sa=D&source=hangouts&ust=1545259247311000&usg=AFQjCNHFcKKoEKUjv5VZMOtw_KO977Em1A

(3) Distance to receptor calculated from center of site. Construction noise projected from the center of the project site to the structural façade of the nearest sensitive use.

Table E

Construction Noise by Phase - Residential Receptors South of the Project Site (NM4)

A	B	C	D	E	F	G	H	I
Equipment Type	# of Equipment	Equipment Lmax at 50 feet, dBA[1, 2]	Distance to Receptor[3]	Equipment Usage Percent	Usage Factor	Dist. Correction dB	Usage Adj. dB	Noise Level Leq (dBA) at Receptor
Demolition								
Rubber Tired Dozers	1	82	326	40	0.40	-16.3	-4.0	61.7
Tractors/Loaders/Backhoes	3	79	326	40	1.20	-16.3	0.8	63.5
							Log Sum	65.7
Foundation/Excavation								
Excavator	1	81	326	40	0.40	-16.3	-4.0	60.7
Concrete Pumps	2	81	326	20	0.40	-16.3	-4.0	60.7
Generator Sets	1	81	326	50	0.50	-16.3	-3.0	61.7
Concrete Mixer Truck	3	79	326	40	1.20	-16.3	0.8	63.5
Forklifts	1	64	326	40	0.40	-16.3	-4.0	43.7
Welders	1	73	326	40	0.40	-16.3	-4.0	52.7
Tractors/Loaders/Backhoes	1	79	326	40	0.40	-16.3	-4.0	58.7
Bore/Drill Rig	1	79	326	20	0.20	-16.3	-7.0	55.7
Rubber Tired Dozers	1	82	326	40	0.40	-16.3	-4.0	61.7
							Log Sum	68.7
Building Construction								
Cranes	1	81	326	16	0.16	-16.3	-8.0	56.8
Forklifts	2	64	326	50	1.00	-16.3	0.0	47.7
Generator Sets	1	81	326	50	0.50	-16.3	-3.0	61.7
Welders	3	73	326	40	1.20	-16.3	0.8	57.5
Tractors/Loaders/Backhoes	1	79	326	40	0.40	-16.3	-4.0	58.7
							Log Sum	65.2
Architectural Coating								
Aerial Lift	1	75	326	20	0.20	-16.3	-7.0	51.7
Air Compressors	1	78	326	40	0.40	-16.3	-4.0	57.7
							Log Sum	58.7

Notes:

(1) Source: Referenced noise levels from the Federal Transit Administration (FTA) Transit Noise and Vibration Impact Assessment Manual (September 2018).

(2) Source: https://www.google.com/url?q=http://www.noisetesting.info/blog/warehouse-forklift-workplace-noise-levels/&sa=D&source=hangouts&ust=1545259247311000&usg=AFQjCNHFcKKoEKUjv5VZMOtw_KO977Em1A

(3) Distance to receptor calculated from center of site. Construction noise projected from the center of the project site to the structural façade of the nearest sensitive use.

Table F
Construction Noise Levels (L_{eq})

Construction Phase	Receptor Location	Unmitigated Construction Noise Levels (dBA Leq)[1]	Noise Level Where Construction Impacts Would Be Significant?	Increase Over Threshold Levels (dBA)	Noise Levels with BMPs[2] (dBA)
Demolition	(NM1) Beverly Manor Convalescent Center, south of the Project Site	75.8	78.1	-2.3	65.8
	(NM2) Multi-family Residential to the west of the Project Site	64.1	78.5	-14.4	64.1
	(NM3) Columbus Avenue Elementary School to the east of the Project Site	63.9	61.3	2.6	53.9
	(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	69.8	63.3	6.5	59.8
	(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	65.7	61.1	4.6	65.7
Grading/Excavation	(NM1) Beverly Manor Convalescent Center, south of the Project Site	78.8	78.1	0.7	68.8
	(NM2) Multi-family Residential to the west of the Project Site	67.0	78.5	-11.5	67.0
	(NM3) Columbus Avenue Elementary School to the east of the Project Site	66.9	61.3	5.6	56.9
	(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	72.8	63.3	9.5	62.8
	(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	68.7	61.1	7.6	58.7
Building Construction	(NM1) Beverly Manor Convalescent Center, south of the Project Site	75.3	78.1	-2.8	65.3
	(NM2) Multi-family Residential to the west of the Project Site	63.5	78.5	-15.0	63.5
	(NM3) Columbus Avenue Elementary School to the east of the Project Site	63.4	61.3	2.1	53.4
	(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	69.3	63.3	6.0	59.3
	(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	65.2	61.1	4.1	55.2
Architectural Coating	(NM1) Beverly Manor Convalescent Center, south of the Project Site	68.8	78.1	-9.3	68.8
	(NM2) Multi-family Residential to the west of the Project Site	57.0	78.5	-21.5	57.0
	(NM3) Columbus Avenue Elementary School to the east of the Project Site	56.9	61.3	-4.4	56.9
	(NM3) Center for Healthy Living Senior Citizen Center, north of the Project Site	62.8	63.3	-0.5	62.8
	(NM4) Single family uses located south of the Project Site, west of Columbus Avenue at Lemay Street.	58.7	61.1	-2.4	58.7

Notes:

(1) Construction noise calculated in Tables A through E.

(2) Noise level reduction with incorporation of BMPs which requires a 10 dBA noise reduction from mufflers and/or shielding for all receptors (except (NM2) Multi-family Residential to the west of the Project Site) during all phases of construction except architectural coating.

Table G						
Noise Levels 50 feet from Roadway Centerline*						
Road Segments	**Existing**		**Existing Plus Project**			**Is the Increase Significant ?**
	ADT	**dB CNEL**	**ADT**	**Total**	**Project-Specific Increase**	
Sepulveda Boulevard						
n/o Sherman Way	15,930	69.7	15,980	69.7	0.0	**No**
s/o Sherman Way	10,270	67.8	10,520	67.9	0.1	**No**
n/o Vanowen Street	16,250	69.8	16,410	69.9	0.1	**No**
s/o Vanowen Street	8,210	66.8	8,620	67.1	0.3	**No**
n/o Kittridge Street	15,680	69.7	16,090	69.8	0.1	**No**
s/o Kittridge Street	8,390	66.9	8,620	67.1	0.2	**No**
n/o Victory Blvd	16,050	69.8	16,400	69.8	0.0	**No**
s/o Victory Blvd	10,400	67.9	10,470	67.9	0.0	**No**
Sherman Way						
w/o Sepulveda Blvd	19,810	70.7	19,880	70.7	0.0	**No**
e/o Sepulveda Blvd	16,550	69.9	16,590	69.9	0.0	**No**
Vanowen Street						
w/o Sepulveda Blvd	12,340	68.6	12,390	68.6	0.0	**No**
e/o Sepulveda Blvd	11,670	68.4	11,720	68.4	0.0	**No**
Kittridge Street						
e/o Sepulveda Blvd	1,600	59.7	1,680	60.0	0.3	**No**
Victory Boulevard						
w/o Sepulveda Blvd	16,880	70.0	16,990	70.0	0.0	**No**
e/o Sepulveda Blvd	14,230	69.2	14,280	69.2	0.0	**No**
*The uniform distance of 50 feet allows for direct comparisons of potential increases or decreases in noise levels based upon various traffic scenarios; however, at this distance, no specific noise standard necessarily applies						

Table I						
Noise Levels 50 feet from Roadway Centerline*						
Road Segments	**Existing**		**Future Plus Project**			**Is the Increase Significant ?**
	ADT	**dB CNEL**	**ADT**	**Total**	**Project-Specific Increase**	
Sepulveda Boulevard						
n/o Sherman Way	15,930	69.7	17,330	70.1	0.4	**No**
s/o Sherman Way	10,270	67.8	11,510	68.3	0.5	**No**
n/o Vanowen Street	16,250	69.8	17,690	70.2	0.4	**No**
s/o Vanowen Street	8,210	66.8	9,260	67.4	0.6	**No**
n/o Kittridge Street	15,680	69.7	16,990	70.0	0.3	**No**
s/o Kittridge Street	8,390	66.9	9,270	67.4	0.5	**No**
n/o Victory Blvd	16,050	69.8	17,270	70.1	0.3	**No**
s/o Victory Blvd	10,400	67.9	11,100	68.2	0.3	**No**
Sherman Way						
w/o Sepulveda Blvd	19,810	70.7	21,280	71.0	0.3	**No**
e/o Sepulveda Blvd	16,550	69.9	17,800	70.2	0.3	**No**
Vanowen Street						
w/o Sepulveda Blvd	12,340	68.6	13,610	69.0	0.4	**No**
e/o Sepulveda Blvd	11,670	68.4	12,840	68.8	0.4	**No**
Kittridge Street						
e/o Sepulveda Blvd	1,600	59.7	1,750	60.1	0.4	**No**
Victory Boulevard						
w/o Sepulveda Blvd	16,880	70.0	18,170	70.3	0.3	**No**
e/o Sepulveda Blvd	14,230	69.2	15,320	69.6	0.4	**No**
*The uniform distance of 50 feet allows for direct comparisons of potential increases or decreases in noise levels based upon various traffic scenarios; however, at this distance, no specific noise standard necessarily applies						

VdB Calculations
Based on reference equation 7-3 from Transit Noise and Vibration Impact Assessment Manual, Federal Transit Administration, 2018, pg 185

Lv (distance) = *Lv (ref)* - *30*log (D/25)*

large bulldozer @ 10 feet

Lv 98.94

large bulldozer @ 80 feet

Lv 71.85

GROUNDBORNE VIBRATION ANALYSIS			
Project:	6728 Sepulveda		Date: 4/18/23
Source:	Large Bulldozer or Caisson Drill		
Scenario:	Unmitigated		
Location:	Project Site		
Address:	Center for Healthy Living Senior Citizen Center		
PPV = PPVref(25/D)^n (in/sec)			
INPUT			
Equipment = Type	2	Large Bulldozer	INPUT SECTION IN GREEN
PPVref =	0.089	Reference PPV (in/sec) at 25 ft.	
D =	10.00	Distance from Equipment to Receiver (ft)	
n =	1.50	Vibration attenuation rate through the ground	
Note: Based on reference equation 7-2 from Transit Noise and Vibration Impact Assessment Manual, Federal Transit Administration, 2018, pg 185.			
RESULTS			
PPV =	0.352	IN/SEC	OUTPUT IN BLUE

GROUNDBORNE VIBRATION ANALYSIS			
Project:	6728 Sepulveda		Date: 4/18/23
Source:	Large Bulldozer or Caisson Drill		
Scenario:	Mitigated		
Location:	Project Site		
Address:	Center for Healthy Living Senior Citizen Center		
PPV = PPVref(25/D)^n (in/sec)			
INPUT			
Equipment = Type	2	Large Bulldozer	INPUT SECTION IN GREEN
PPVref =	0.089	Reference PPV (in/sec) at 25 ft.	
D =	15.00	Distance from Equipment to Receiver (ft)	
n =	1.50	Vibration attenuation rate through the ground	
Note: Based on reference equation 7-2 from Transit Noise and Vibration Impact Assessment Manual, Federal Transit Administration, 2018, pg 185.			
RESULTS			
PPV =	0.191	IN/SEC	OUTPUT IN BLUE

KWAQN

Office
7404 Kingsley Way,
Riverside, CA

15-Minute Noise Measurement Datasheet

Project: 6728 Sepulveda Boulevard, Van Nuys.
Site Address/Location: 6728 Sepulveda Boulevard, Van Nuys, CA 91411
Date: 11/18/2022
Field Tech/Engineer: Ian Edward Gallagher

General Location: 6728 Sepulveda Boulevard, Van Nuys.
Sound Meter: Larson Davis Sound Track LxT1 **SN:** 3099
Settings: A-weighted, slow, 10-sec, 15-minute interval
Meteorological Con.: 72 deg F, 6 mph wind, 20% humidity, clear skies, sunshine.
Site ID: NM-1 , 2, 3 & 4

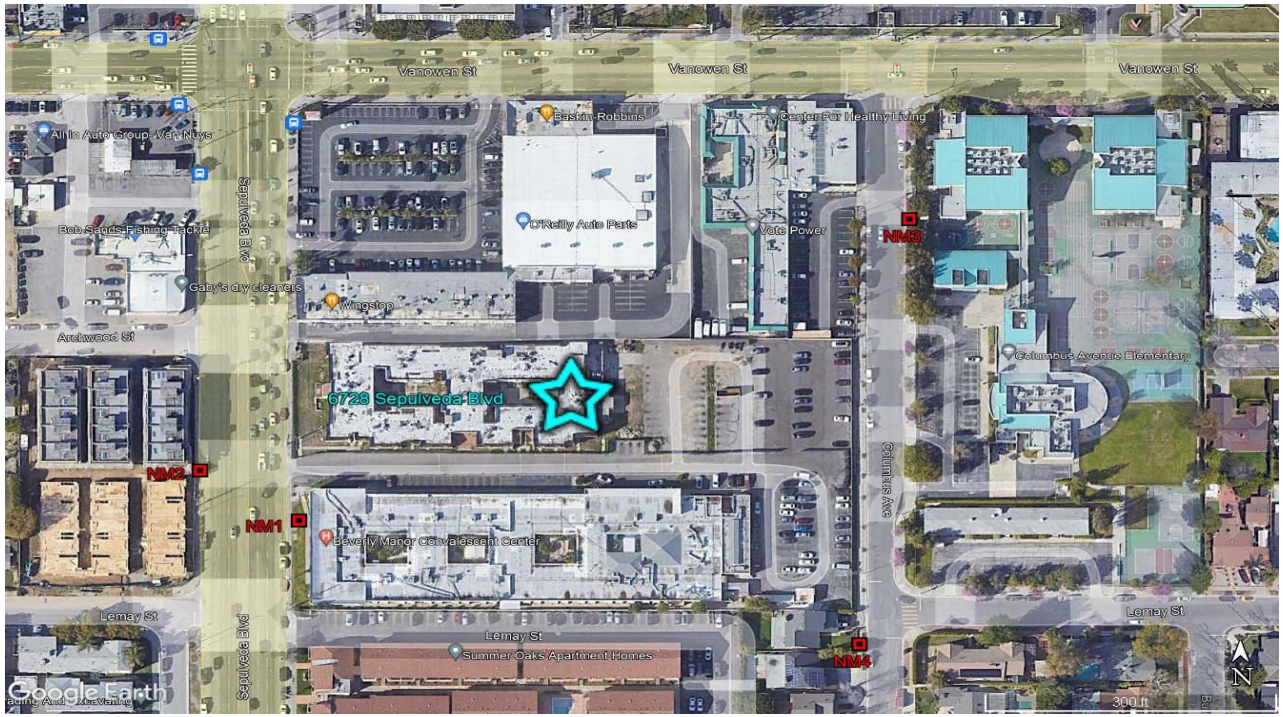
Site Observations: Main noise sources are from vehicular traffic travelling along Sepulveda Boulevard, Van Owen Street & other surrounding roads . The local buildings reflect & refract much of the sound. Other noise sources include bird song, residential ambiance,wind chimes,, pedestrians. Occasional low altitude aircraft, both fixed wing & helicopters passing overhead. Leaf rustle from nearby trees due to 6 mph breeze. Slight school yard ambiance for NM3 & NM4.

Site Type: Urban. Mixture of businesses with single & multifamily residences. Hard (urban) site conditions, acoustically refractive, absorptive but mostly reflective.

NM locations, latitude , longitude :

NM1 Meter: 34°11'32.72"N 118°27'57.66"W
NM2 Meter: 34°11'33.32"N 118°27'58.87"W
NM3 Meter: 34°11'36.35"N 118°27'50.19"W
NM4 Meter: 34°11'31.24"N 118°27'50.80"W

Figure 1: Monitoring Locations



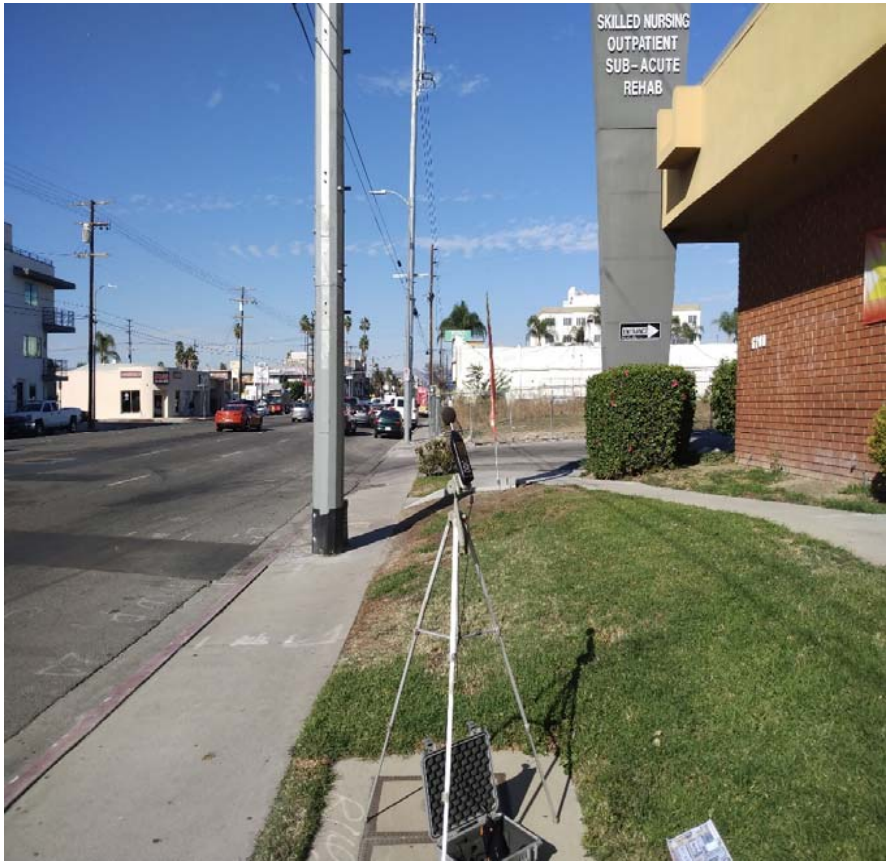
KWAQN

Office
7404 Kingsley Way,
Riverside, CA

15-Minute Noise Measurement Datasheet - Cont.

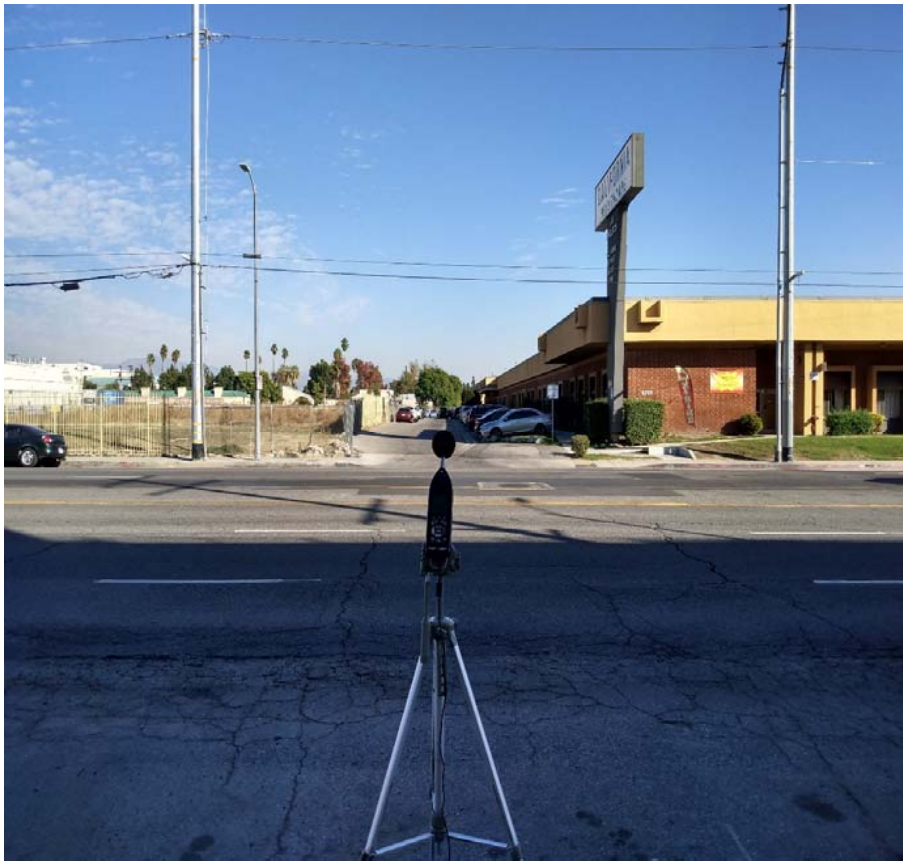
Project: 6728 Sepulveda Boulevard, Van Nuys.
Site Address/Location: 6728 Sepulveda Boulevard, Van Nuys, CA 91411
Site ID: NM-1 , 2, 3 & 4

Figure 2: NM1 Photo



NM1 looking N up Sepulveda Boulevard, building 6700 Sepulveda Blvd on the immediate right, space where demolished building 6728 Sepulveda once stood ahead of that (80'). Sepulveda Blvd & Van Owen St intersection 530' N of microphone. 586 vehicles passed microphone during measurement.

Figure 3: NM2 Photo



NM2 looking E across Sepulveda Blvd towards entry/ exit way tp asphalt parking lot to building 6700 Sepulveda Blvd, Van Nuys. (on the right). Empty lot on the left where building 7728 Sepulveda Boulevard use to stand. 550 vehicles passed microphone during 15 minute measurement.

KWAQN

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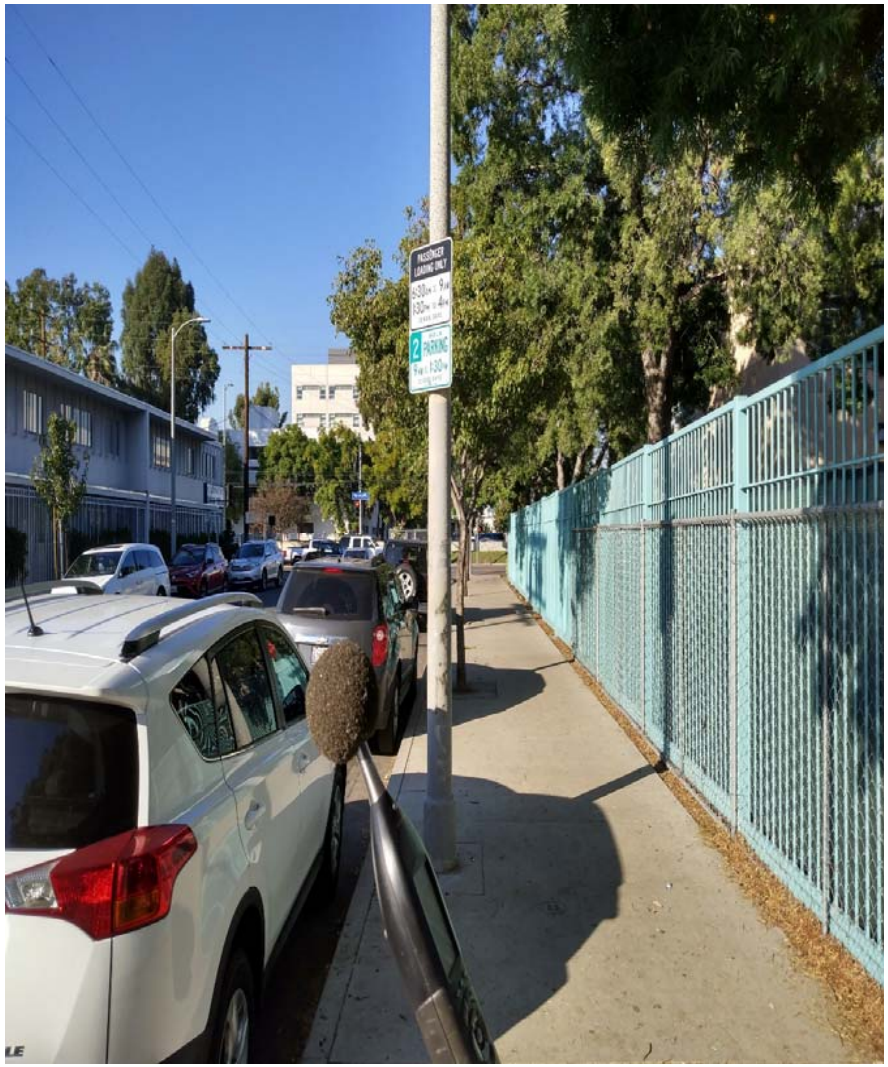
7404 Kingsley Way,
Riverside, CA

15-Minute Noise Measurement Datasheet - Cont.

Project: 6728 Sepulveda Boulevard, Van Nuys.
Site Address/Location: 6728 Sepulveda Boulevard, Van Nuys, CA 91411
Site ID: NM-1 , 2, 3 & 4

Figure 4: NM3 Photo



NM3 lookingn N along Columbus Avenue towards Van owen Street intersection 150'. Columus Avenue Elementary School, 6700 Columbus Avenue on the right. 27 Vehicles passed microphone during 15 minute measurement.

Figure 5: NM4 Photo

NM4 Lookimg looking NE across Columbus Avenue & Lemay Street intersection towards SW corner of Columbus Avenue Elmentary School, 6700 Columbus Avenue. 29 vehicles passed thru intersection during measuremnt,

KWAQN

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7404 Kingsley Way,
Riverside, CA

15-Minute Noise Measurement Datasheet - Cont.

Project: 6728 Sepulveda Boulevard, Van Nuys.
Site Address/Location: 6728 Sepulveda Boulevard, Van Nuys, CA 91411
Site ID: NM-1 , 2, 3 & 4

Table 1: Noise Measurement Summary

Location	Start	Stop	Leq/ dB	Lmax/ dB	Lmin/ dB	L2/ dB	L8/ dB	L25/ dB	L50/ dB	L90/ dB
NM 1	1:25 PM	1:40 PM	73.1	91.7	54.2	77.5	75.5	73.6	71.4	64.5
NM 2	2:03 PM	2:18 PM	73.5	85.2	56.8	79.5	77.6	74.7	71.9	64.8
NM 3	2:36 PM	2:51 PM	58.3	67.9	48.7	64.9	62.3	58.9	56.7	51.2
NM 4	3:03 PM	3:18 PM	56.1	71.0	42.7	65.0	60.8	55.1	50.1	45.6

Measurement Report

Report Summary

Meter's File Name	LxT_Data.156.s	Computer's File Name	LxT_0003099-20221118 132542-LxT_Data.156.ldbin
Meter	LxT1 0003099		
Firmware	2.404		
User	Ian Edward Gallagher	Location	NM1 34°11'32.72"N 118°27'57.66"W
Job Description	15 minute noise measurement (1 x 15 minutes)		
Note	KWAQN Project 6278 Sepulveda Boulevard		
Start Time	2022-11-18 13:25:42	Duration	0:15:00.0
End Time	2022-11-18 13:40:42	Run Time	0:15:00.0
Pause Time	0:00:00.0		

Results

Overall Metrics

LA_{eq}	73.1 dB		
LAE	102.7 dB	SEA	--- dB
EA	2.0 mPa²h	LAFTM5	77.5 dB
EA8	65.5 mPa²h		
EA40	327.3 mPa²h		
LA_{peak}	109.5 dB	2022-11-18 13:29:27	
LAS_{max}	91.7 dB	2022-11-18 13:29:27	
LAS_{min}	54.2 dB	2022-11-18 13:40:11	
LA_{eq}	73.1 dB		
LC_{eq}	80.5 dB	LC_{eq} - LA_{eq}	7.3 dB
LAI_{eq}	74.5 dB	LAI_{eq} - LA_{eq}	1.4 dB

Exceedances

	Count	Duration
LAS > 65.0 dB	17	0:13:46.6
LAS > 85.0 dB	1	0:00:05.1
LApeak > 135.0 dB	0	0:00:00.0
LApeak > 137.0 dB	0	0:00:00.0
LApeak > 140.0 dB	0	0:00:00.0

Community Noise

LDN	LDay	LNight
--- dB	--- dB	0.0 dB

LDEN	LDay	LEve	LNight
--- dB	--- dB	--- dB	--- dB

Any Data

	A		C		Z	
	Level	Time Stamp	Level	Time Stamp	Level	Time Stamp
L_{eq}	73.1 dB		80.5 dB		--- dB	
$L_{S(max)}$	91.7 dB	2022-11-18 13:29:27	--- dB		--- dB	
$L_{S(min)}$	54.2 dB	2022-11-18 13:40:11	--- dB		--- dB	
$L_{Peak(max)}$	109.5 dB	2022-11-18 13:29:27	--- dB		--- dB	

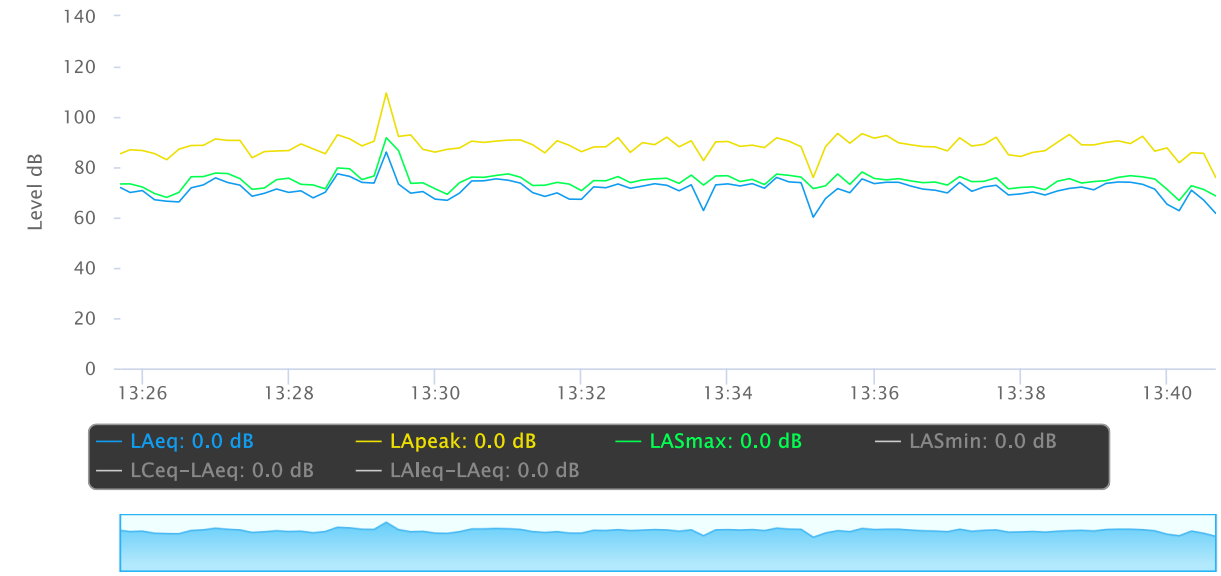
Overloads

Count	Duration	OBA Count	OBA Duration
0	0:00:00.0	0	0:00:00.0

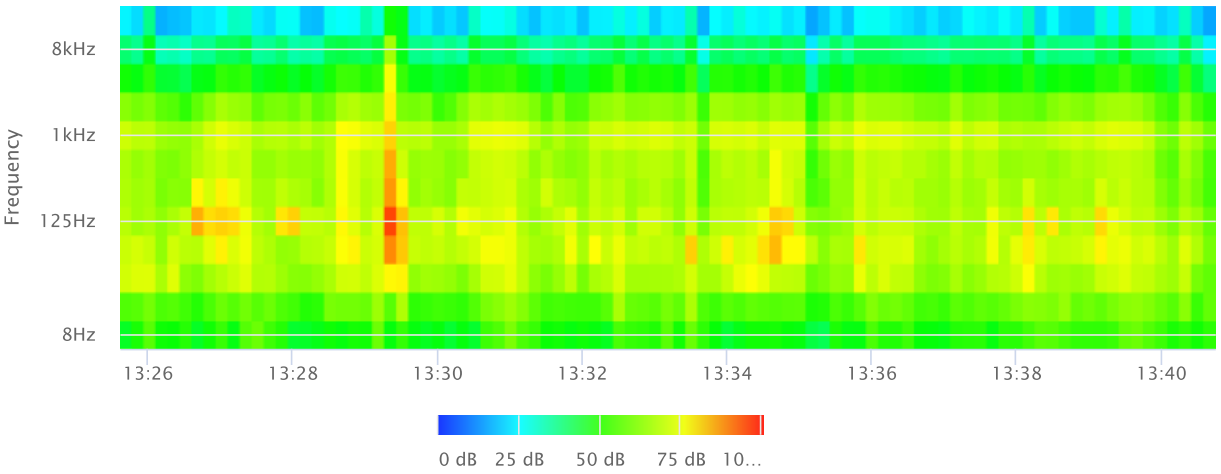
Statistics

LAS 2.0	77.5 dB
LAS 8.0	75.5 dB
LAS 25.0	73.6 dB
LAS 50.0	71.4 dB
LAS 66.6	69.5 dB
LAS 90.0	64.5 dB

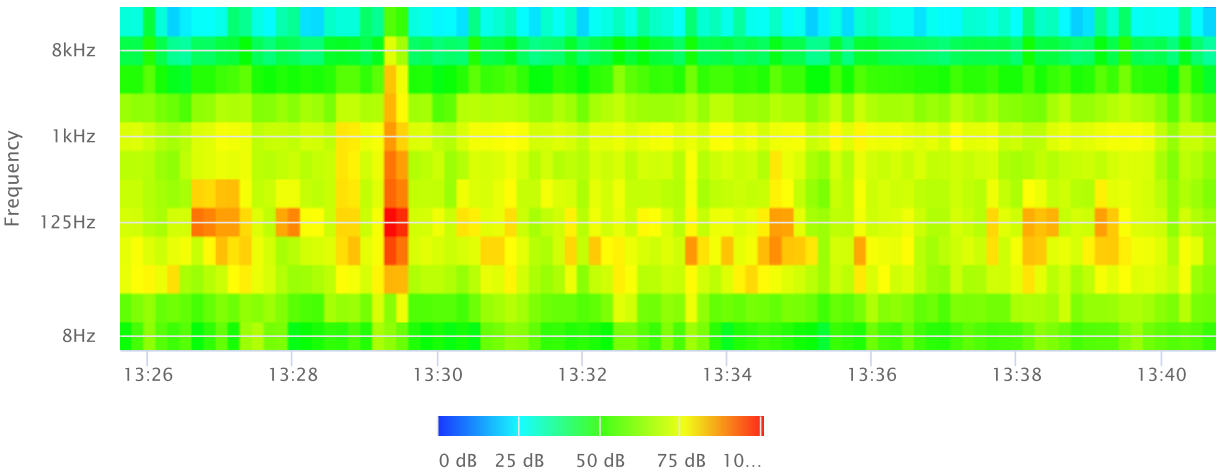
Time History



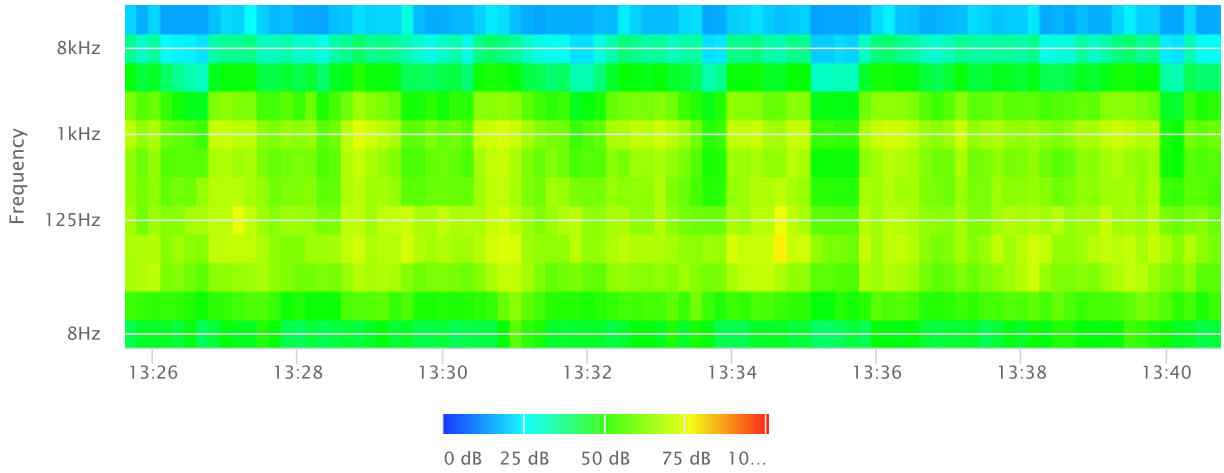
OBA 1/1 Leq



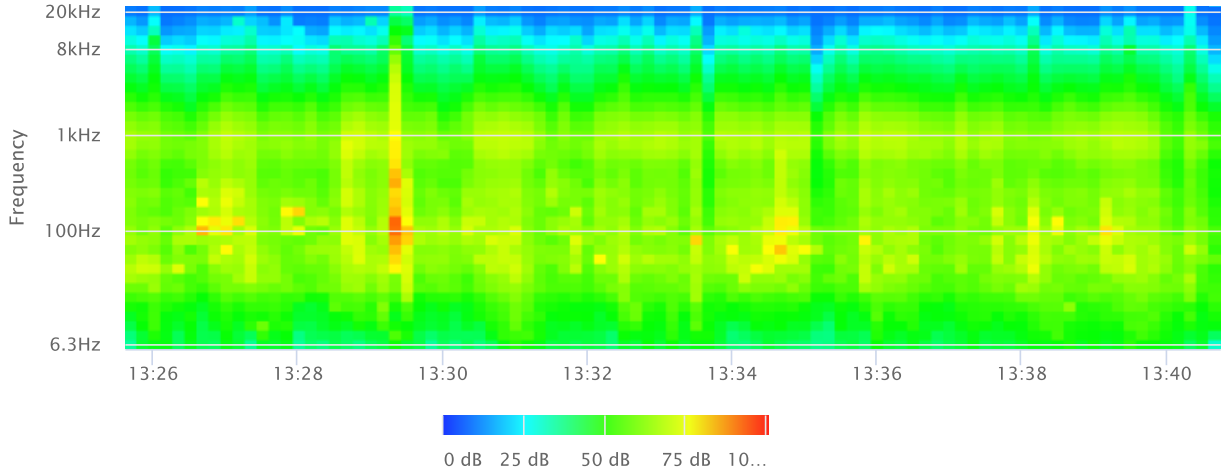
OBA 1/1 Lmax



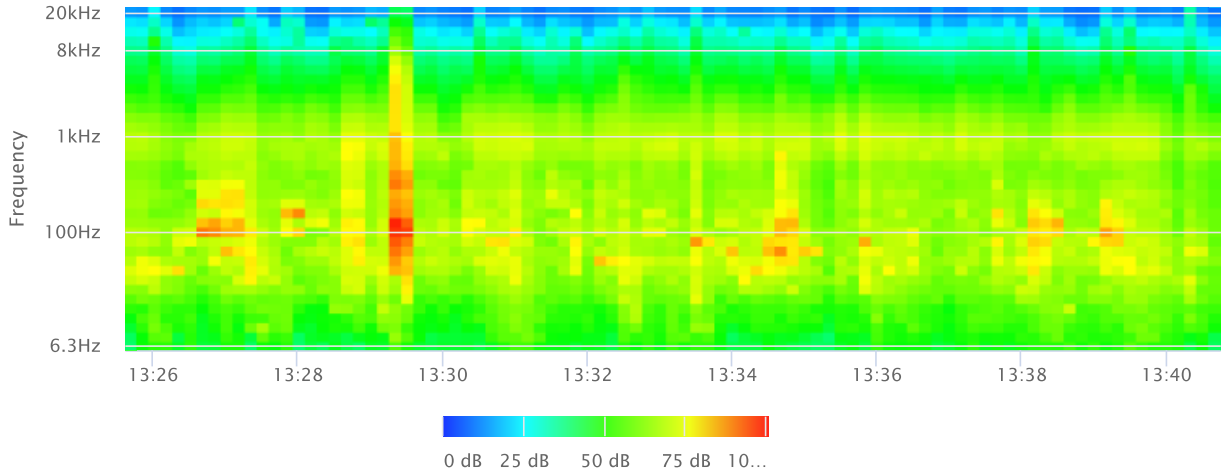
OBA 1/1 Lmin



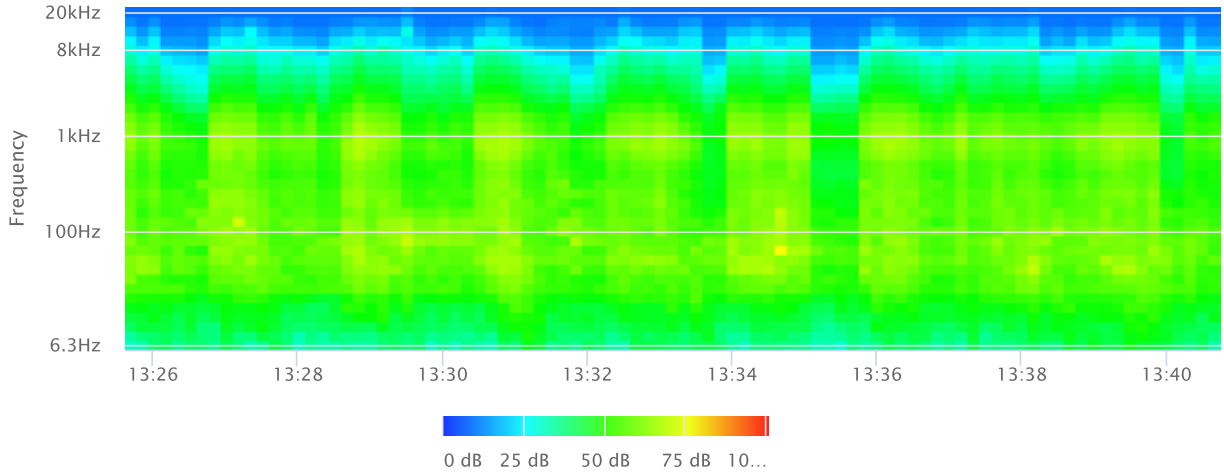
OBA 1/3 Leq



OBA 1/3 Lmax



OBA 1/3 Lmin


20kHz
8kHz
1kHz
100Hz
6.3Hz
Frequency
13:26
13:28
13:30
13:32
13:34
13:36
13:38
13:40

0 dB
25 dB
50 dB
75 dB
10...

Measurement Report

Report Summary

Meter's File Name	LxT_Data.157.s	Computer's File Name	LxT_0003099-20221118 140325-LxT_Data.157.ldbin
Meter	LxT1 0003099		
Firmware	2.404		
User	Ian Edward Gallagher	Location	NM2 34°11'33.32"N 118°27'58.87"W
Job Description	15 minute noise measurement (1 x 15 minutes)		
Note	KWAQN Project 6278 Sepulveda Boulevard		
Start Time	2022-11-18 14:03:25	Duration	0:15:00.0
End Time	2022-11-18 14:18:25	Run Time	0:15:00.0
Pause Time	0:00:00.0		

Results

Overall Metrics

LA_{eq}	73.5 dB		
LAE	103.1 dB	SEA	--- dB
EA	2.3 mPa²h	LAFTM5	77.9 dB
EA8	72.3 mPa²h		
EA40	361.6 mPa²h		
LA_{peak}	100.2 dB	2022-11-18 14:06:51	
LAS_{max}	85.2 dB	2022-11-18 14:06:52	
LAS_{min}	56.8 dB	2022-11-18 14:15:46	
LA_{eq}	73.5 dB		
LC_{eq}	78.7 dB	LC_{eq} - LA_{eq}	5.1 dB
LAI_{eq}	75.3 dB	LAI_{eq} - LA_{eq}	1.7 dB

Exceedances	Count	Duration
LAS > 65.0 dB	10	0:14:09.9
LAS > 85.0 dB	1	0:00:01.4
LApeak > 135.0 dB	0	0:00:00.0
LApeak > 137.0 dB	0	0:00:00.0
LApeak > 140.0 dB	0	0:00:00.0

Community Noise	LDN	LDay	LNight
	--- dB	--- dB	0.0 dB

	LDEN	LDay	LEve	LNight
	--- dB	--- dB	--- dB	--- dB

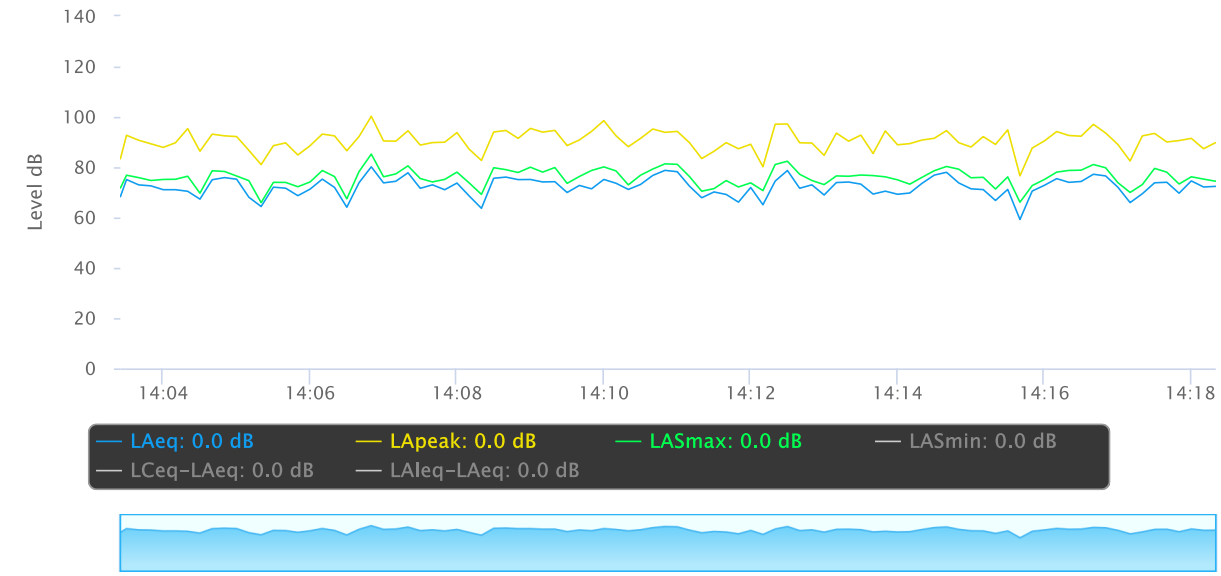
Any Data	A		C		Z	
	Level	Time Stamp	Level	Time Stamp	Level	Time Stamp
L_{eq}	73.5 dB		78.7 dB		--- dB	
$L_{S(max)}$	85.2 dB	2022-11-18 14:06:52	--- dB		--- dB	
$L_{S(min)}$	56.8 dB	2022-11-18 14:15:46	--- dB		--- dB	
$L_{Peak(max)}$	100.2 dB	2022-11-18 14:06:51	--- dB		--- dB	

Overloads	Count	Duration	OBA Count	OBA Duration
	0	0:00:00.0	0	0:00:00.0

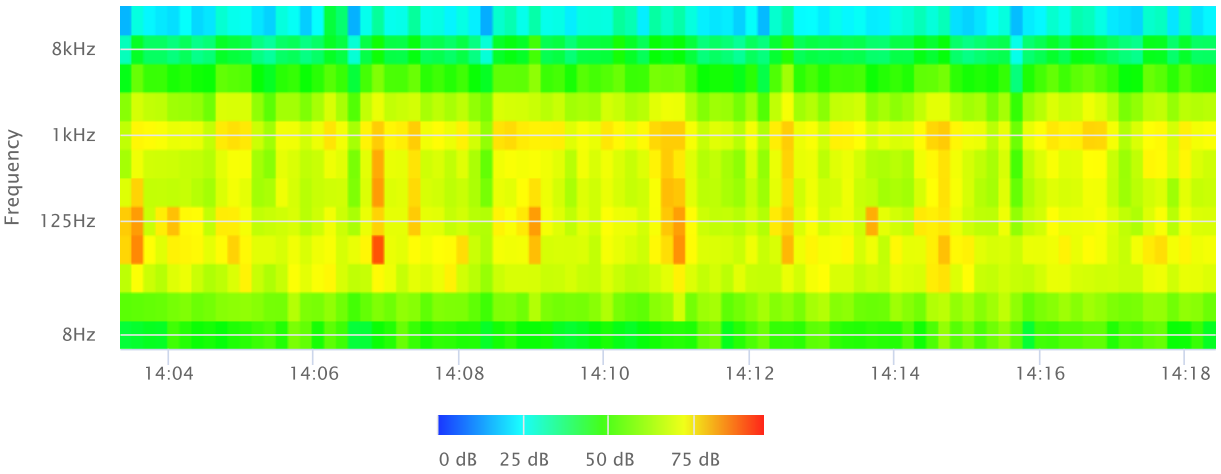
Statistics

LAS 2.0	79.5 dB
LAS 8.0	77.6 dB
LAS 25.0	74.7 dB
LAS 50.0	71.9 dB
LAS 66.6	69.8 dB
LAS 90.0	64.8 dB

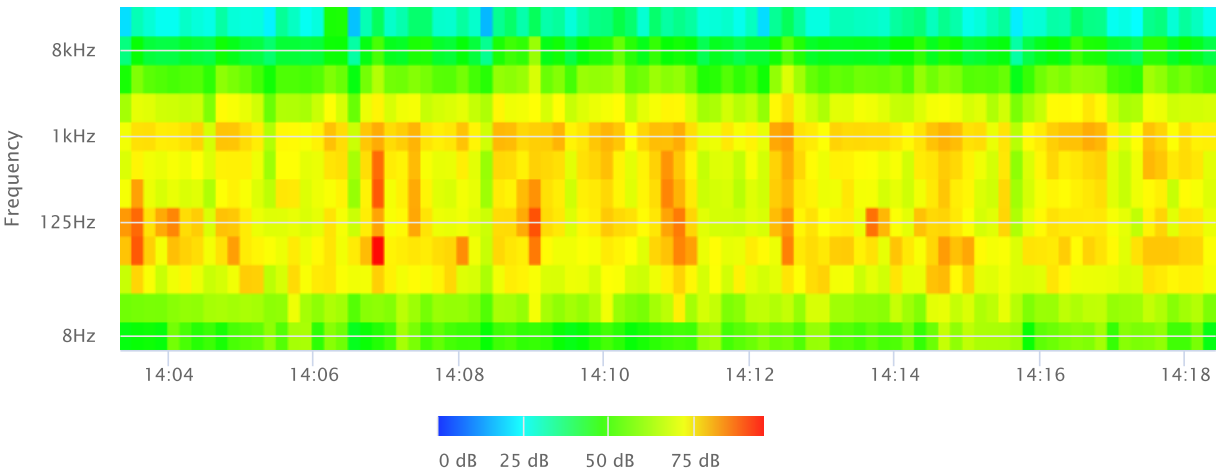
Time History



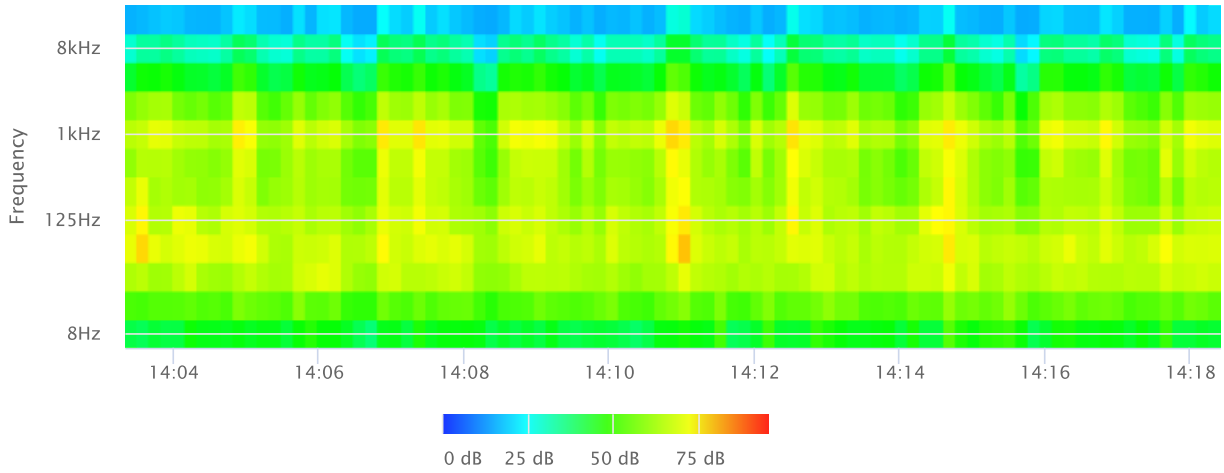
OBA 1/1 Leq



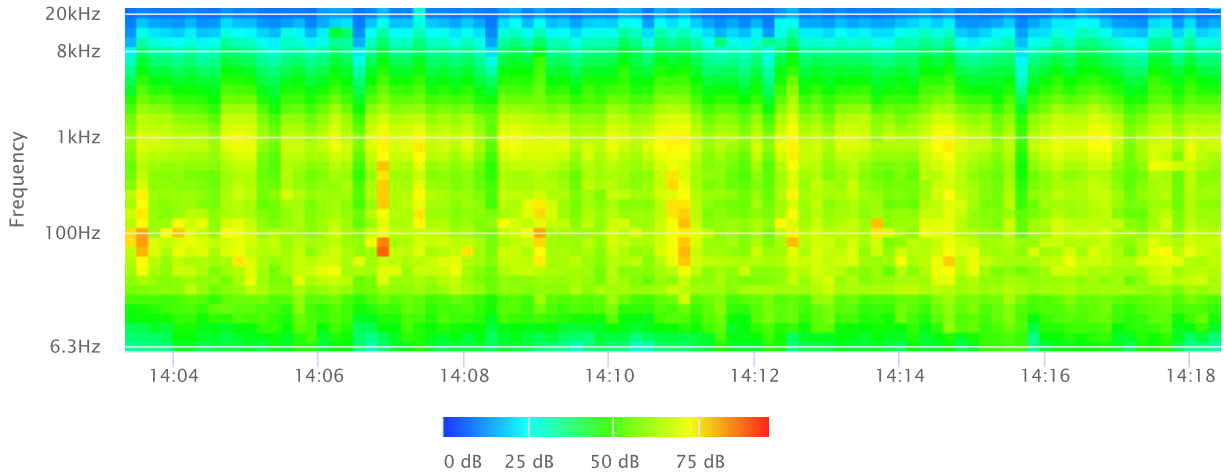
OBA 1/1 Lmax



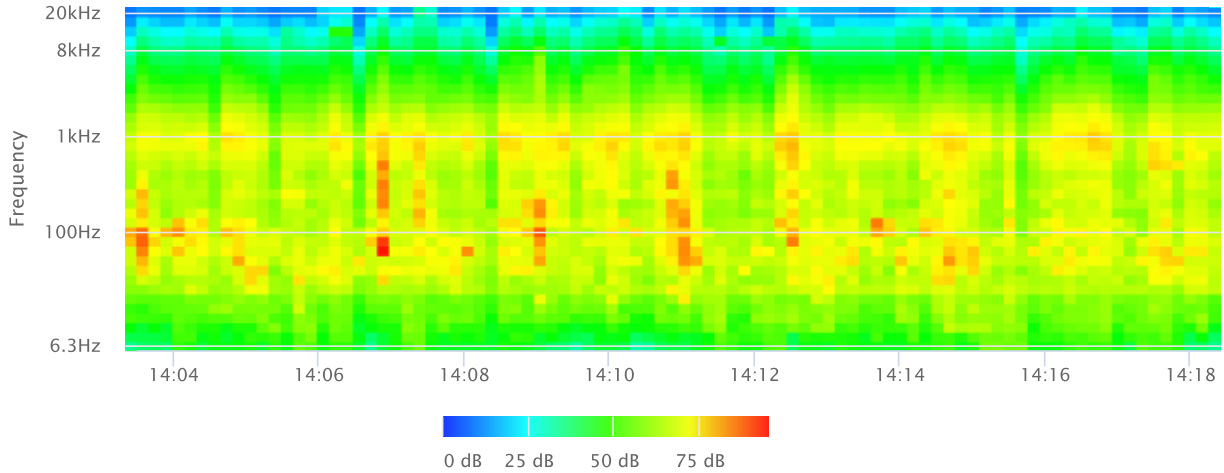
OBA 1/1 Lmin



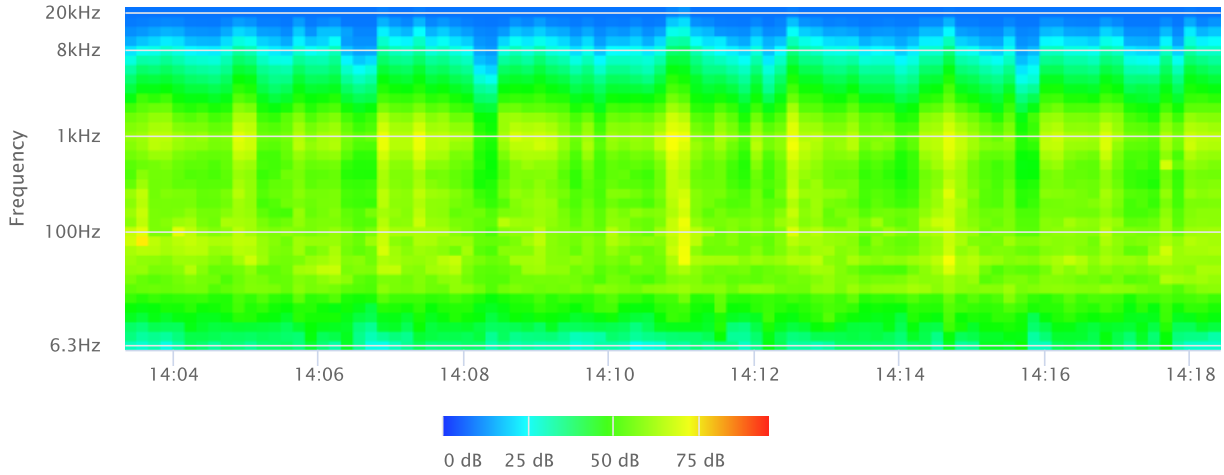
OBA 1/3 Leq



OBA 1/3 Lmax



OBA 1/3 Lmin


20kHz
8kHz
1kHz
100Hz
6.3Hz
Frequency
14:04
14:06
14:08
14:10
14:12
14:14
14:16
14:18

0 dB
25 dB
50 dB
75 dB

Measurement Report

Report Summary

Meter's File Name	LxT_Data.158.s	Computer's File Name	LxT_0003099-20221118 143638-LxT_Data.158.ldbin
Meter	LxT1 0003099		
Firmware	2.404		
User	Ian Edward Gallagher	Location	NM3 34°11'36.35"N
Job Description	15 minute noise measurement (1 x 15 minutes)		
Note	KWAQN Project 6278 Sepulveda Boulevard		
Start Time	2022-11-18 14:36:38	Duration	0:15:00.0
End Time	2022-11-18 14:51:38	Run Time	0:15:00.0
Pause Time	0:00:00.0		

Results

Overall Metrics

LA_{eq}	58.3 dB		
LAE	87.9 dB	SEA	--- dB
EA	68.1 µPa²h	LAFTM5	62.2 dB
EA8	2.2 mPa²h		
EA40	10.9 mPa²h		
LA_{peak}	86.5 dB	2022-11-18 14:42:01	
LAS_{max}	67.9 dB	2022-11-18 14:43:51	
LAS_{min}	48.7 dB	2022-11-18 14:46:20	
LA_{eq}	58.3 dB		
LC_{eq}	69.8 dB	LC_{eq} - LA_{eq}	11.5 dB
LAI_{eq}	59.9 dB	LAI_{eq} - LA_{eq}	1.6 dB

Exceedances	Count	Duration
LAS > 65.0 dB	10	0:00:30.9
LAS > 85.0 dB	0	0:00:00.0
LApeak > 135.0 dB	0	0:00:00.0
LApeak > 137.0 dB	0	0:00:00.0
LApeak > 140.0 dB	0	0:00:00.0

Community Noise	LDN	LDay	LNight
	--- dB	--- dB	0.0 dB

	LDEN	LDay	LEve	LNight
	--- dB	--- dB	--- dB	--- dB

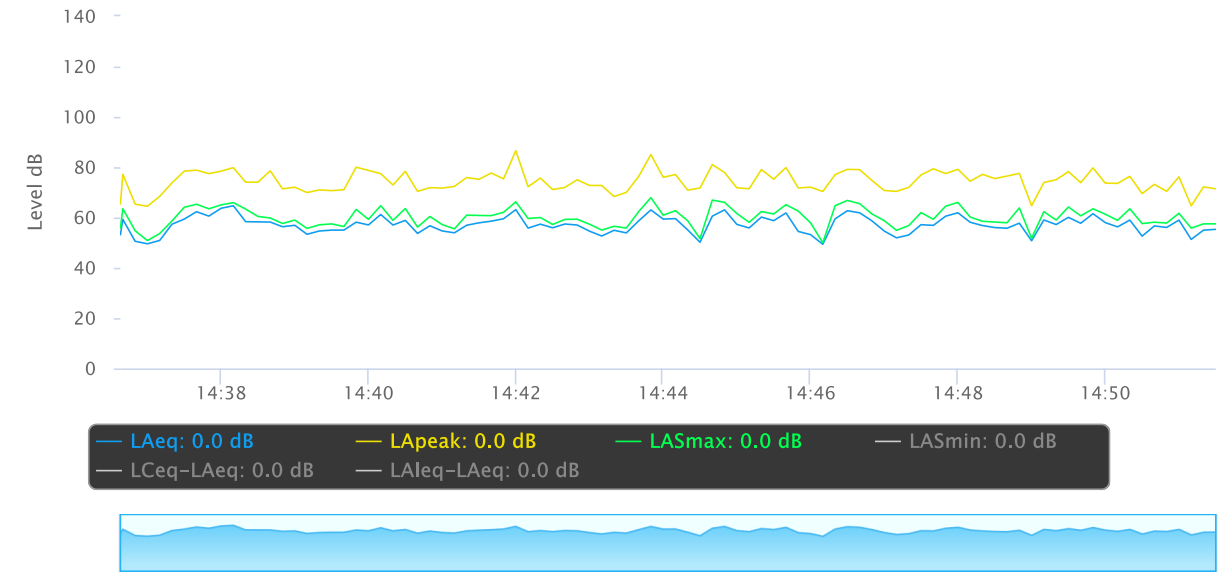
Any Data	A		C		Z	
	Level	Time Stamp	Level	Time Stamp	Level	Time Stamp
L_{eq}	58.3 dB		69.8 dB		--- dB	
$L_{S(max)}$	67.9 dB	2022-11-18 14:43:51	--- dB		--- dB	
$L_{S(min)}$	48.7 dB	2022-11-18 14:46:20	--- dB		--- dB	
$L_{Peak(max)}$	86.5 dB	2022-11-18 14:42:01	--- dB		--- dB	

Overloads	Count	Duration	OBA Count	OBA Duration
	0	0:00:00.0	0	0:00:00.0

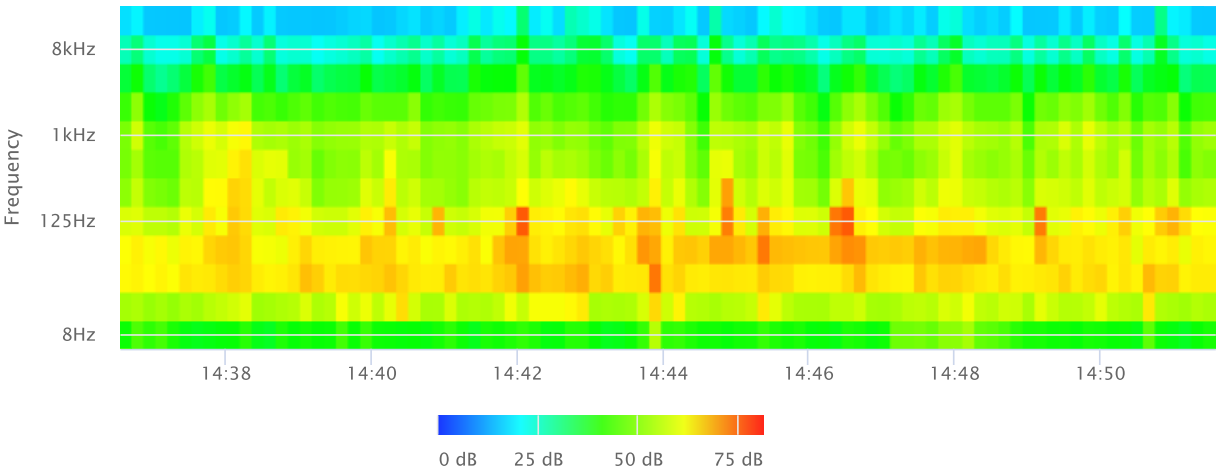
Statistics

LAS 2.0	64.9 dB
LAS 8.0	62.3 dB
LAS 25.0	58.9 dB
LAS 50.0	56.7 dB
LAS 66.6	55.3 dB
LAS 90.0	51.2 dB

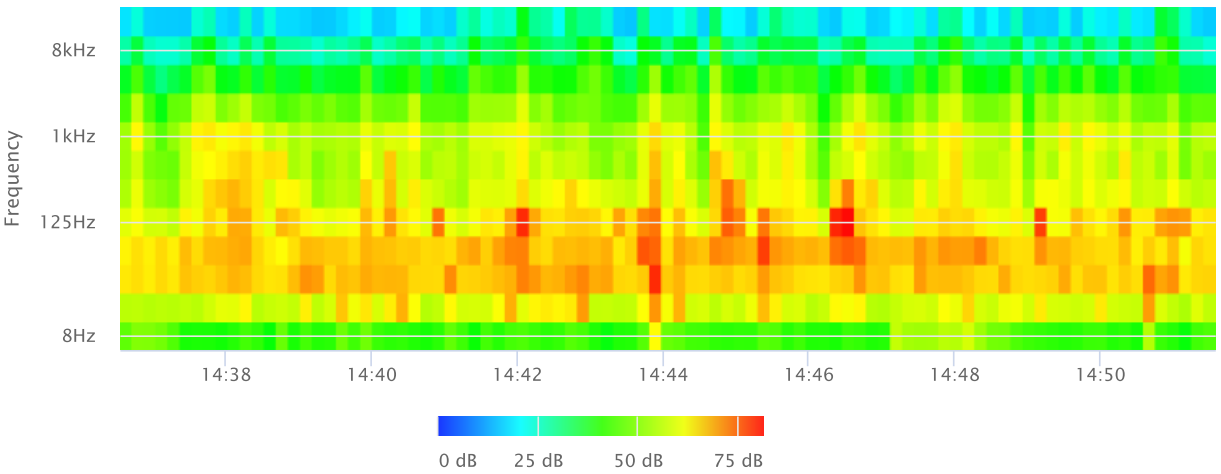
Time History



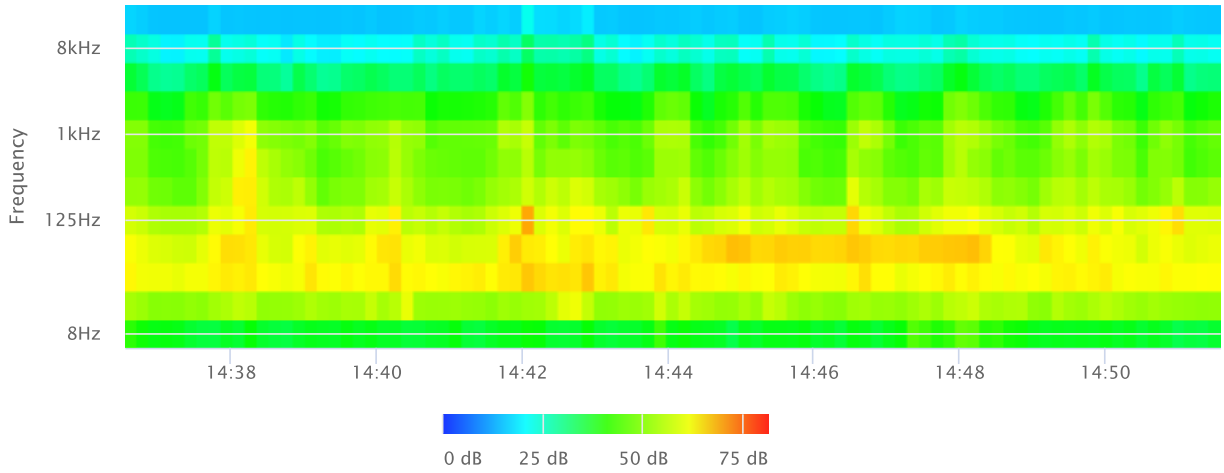
OBA 1/1 Leq



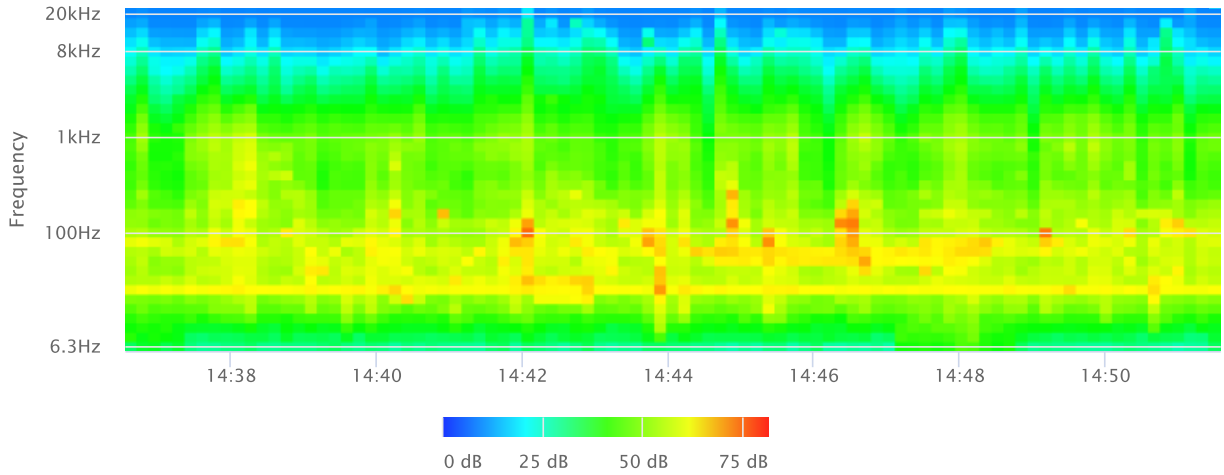
OBA 1/1 Lmax



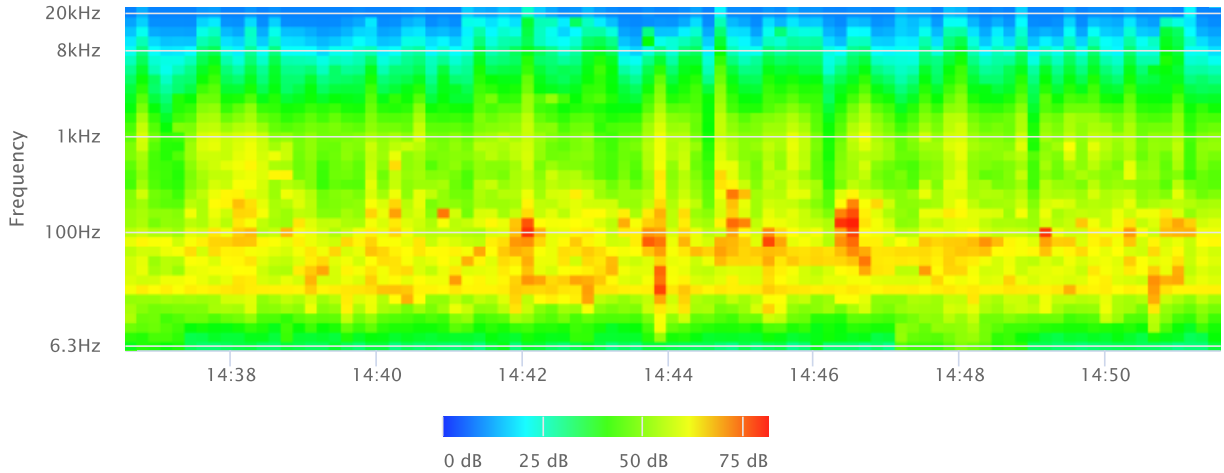
OBA 1/1 Lmin



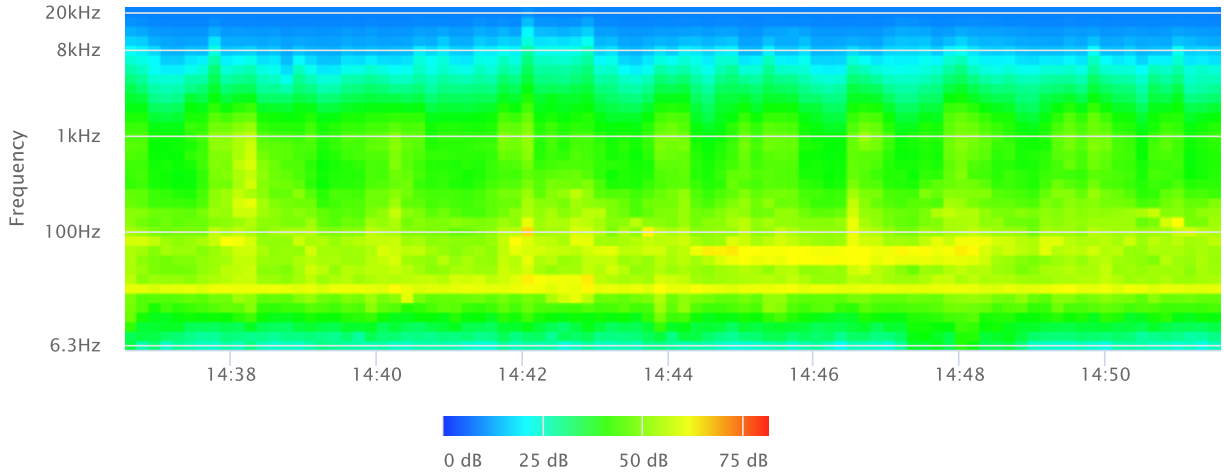
OBA 1/3 Leq



OBA 1/3 Lmax



OBA 1/3 Lmin


20kHz
8kHz
1kHz
100Hz
6.3Hz
Frequency
14:38
14:40
14:42
14:44
14:46
14:48
14:50

0 dB
25 dB
50 dB
75 dB

Measurement Report

Report Summary

Meter's File Name	LxT_Data.159.s	Computer's File Name	LxT_0003099-20221118 150354-LxT_Data.159.ldbin
Meter	LxT1 0003099		
Firmware	2.404		
User	Ian Edward Gallagher	Location	NM4 34°11'31.24"N 118°27'50.80"W
Job Description	15 minute noise measurement (1 x 15 minutes)		
Note	KWAQN Project 6278 Sepulveda Boulevard		
Start Time	2022-11-18 15:03:54	Duration	0:15:00.0
End Time	2022-11-18 15:18:54	Run Time	0:15:00.0
Pause Time	0:00:00.0		

Results

Overall Metrics

LA_{eq}	56.1 dB		
LAE	85.6 dB	SEA	--- dB
EA	40.5 µPa²h	LAFTM5	60.7 dB
EA8	1.3 mPa²h		
EA40	6.5 mPa²h		
LA_{peak}	88.6 dB	2022-11-18 15:16:29	
LAS_{max}	71.0 dB	2022-11-18 15:10:56	
LAS_{min}	42.7 dB	2022-11-18 15:17:08	
LA_{eq}	56.1 dB		
LC_{eq}	65.8 dB	LC_{eq} - LA_{eq}	9.7 dB
LAI_{eq}	58.0 dB	LAI_{eq} - LA_{eq}	2.0 dB

Exceedances

	Count	Duration
LAS > 65.0 dB	6	0:00:28.0
LAS > 85.0 dB	0	0:00:00.0
LApeak > 135.0 dB	0	0:00:00.0
LApeak > 137.0 dB	0	0:00:00.0
LApeak > 140.0 dB	0	0:00:00.0

Community Noise

LDN	LDay	LNight
--- dB	--- dB	0.0 dB

LDEN	LDay	LEve	LNight
--- dB	--- dB	--- dB	--- dB

Any Data

	A		C		Z	
	Level	Time Stamp	Level	Time Stamp	Level	Time Stamp
L_{eq}	56.1 dB		65.8 dB		--- dB	
$L_{S(max)}$	71.0 dB	2022-11-18 15:10:56	--- dB		--- dB	
$L_{S(min)}$	42.7 dB	2022-11-18 15:17:08	--- dB		--- dB	
$L_{Peak(max)}$	88.6 dB	2022-11-18 15:16:29	--- dB		--- dB	

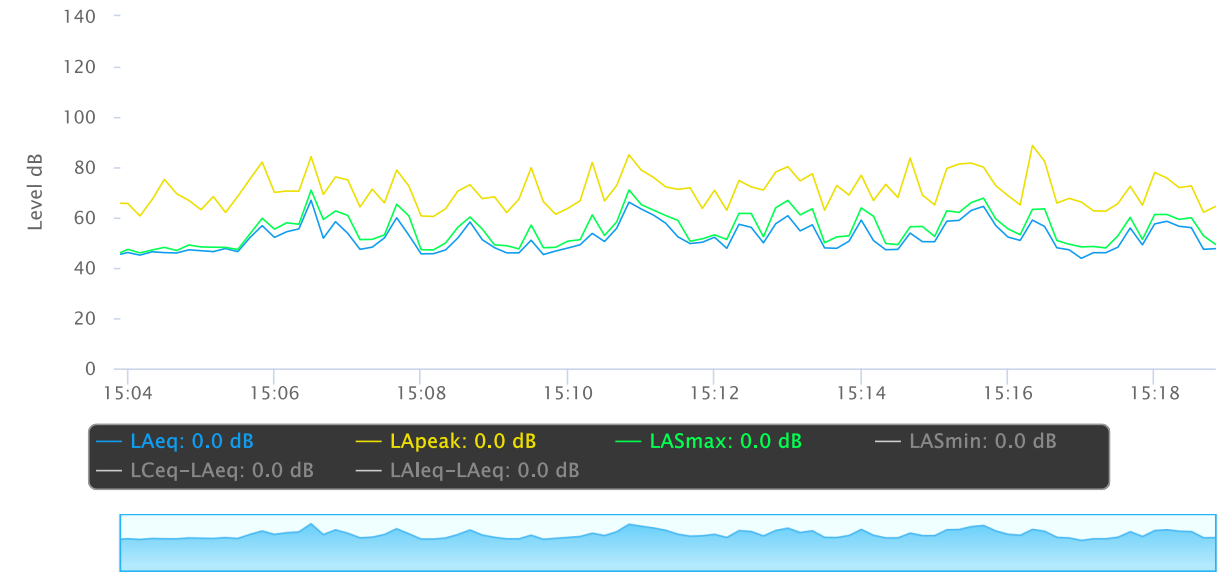
Overloads

Count	Duration	OBA Count	OBA Duration
0	0:00:00.0	0	0:00:00.0

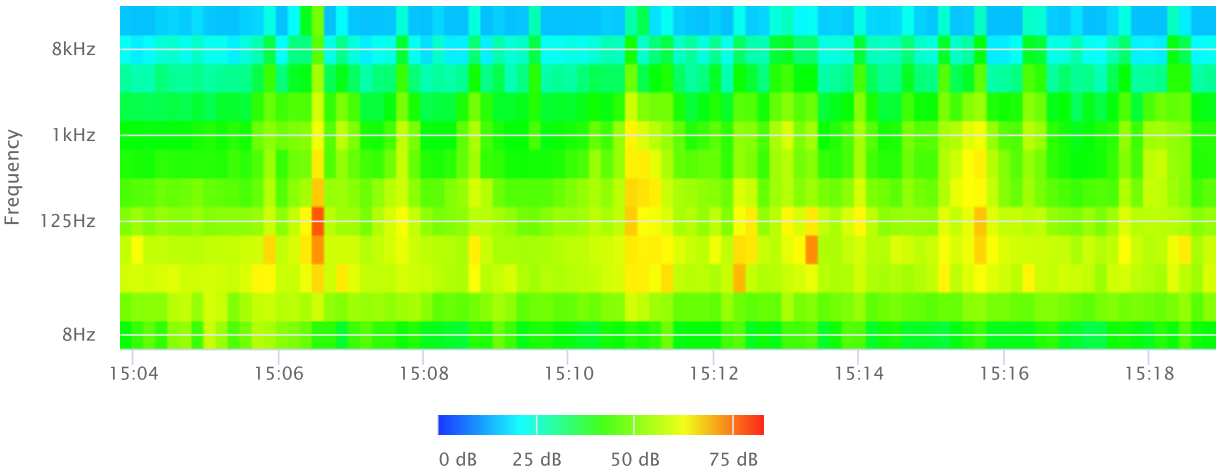
Statistics

LAS 2.0	65.0 dB
LAS 8.0	60.8 dB
LAS 25.0	55.1 dB
LAS 50.0	50.1 dB
LAS 66.6	47.8 dB
LAS 90.0	45.6 dB

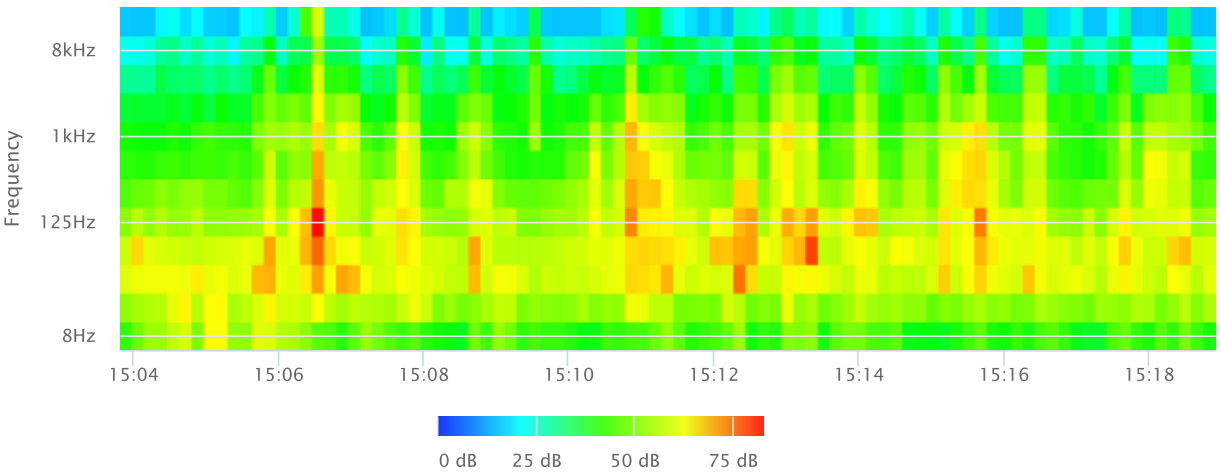
Time History



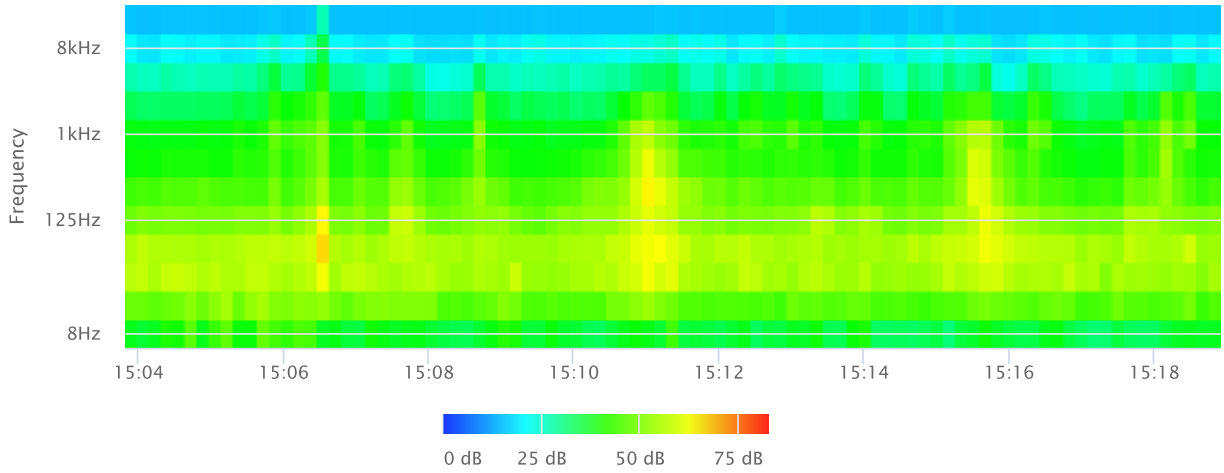
OBA 1/1 Leq



OBA 1/1 Lmax



OBA 1/1 Lmin



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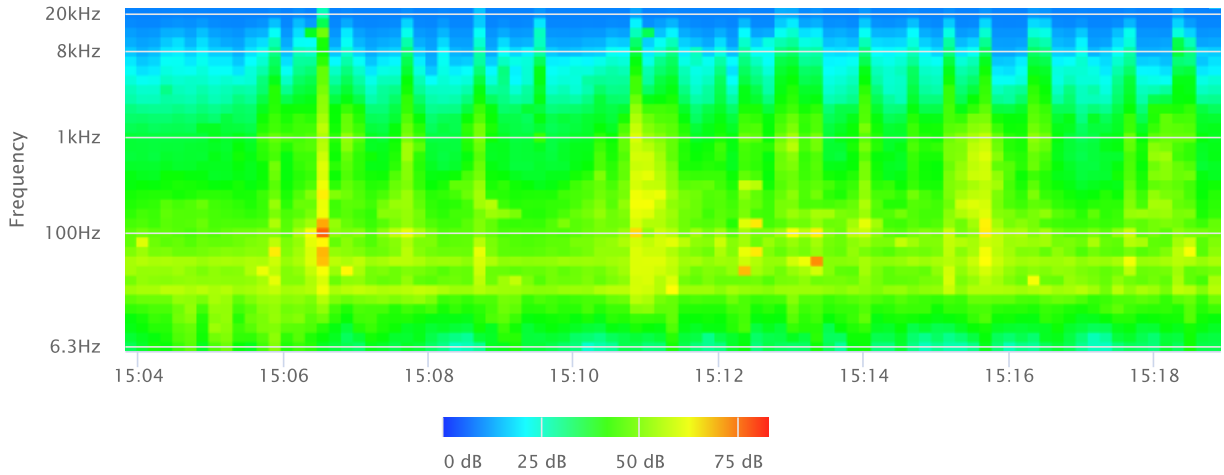

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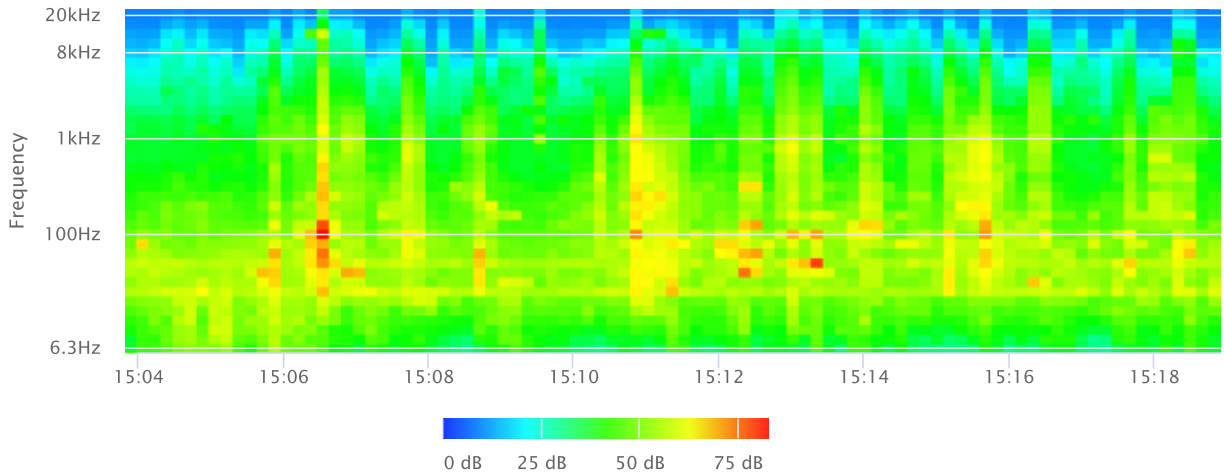

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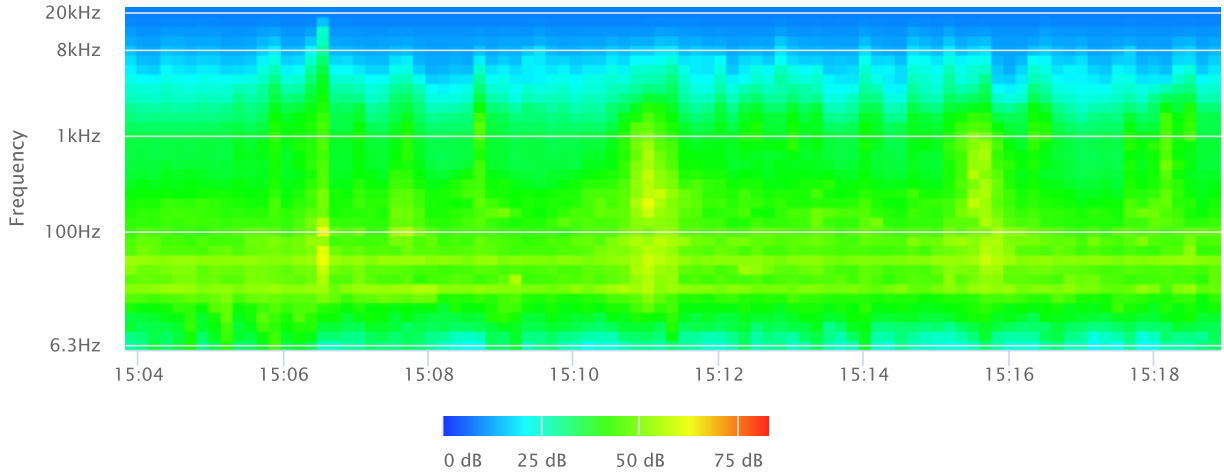
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8kHz
1kHz
100Hz
6.3Hz
Frequency
15:04
15:06
15:08
15:10
15:12
15:14
15:16
15:18

0 dB
25 dB
50 dB
75 dB

Appendix K

Service Letter Responses

LOS ANGELES PUBLIC LIBRARY
RESPONSE TO REQUEST FOR LIBRARY SERVICES INFORMATION
Proposed 6728 Sepulveda Boulevard
April 4, 2023

The Los Angeles Public Library location that would serve to project area of the Proposed 6728 Sepulveda Boulevard Project is:

- Van Nuys Branch Library

The requested information for this location is below.

There are no current plans to build new libraries that would serve this project area.

Any increase in the residential and/or commuter-adjusted population that is in close proximity to a library has a direct impact on library services with increased demands for library staffing, materials, computers, and information services. Therefore, mitigation measures may be necessary in order to lessen the impact to these services to a level that is appropriate for a given service population in accordance to the February 8, 2007 Board of Library Commissioners approved Branch Facilities Plan

On February 8, 2007, The Board of Library Commissioners approved a new Branch Facilities Plan. This Plan includes criteria for new Libraries, which recommends new size standards for the provision of LAPL facilities — 12,500 Square feet for community with less than 45,000 population and 14,500 square feet for community with more than 45,000 population and up to 20,000 square feet for a Regional branch. It also recommends that when a community reaches a population of 90,000, an additional branch library should be considered for the area.

The Los Angeles Public Library recommends a mitigation fee of $200 per capita based upon the projected population of the development. The funds will be used for library materials, technology, and/or facilities improvement. It is recommended that mitigation fees be paid for by the developer.

If you have any questions or require additional information, please contact the Los Angeles Public Library Facilities & Event Management Division at FacilityManagement@lapl.org.

Los Angeles Public Library
Location Information for EIR/ Request for Information

Branch Name

Van Nuys Branch Library

Address

6250 Sylmar Ave
Van Nuys, CA 91401

Hours

Mon: 10-8, Tue: 12-8, Wed: 10-8, Thu: 12-8, Fri: 9:30-5:30
Sat: 9:30-5:30, Sun: Closed

Size of Facility (sq. ft.)

12,814

Collection Size

35,466

Annual Circulation

1,055

Staffing Level

9

Volunteers

28

Service Population
Estimated from LA Times Mapping L.A. database and branch library community boundaries

113,094

Special Features

All branch libraries provide free access to computer workstations which are connected to the Library's information network. In addition to providing Internet access, these workstations enable the public to search LAPL's many electronic resources including the online catalog, subscription databases, word processing, language learning, literacy and a large historic document and photograph collection.

All branch libraries have:
Free Public Wi-Fi
Wireless & Mobile Printing
Reserve a Computer

This branch also has:
Early Learning for Families Area
Friends of Library Group
Meeting Room Rental
Scanner

LOS ANGELES UNIFIED SCHOOL DISTRICT

Facilities Services Division

October 5, 2022

Jennifer Johnson
633 West 5th Street, 6th Floor
Los Angeles, CA 90071

Re: 6728 Sepulveda Boulevard Project

Dear Ms. Jennifer Johnson,

In response to your request for information, please find a ***LAUSD Schools Enrollments and Capacities Report*** for the schools and programs serving the 6728 Sepulveda Boulevard Project located at 6728 Sepulveda Boulevard, Van Nuys, CA 91411 and 6715 Columbus Avenue, Van Nuys, CA 91405. The project is planned to contain 405 residential units, (including 41 affordable housing units, which is 10 percent of the total Project units). At this time reporting is based on individual project address, without reporting on the combined impacts of other project addresses served by the same schools. This report contains the most recent data available on operating capacities and enrollments, and is designed to address any questions pertaining to overcrowding and factors related to school capacity. All schools operate on single track calendar.

Please note that no new school construction is planned and the data in this report *already take into account*: portable classrooms on site, additions being built onto existing schools, student permits and transfers, programs serving choice areas, and any other operational activities or educational programming affecting the operating capacities and enrollments among LAUSD schools.

Additional information on LAUSD's Capital Improvement programs can be found on the Facilities Services Division main webpage at http://www.laschools.org/new-site/. Listings of residential schools and other programs serving the project can be found using LAUSD's Residential School Finder at http://rsi.lausd.net/ResidentSchoolIdentifier/.

The Developer Fee Justification Study with student generation rates can be found online at https://achieve.lausd.net/domain/921.

MASTER PLANNING AND DEMOGRAPHICS RESPONSE TO SPECIFIC QUESTIONS

Questions: 1 - 4 Please see LAUSD Schools Enrollments and Capacities Report details;

ATTACHMENTS

1. LAUSD SCHOOLS ENROLLMENTS AND CAPACITIES REPORT

Sincerely,

Vincent Maffei, Director
School Management Services and Demographics

LOS ANGELES POLICE DEPARTMENT

MICHEL R. MOORE
Chief of Police

Karen Bass
Mayor

P.O. Box 30158
Los Angeles, CA 90030
Telephone: (213) 486-0150
TTY: (877) 275-5273
Ref #:11.3

May 11, 2023

Jennifer Johnson
EcoTierra Consulting, Inc.
633 W 5th Street, 26th Floor
Los Angeles, CA 90071

Dear Jennifer Johnson: [ENV-0000-0000-EIR]

The proposed, "6728 Sepulveda Boulevard Project," is located at 6728 Sepulveda Boulevard, Van Nuys, CA 91411. This project has additional addresses. The project location is in Reporting District (RD) 0923. This RD falls within the geographical boundaries of the Los Angeles Police Department's (LAPD) Van Nuys Area. A project of this size could have an impact on police services within Northeast Area. The Department is available for advisement on crime prevention features appropriate for the design of the properties within the project.

Upon completion of the project, it is encouraged to provide the Commanding Officer of Van Nuys Community Police Station with a diagram copy of each portion of the property. Van Nuys Community Police Station's Commanding Officer is Captain III Marla Ciuffetelli. Van Nuys Community Police Station is located at 6240 Sylmar Avenue, Van Nuys, CA 91401 (RD 0935). Captain Ciuffetelli's phone number is (818) 374-9500. The diagram should include access routes and any additional information that might facilitate police response.

Should you have any further questions, please contact Police Officer III Jeff Nelson at the Public Engagement Section (PES), Office of Operations, Crime Prevention Through Environmental Design (CPTED) at (213) 486-6000 or via e-mail at CPTED@lapdonline.

Respectfully,

MICHEL R. MOORE
Chief of Police

BILL B. BROCKWAY, Commander
Department Homeless Coordinator
Office of Operations

The following report was prepared for the "The 6728 Sepulveda Boulevard Project" in accordance with Section 15083 of the California Environmental Quality Act (CEQA).

Project Location / Description:

The "6728 Sepulveda Boulevard Project" site is located at 6728 Sepulveda Boulevard, Van Nuys, CA 91406." This project will be constructed within the boundaries of the City of Los Angeles and located in LAPD's Van Nuys Area. Some of the communities in this area are Sepulveda, Sherman Oaks, Valley Glen, Van Nuys, Ventura Business District and West Van Nuys. (LAPD's Operations Valley Bureau).

A summarization of this project's Environmental Impact Report (E.I.R.) is to identify and assess the project's potential impact on public quality of life issues and concerns. This is in accordance with Section 15083 of the California Environmental Quality Act (CEQA). This E.I.R. will also address the project's potential impact on police protection services, the resources needed, the resources available and the impact these services and resources will have on the immediate community.

Purpose of Proposed Project:

The proposed "The 6728 Sepulveda Boulevard Project" site includes the construction of a 268,229 square foot, 405 unit (including 41 affordable housing units) residential development comprised of a six-story structure with three subterranean parking levels with a maximum height of 66 feet. The project site is currently vacant. The project will incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the project will include 7,550 square feet of private open space in the form of balconies. The project will provide 556 total vehicular parking spaces and 194 bicycle parking spaces.

Project Distance and Times:

The 6728 Sepulveda Boulevard, Van Nuys, CA 91406 addresses are approximately 2 miles and 4 minutes from the Van Nuys Community Police Station.

These distances and times were calculated from a departure point starting from the Van Nuys Community Police Station. These arrival times were configured utilizing some traffic delays. Estimated times of arrival can vary depending on divisional call load, time of the day, traffic delays and types of calls being responded to.

The reporting district for Van Nuys Community Police Station is RD 0935. Their phone number is (818) 374-9500.

Divisional Geographic's / Demographics:

Van Nuys Community Police Station's geographical area of patrol is approximately 30 square miles. It consists of approximately 98 Reporting Districts. The service boundaries for Van Nuys Station are as follows:

To the ***West*** is Van Nuys Boulevard;

To the ***North*** Victory Boulevard,

To the ***East*** Hazeltine Avenue,

To the ***South*** Orange Line Busway

The proposed, "6728 Sepulveda Boulevard Project", will be in ***RD 0923 (Los Angeles Police Department's Van Nuys Division)***. The borders for ***RD 0923*** are as follows:

Reporting District 0923

To the ***West*** Sepulveda Boulevard.

To the ***North*** Vanowen Street;

To the ***East*** Van Nuys Boulevard,

To the ***South*** Victory Boulevard;

Van Nuys Division

Van Nuys Division has approximately 240 sworn personnel and 14 civilian support staff. Van Nuys staffing consists of 2 Captains, 5 Lieutenants, 31 Detectives, 30 Sergeants, 158 Police Officers and 14 Civilian employees.

To the north, Van Nuys Division borders LAPD'S Mission and Devonshire Divisions. To the west is LAPD's West Valley Division. To the south is LAPD's West Los Angeles Division. To the east is LAPD's North Hollywood Division.

Some of the communities in this area are Sepulveda, Sherman Oaks, Valley Glen, Van Nuys, Ventura Business District and West Van Nuys.

The residential population in the Van Nuys Area is estimated at 325,000 people, plus or minus (WIKIPEDIA and Los Angeles Almanac). The officer to resident ratio is 1 officer for every 993 residents (993:1). This is a given residential impact for a 30 square mile area. This population amount does not reflect citizens from outside the area visiting local businesses, churches, residences and educational institutions.

The Los Angeles Police Department
The Los Angeles Police Department currently has 9,035 sworn personnel and 3,318 civilian employees. These city police employees cater to a Los Angeles City population of approximately 3,985,516. This city population amount is current as of October 1, 2021 (according to 2010-2020 American Community Survey and the 2020 US Census for year 2020). Additionally, this amount does not include all residents and non-residents, but only reflects those individuals that responded to the 2020 Census.

This population equates to a resident to officer ratio of 433 residents for every 1 officer (433:1). The 3,985,516-population amount depicts a firm registered value of population for the City of Los Angeles. However, this number can also be fluid.

The ethnic breakdown of the City of Los Angeles, according to the 2010-2020 American Community Survey and Wikipedia is:

- 46.9% Hispanic / Latin
- 28.9% White (Non-Hispanic)
- 11.7% Asian
- 8.3% Black / African American
- 0.73% Native American
- 0.16% Native Hawaiian / Pacific Islander
- 3.4% Other/two or more races

Divisional Support and Communication:

There are many specialized support units, divisions, sections and services available to Van Nuys Division within the LAPD (i.e., Air Support, Detectives, Bike Unit, K9 and Metro/SWAT) to support any additional policing needs Van Nuys Division may encounter. These services are available to supplement and complement Van Nuys area policing. In utilizing these available resources, the Los Angeles Police Department can meet the demanded needs of police services for the 6728 Sepulveda Boulevard Project.

Van Nuys Community Police Station's emergency response system is directly linked to the Los Angeles Police Department's Communication and Dispatch Center. Communication Division has the responsibility to staff this Dispatch Center. The staff are incident trained personnel that will respond to radioed and telephoned calls for service. They would then dispatch these requests to the proper emergency and non-emergency personnel required or requested. Then they would provide the city personnel involved with the necessary information to execute their duties for any given incident.

These operations are performed on a 24 hour a day, 7 days a week, 365 days a year basis. This includes 911 emergency calls (police, fire and medical). In referencing Communication Division, their main area of concentration is the dispatching and follow-up of police calls for service. Communication Division's "Emergency Operations Center" (EOC / DOC), also works in concert with the Los Angeles Fire Department's (LAFD) "Metropolitan Fire Communications Center" (MFC). Additional emergency response entities that Communication Division interacts with are, but not limited to, is the Los Angeles County Fire Department (LACoFD), the Los Angeles County Sheriff's Department (LASD) and other regional city police and fire agencies. This interaction is performed to ensure coordinated responses to all emergencies and incidents that occur, will occur

or have occurred in Los Angeles City and Los Angeles County regions.

Divisional and Citywide Response Times:

According to the Los Angeles Police Department's Computer Statistics (COMPSTAT) Division, the average police response time to emergency, high priority calls in the Van Nuys Area (Code 3 calls) was 4.1 minutes. This was done with a dispatch median time of 1.5 minutes. The medium high priority response time (Code 2) was 12.6 minutes. This was done with a dispatch median time of 4.0 minutes. Low priority, non-emergency response times, was 29.5 minutes. These low priority calls had a dispatch median time of 11.5 minutes.

Citywide response times during this same 4-week period was 4.8 minutes for emergency, high priority calls. The dispatch median time was 1.5 minutes. The medium high (Code 2 calls) priority response times were 15.8 minutes with a dispatch time of 4.5 minutes. Low priority response times were 31.0 minutes with a dispatch time of 13.7 minutes.

These response times were taken from the statistics submitted by Van Nuys Division to COMPSTAT, for a 4-week period between April 9, 2023 through May 6, 2023. During this same 4-week period, Van Nuys Division answered 313 emergency calls for service, 1,331 medium high priority calls and 991 low priority calls.

Citywide, for the same 4-week period, the Los Angeles Police Department answered 7,017 emergency calls for service, 26,740 medium high priority calls and 20,005 low priority calls. The response times stated are adequate performance times for this police division.

Statistics:

The following is one month of crime statistics for RD 0923 (The 6728 Sepulveda Boulevard Project) and Van Nuys Division 5-year crime statistics for the years 2019-2023. Also included are Citywide crime statistics, broken down by month for the same period.

Van Nuys Division Crime YTD and 5-year totals	**2023**	**2022**	**2021**	**2020**	**2019**	**Crime in RD 0923 04-09-2023 / 05-06-2023**
Violent Crime	308	308	261	265	276	8
Property Crime	1,628	1,501	1,417	1,457	1,613	28
Homicide	3	2	3	3	2	0
Rape	11	11	10	12	9	0
Robbery	87	82	65	84	95	1
Aggravated Assault	207	213	183	166	170	7
Burglary	257	316	201	195	251	6
Motor Vehicle Theft	373	337	383	257	219	8
Burglary Theft from Vehicle	482	486	497	548	509	11
Personal / Other Theft	516	362	336	457	634	3

Supplemental Divisions, 5-year crime totals. This graph left blank intentionally:

Division --- Crime YTD and 5-year totals	**2023**	**2022**	**2021**	**2020**	**2019**	**Crime in RD 0000** 0-0-2022 / 0-0-2022
Violent Crime		--	--	--	--	--
Property Crime		--	--	--	--	--
Homicide		--	--	--	--	--
Rape		--	--	--	--	--
Robbery		--	--	--	--	--
Aggravated Assault		--	--	--	--	--
Burglary		--	--	--	--	--
Motor Vehicle Theft		--	--	--	--	--
Burglary Theft from Vehicle		--	--	--	--	--
Personal / Other Theft		--	--	--	--	--

Citywide 5-year crime totals:

Citywide Crime Statistics Crime YTD and 5-year totals	**2023**	**2022**	**2021**	**2020**	**2019**	**Crime in RD 0000** 00-00-2023 / 00-00-2022
Violent Crime	9,566	30,927	30,529	28,465	29,001	--
Property Crime	34,711	102,071	92,091	86,612	95,211	--
Homicide	93	383	402	355	258	--
Rape	408	1,412	1,563	1,541	1,864	--
Robbery	2,709	9,100	8,497	8,014	9,636	--
Aggravated Assault	6,356	20,032	20,067	18,555	17,243	--
Burglary	4,906	14,785	13,007	13,750	13,672	--
Motor Vehicle Theft	8,216	25,901	24,555	21,462	15,772	--
Burglary Theft from Vehicle	10,770	31,997	29,640	27,637	31,105	--
Personal / Other Theft	10,819	29,388	24,889	23,763	34,662	--

Divisional year totals, month to month:

2023 Van Nuys Crime Statistics	Violen Crime	Property Crimes	Homicide	Rape	Robbery	Aggravated Assault	Burglary	Motor Vehicle Theft	Burglary Theft from Vehicle	Personal/Other Theft
JAN	67	281	0	2	24	41	64	57	82	78
FEB	135	706	2	4	44	85	116	161	116	198
MAR	200	1,060	2	8	60	130	175	244	330	311
APR	282	1,523	3	11	82	186	238	356	454	475
MAY	324	1721	3	12	92	217	272	381	500	568
JUN	--	--	--	--	--	--	--	--	--	--
JUL	--	--	--	--	--	--	--	--	--	--
AUG	--	--	--	--	--	--	--	--	--	--
SEP	--	--	--	--	--	--	--	--	--	--
OCT	--	--	--	--	--	--	--	--	--	--
NOV	--	--	--	--	--	--	--	--	--	--
DEC	--	--	--	--	--	--	--	--	--	--

Citywide year totals, month to month:

2023 City Wide Crime Statistics	Violent Crimes	Property Crimes	Homicide	Rape	Robbery	Aggravated Assault	Burglary	Motor Vehicle Theft	Burglary Theft from Vehicle	Personal/Other Theft
JAN	1,953	6,738	19	78	588	1,268	1,017	1,769	2,282	1,670
FEB	4,106	14,926	39	163	1,182	2,722	2,088	3,650	4,971	4,217
MAR	6,199	22,753	55	261	1,771	4,112	3,213	5,547	7,272	6,721
APR	8,967	32,583	91	381	2,573	5,922	4,659	7,744	10,176	10,004
MAY	--	--	--	--	--	--	--	--	--	--
JUN	--	--	--	--	--	--	--	--	--	--
JUL	--	--	--	--	--	--	--	--	--	--
AUG	--	--	--	--	--	--	--	--	--	--
SEP	--	--	--	--	--	--	--	--	--	--
OCT	--	--	--	--	--	--	--	--	--	--
NOV	--	--	--	--	--	--	--	--	--	--
DEC	--	--	--	--	--	--	--	--	--	--

Van Nuys Area

5 Year Comparison Report (Current v Previous)
Weeks Ending: April 29, 2023

CRIME	2023	2022	% CHG	2022	2021	% CHG	2021	2020	% CHG	2020	2019	% CHG	2019
Homicide	3	2	50.0%	2	3	-33.3%	3	3	0.0%	3	2	50.0%	2
Rape(121,122,815,820,821)	11	11	0.0%	11	10	10.0%	10	12	-16.7%	12	9	33.3%	9
Robbery	82	77	6.5%	77	63	22.2%	63	80	-21.3%	80	92	-13.0%	92
Aggravated Assault*	186	205	-9.3%	205	167	22.8%	167	154	8.4%	154	160	-3.8%	160
Total Violent Crimes	**282**	**295**	**-4.4%**	**295**	**243**	**21.4%**	**243**	**249**	**-2.4%**	**249**	**263**	**-5.3%**	**263**
Burglary	238	300	-20.7%	300	191	57.1%	191	173	6.7%	179	241	-25.7%	241
Motor Vehicle Theft	356	318	11.9%	318	365	-12.9%	365	241	51.5%	241	210	14.8%	210
BTFV	454	466	-2.6%	466	473	-1.5%	473	509	-7.1%	509	485	4.9%	485
Personal/Other Theft	475	341	39.3%	341	314	8.6%	314	438	-28.3%	438	600	-27.0%	600
Total Property Crimes	**1523**	**1425**	**6.9%**	**1425**	**1343**	**6.1%**	**1343**	**1367**	**-1.8%**	**1367**	**1536**	**-11.0%**	**1536**

Citywide

5 Year Comparison Report (Current v Previous)
Weeks Ending: April 29, 2023

CRIME	2023	2022	% CHG	2022	2021	% CHG	2021	2020	% CHG	2020	2019	% CHG	2019
Homicide	91	120	-24.2%	120	116	3.4%	116	91	27.5%	91	82	11.0%	82
Rape(121,122,815,820,821)	381	513	-25.7%	513	492	4.3%	492	557	-11.7%	557	604	-7.8%	604
Robbery	2573	3074	-16.3%	3074	2574	19.4%	2574	2699	-4.6%	2699	3144	-14.2%	3144
Aggravated Assault*	6922	8336	-6.5%	8336	5974	6.1%	5974	5187	15.2%	5187	5297	-2.1%	5297
Total Violent Crimes	**8967**	**10043**	**-10.7%**	**10043**	**9166**	**9.7%**	**9156**	**8534**	**7.3%**	**8534**	**9127**	**-6.5%**	**9127**
Burglary	4359	4743	-1.8%	4743	4166	13.9%	4166	4421	-5.8%	4421	4706	-6.1%	4706
Motor Vehicle Theft	7744	8702	-11.0%	8702	7502	16.0%	7502	6147	22.0%	6147	5256	17.0%	5256
BTFV	10176	10703	-4.9%	10703	9266	15.5%	9266	10070	-8.0%	10070	10064	0.1%	10064
Personal/Other Theft	10004	9258	8.1%	9258	7279	27.2%	7279	9038	-19.5%	9038	11299	-20.0%	11299
Total Property Crimes	**32583**	**33406**	**-2.5%**	**33406**	**28213**	**18.4%**	**28213**	**29676**	**-4.9%**	**29676**	**31325**	**-5.3%**	**31325**

There are no planned improvements to the Van Nuys Area Community Police Station and or it's protection facilities currently. These planned project improvements and or non-planned improvements are intended only for the service areas of the "6728 Sepulveda Boulevard Project" site.

Additionally, at this time, there are no special police protection requirements needed by law enforcement because of the specific attributes of the 6728 Sepulveda Boulevard site.

The 6728 Sepulveda Boulevard, individually or combined with other past or present projects, will not result in the need for new or altered police facilities.

This concludes the 6728 Sepulveda Boulevard Project, Environmental Impact Report. If there are any further questions regarding this report, please email them to CPTED@lapd.online for the fastest response time.

Thank you for your patience.

Prepared by:

Officer Jeff Nelson, CPD
Los Angeles Police Department
Public Engagement Section
Crime Prevention Through Environmental Design

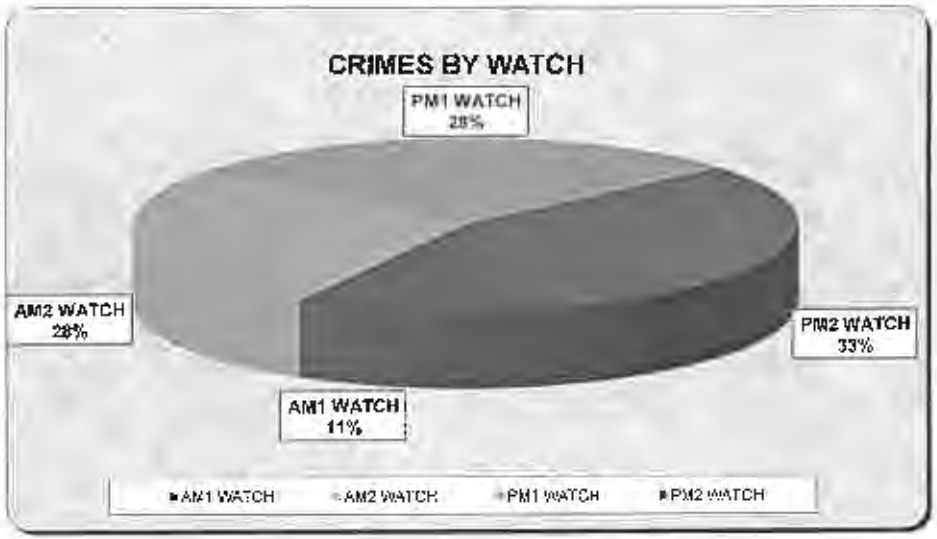
100 West 1st Street, RM 250
Los Angeles, CA. 90012
E-mail: CPTED@lapd.online
213-486-6000

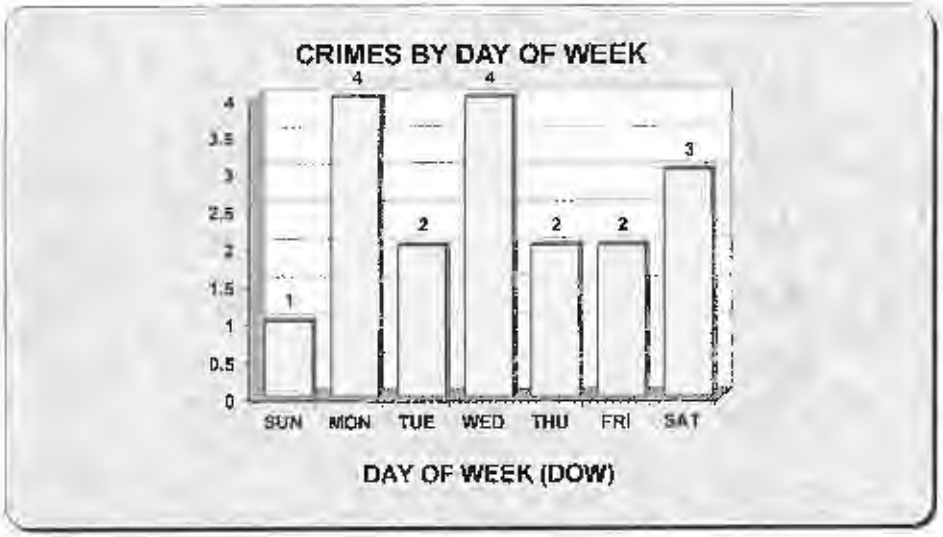
VIOLENT CRIMES BY WATCH REPORT
BY AREA
REPORT COVERING THE WEEK OF 05/07/2023 THRU 05/13/2023

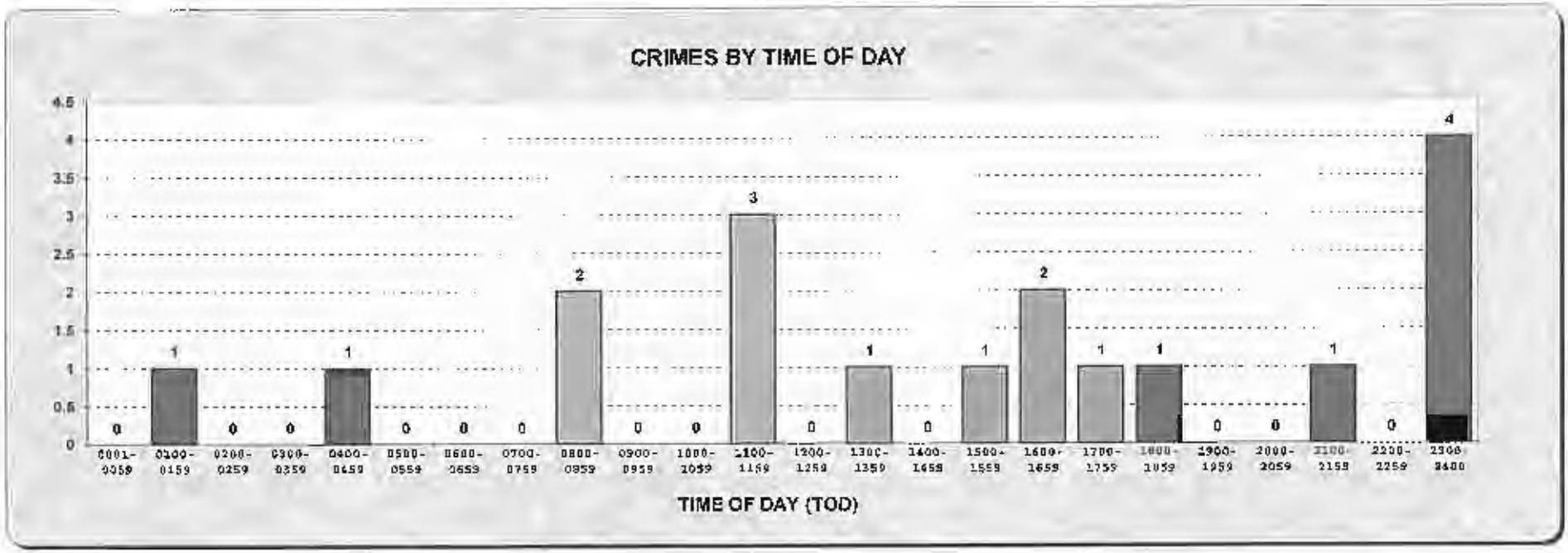
AREA_DESC Van Nuys

Watch	TIME OF DAY	SUN	MON	TUE	WED	THU	FRI	SAT	Grand Total
AM1 WATCH	0001-0059	0	0	0	0	0	0	0	0
	0100-0159	0	0	0	0	0	1	0	1
	0200-0259	0	0	0	0	0	0	0	0
	0300-0359	0	0	0	0	0	0	0	0
	0400-0459	0	0	1	0	0	0	0	1
	0500-0559	0	0	0	0	0	0	0	0
AM1 WATCH Total		**0**	**0**	**1**	**0**	**0**	**1**	**0**	**2**
AM2 WATCH	0600-0659	0	0	0	0	0	0	0	0
	0700-0759	0	0	0	0	0	0	0	0
	0800-0859	0	0	1	0	1	0	0	2
	0900-0959	0	0	0	0	0	0	0	0
	1000-1059	0	0	0	0	0	0	0	0
	1100-1159	0	2	0	1	0	0	0	3
AM2 WATCH Total		**0**	**2**	**1**	**1**	**1**	**0**	**0**	**5**
PM1 WATCH	1200-1259	0	0	0	0	0	0	0	0
	1300-1359	0	0	0	0	1	0	0	1
	1400-1459	0	0	0	0	0	0	0	0
	1500-1559	0	0	0	1	0	0	0	1
	1600-1659	1	0	0	0	0	0	1	2
	1700-1759	0	1	0	0	0	0	0	1
PM1 WATCH Total		**1**	**1**	**0**	**1**	**1**	**0**	**1**	**5**
PM2 WATCH	1800-1859	0	0	0	1	0	0	0	1
	1900-1959	0	0	0	0	0	0	0	0
	2000-2059	0	0	0	0	0	0	0	0
	2100-2159	0	0	0	1	0	0	0	1
	2200-2259	0	0	0	0	0	0	0	0
	2300-2400	0	1	0	0	0	1	2	4
PM2 WATCH Total		**0**	**1**	**0**	**2**	**0**	**1**	**2**	**6**
Grand Total		**1**	**4**	**2**	**4**	**2**	**2**	**3**	**18**

VIOLENT CRIMES BY WATCH REPORT





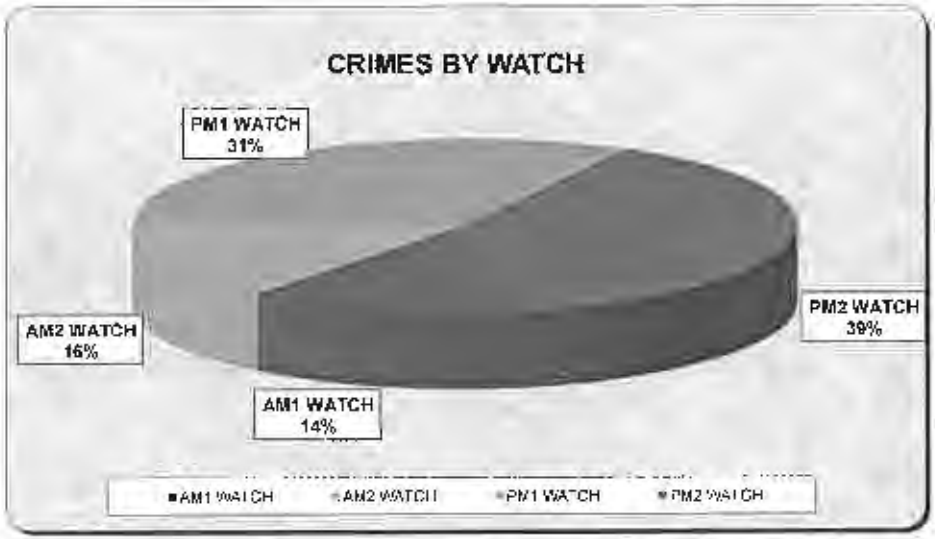


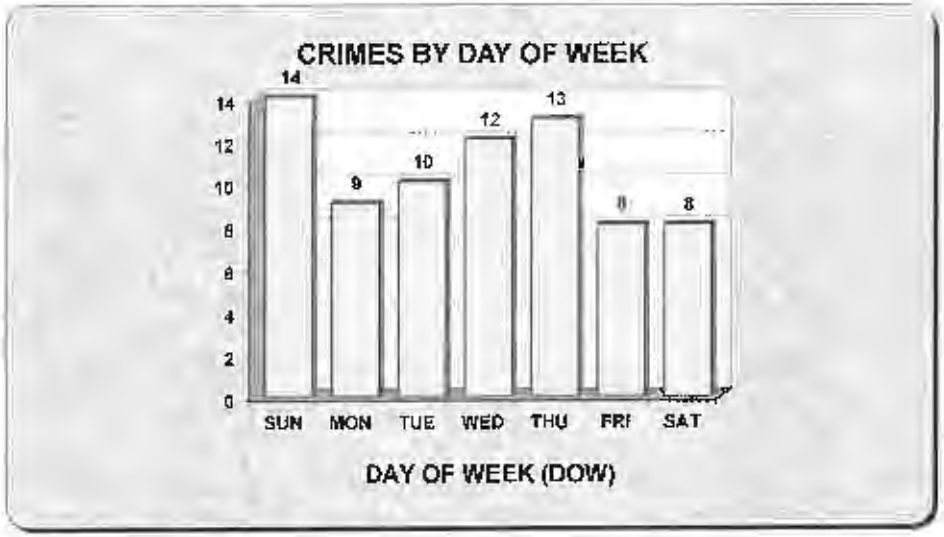
PART 1 CRIMES BY WATCH REPORT
BY AREA
REPORT COVERING THE WEEK OF 05/07/2023 THRU 05/13/2023

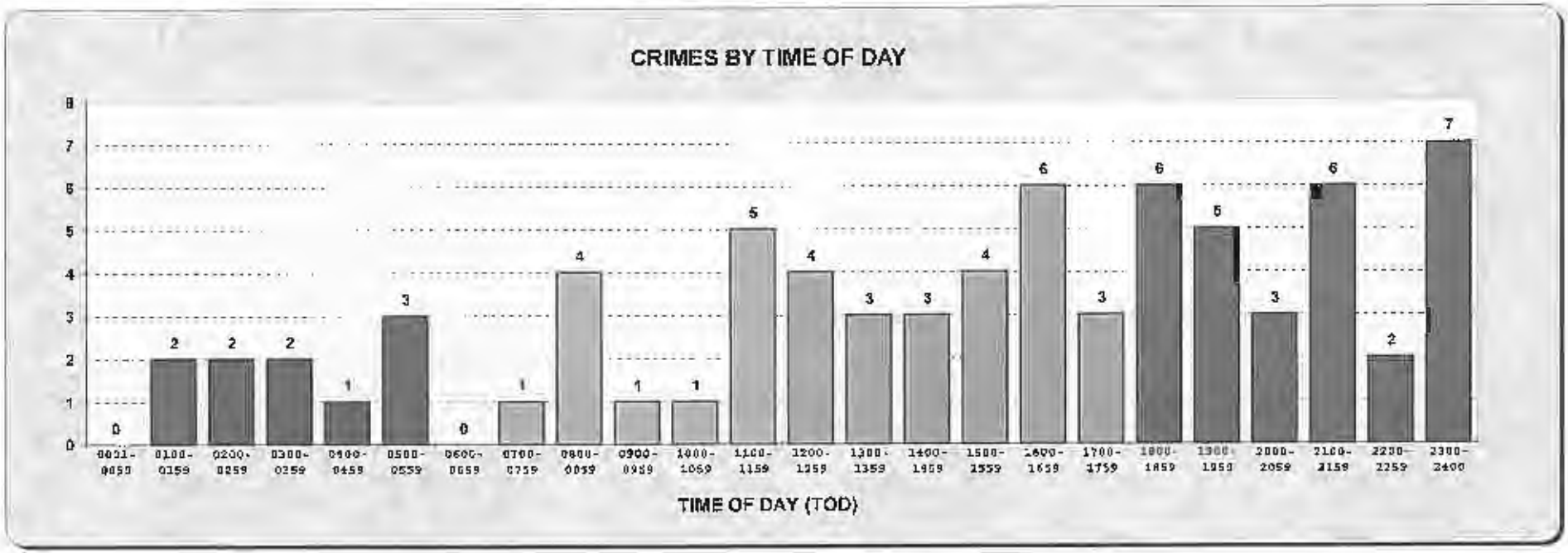
AREA_DESC Van Nuys

Watch	TIME OF DAY	SUN	MON	TUE	WED	THU	FRI	SAT	Grand Total
AM1 WATCH	0001-0059	0	0	0	0	0	0	0	0
	0100-0159	0	0	1	0	0	1	0	2
	0200-0259	1	0	0	0	0	0	1	2
	0300-0359	2	0	0	0	0	0	0	2
	0400-0459	0	0	1	0	0	0	0	1
	0500-0559	1	0	0	1	0	1	0	3
AM1 WATCH Total		4	0	2	1	0	2	1	10
AM2 WATCH	0600-0659	0	0	0	0	0	0	0	0
	0700-0759	0	0	0	0	0	1	0	1
	0800-0859	0	0	2	0	2	0	0	4
	0900-0959	1	0	0	0	0	0	0	1
	1000-1059	1	0	0	0	0	0	0	1
	1100-1159	0	3	0	1	0	0	1	5
AM2 WATCH Total		2	3	2	1	2	1	1	12
PM1 WATCH	1200-1259	0	2	0	1	1	0	0	4
	1300-1359	0	0	1	0	2	0	0	3
	1400-1459	3	0	0	0	0	0	0	3
	1500-1559	0	1	1	1	1	0	0	4
	1600-1659	1	0	0	1	2	0	2	6
	1700-1759	0	1	1	0	1	0	0	3
PM1 WATCH Total		4	4	3	3	7	0	2	23
PM2 WATCH	1800-1859	0	0	1	3	0	2	0	6
	1900-1959	1	0	1	1	2	0	0	5
	2000-2059	1	0	0	1	0	0	1	3
	2100-2159	1	1	1	1	1	1	0	6
	2200-2259	0	0	0	0	0	1	1	2
	2300-2400	1	1	0	1	1	1	2	7
PM2 WATCH Total		4	2	3	7	4	5	4	29
Grand Total		14	9	10	12	13	8	8	74

PART 1 CRIMES BY WATCH REPORT







6728 SEPULVEDA BOULEVARD PROJECT ADDENDUM

The 6728 Sepulveda Boulevard planned project, located at 6728 Sepulveda Boulevard, Van Nuys, CA 91411 and 6715 Columbus Avenue, Van Nuys, CA 91405 in the Van Nuys – North Sherman Oaks Community Plan Area and served by these schools:

- Columbus Elementary School
- Van Nuys Middle School
- Van Nuys High School

The Van Nuys – North Sherman Oaks Community Plan is an area which continues to experience rapid residential development growth. Within the localized Project area which is served by 3 schools identified above. There are currently several known residential developments under construction which would be served by all of the same schools as the Project address.

As a demonstration of the scale and concentration of developments within the Van Nuys – North Sherman Oaks Community Plan. There are over 7 other developments already in construction or planned for the general area, which will also be served by one or more of the same schools. Depending on the number of families with children housed in the new developments, schools may be impacted by additional enrollments. Note that student generation rates developed at the District level are designed to deliver macro-level rates and may not reflect variances in more localized rates of students generated by new developments.

As seen in the LAUSD Enrollment and Capacities Report, there is a potential for resident area seating shortages at Van Nuys Middle School and Van Nuys High School in the future. Therefore, when considering the combined impacts of developments, planned and under construction, there is an increasing potential for future seating shortages among the schools serving the Project area.
Studies are initiated for schools which have a shortage of seats to determine how to adjust for enrollments exceeding capacity. Modifications to school capacities have been addressed through attendance boundary changes, transporting students to neighboring schools that have space available (Capacity Adjustment Program, or CAP), by implementing year round calendars at schools, or the building of additions at existing schools. At this time, no new school construction is planned. The District is committed to maintaining single-track calendars at all schools.

PROJECT SERVED: 6728 Sepulveda Boulevard Project located at 6728 Sepulveda Boulevard, Van Nuys, CA 91411 and 6715 Columbus Avenue, Van Nuys, CA 91405. The project is planned to contain 405 residential units, (including 41 affordable housing units, which is 10 percent of the total Project units).

SCHOOL YEAR: 2020-2021

1	2	3	4	5	6	7	8	9	10
Cost Center Code	School Name	Capacity	Resident Enrollment	Actual Enrollment	**Current seating overage/(shortage)**	Overcrowded **Now**?	Projected Enrollment	**Projected seating overage/(shortage)**	Overcrowding Projected in **Future**?
1743201	Columbus Ave El	454	479	427	(25)	**Yes**	387	67	**No**
1843401	Van Nuys MS	1108	1366	788	(258)	**Yes**	1211	(103)	**Yes**
1889301	Van Nuys SH	2264	3725	2182	(1461)	**Yes**	3710	(1446)	**Yes**

Schools Planned to Relieve Known Overcrowding

NONE

NOTES:

[1] School's ID code.

[2] School's name

[3] School's operating capacity. The maximum number of students the school can serve with the school's classroom utilization. Excludes capacity allocated to charter co-locations. Includes capacity for dual language and magnet programs.

[4] The total number of students living in the school's attendance area and who are eligilble to be served by school programs as of the start of the school year. Includes resident students enrolled at any dual language or on-site magnet centers.

[5] The number of all students actually attending all programs at the school at the start of the reported school year. Includes all dual language and magnet students.

[6] Reported school year seating overage or (shortage): equal to (capacity) - (resident enrollment).

[7] Reported school year overcrowding status of school. The school is overcrowded if any of these conditions exist:
-There is a seating shortage.
-There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats.

[8] Projected 5-year total number of students living in the school's attendance area and who are eligible to be served by school programs as of the start of the school year. Includes resident students enrolled at any dual language or on-site magnet centers.

[9] Projected seating overage or (shortage): equal to (capacity) - (projected enrollment).

[10] Projected overcrowding status of school. The school will be considered overcrowded in the future if any of these conditions exist:
-There is a seating shortage in the future.
-There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats in the future.

° Magnet Schools with Resident Kindergarten Enrollment: Resident enrollment is reported for Kindergarten only. Actual enrollment is reported for all grades in school. Projected data not reported.

* Enrollment is by application only.

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October 11, 2022

Jennifer Johnson
Project Manager
633 West 5th Street, 26th Floor
Los Angeles, CA 90071

REQUEST FOR INFORMATION REGARDING RECREATIONAL AND PARK SERVICES FOR THE BLOC PROJECT IN THE CITY OF LOS ANGELES

Dear Ms. Johnson:

The following has been prepared in response to your request for Recreation and Parks information relative to the proposed 6728 Sepulveda Boulevard Project. This project proposes the development of a residential project with 405 residential dwelling units on a site generally located at 6728 Sepulveda Boulevard and 6715 Columbus Avenue, and is located in the Van Nuys-North Sherman Oaks Community Plan.

1. *Which parks and recreational facilities would serve the proposed project?*

The following Department of Recreation and Parks facilities are classified as neighborhood parks and are located within a two-mile radius of the project site:

- Greenwood Square Park, located at 14101 West Sherman Way
- Hartland Mini-Park, located at 6830 North Woodman Avenue
- Marson Park, located at 15262 West Marson Street

The following Department of Recreation and Parks facilities are classified as community parks and are located within a five-mile radius of the project site:

- Andres and Maria Cardenas Recreation Center, located at 14740 West Blythe Street
- Branford Park, located at 13310 West Branford Street
- Cleveland High School Pool, located at 8120 North Vanalden Avenue
- Delano Park, 15100 West Erwin Street
- Encino Park, located at 16953 West Ventura Boulevard
- Fernangeles Recreation Center, located at 8851 North Laurel Canyon Boulevard
- North Hills Community Park, located at 8756 North Parthenia Place
- North Hollywood Park, located at 11430 West Chandler Boulevard

- Panorama City Recreation Center, located at 8600 North Hazeltine Avenue
- Porter Ranch Park, located at 11000 North Tampa Avenue
- Reseda Park, located at 18411 West Victory Boulevard
- Sepulveda Recreation Center, located at 8825 North Kester Avenue
- Sheldon-Arleta Park, located at 12455 Wicks Drive
- Strathern Park, North, located at 8041 North Whitsett Avenue
- Studio City Recreation Center, located at 12505 West Moorpark Street
- Tarzana Recreation Center, located at 5655 North Vanalden Avenue
- Tiara Street Park, located at 11480 West Tiara Street
- Valley Plaza Park, located at 12240 West Archwood Street
- Van Nuys – Shermon Oaks, located at 14201 West Huston Street
- Van Nuys Multipurpose Center, located at 6514 North Sylmar Avenue
- Van Nuys Recreation Center, located at 14301 West Vanowen Avenue

The following Department of Recreation and Parks facilities are classified as regional parks and are located within a ten-mile radius of the project site:

- Aliso Canyon Park, located at 18041 West Rinaldi Street
- Andres Pico Adobe, located at 10940 North Sepulveda Boulevard
- Beverly Glen Park, located at 2448 North Angelo Drive
- Browns Creek Park, located at 11700 North Browns Canyon Road
- Campo De Cahuenga, located at 3919 North Lankershim Boulevard
- Caplow Property, located at 20856 West Mulholland Drive
- Chatsworth Reservoir Site, located at 8751-9461 North Valley Circle Boulevard
- Coldwater Canyon Park, located at 12601 North Mulholland Drive
- Corbin Canyon Park, located at 4720 North Corbin Avenue
- Deervale – Stone Canyon Park, located at 14890 West Valley Vista Boulevard
- Eddleston Park, located at 11820 North Reseda Boulevard
- Griffith Park, located at 4730 North Crystal Springs Drive
- Hansen Dam Recreation Area, located at 12074 West Osborne Street
- Holmby Park, 601 Club View Drive
- Laurel Canyon Mulholland Park, located at 8100 West Mulholland Drive
- Limekiln Canyon Park, located at 19585 West Rinaldi Street
- Mandeville Canyon Park, located at 2660 North Westridge Road
- Moonshine Canyon Park, located at 19900 West Sesnon Boulevard
- Oakridge Residence, located at 18700 West Devonshire Street
- Old Mission Trail, located at Between Oso Canyon and Limekiln Canyon Roads
- O'Melveny Park, located at 17300 North Sesnon Boulevard
- Orcutt Ranch Horticultural Center, located at 23600 West Roscoe Boulevard
- Palisades Park (Porter Ranch), located at 12100 North Tampa Avenue
- Pilson Property, located at 19900 West Mulholland Drive
- Rivas Canyon Park, located at Easterly Terminus of Oracle Place
- Runyon Canyon Park, located at 2000 North Fuller Avenue

- Rustic Canyon Park, located at SW of Sullivan Fire Road
- San Vicente Mountain Park, located at 17500 West Mulholland Drive
- Santa Ynez Canyon Park, located at 1100 North Palisades Drive
- Sepulveda Basin Recreation Area, located at 17017 West Burbank Boulevard
- Steers Property, located at South of Owen Brown Road
- Stoney Point Park, located at 10870 North Topanga Canyon Boulevard
- Sullivan Canyon Park, NE of Sullivan Fire Road
- Verdugo Mountain Park, located at 9999 South Edmore Place
- Villa Cabrini Park, located at 9401 West Cabrini Drive
- Wattles Garden Park, located at 1824 North Curson Avenue

For additional information regarding facilities and features available in these parks visit our website: www.laparks.org.

2. *Are the parks and recreational facilities mentioned above adequately meeting the Project area's current demand for parks and recreational facilities?*

No. While data regarding the level of use for the recreational facilities that serve the project site is not available, parks within the surrounding community are heavily utilized and often overburdened.

3. *Would the parks and recreational facilities included in your response to question one be able to meet the Project's demand for parks and recreational facilities?*

No. New residential dwelling units create an impact and increased demand on the existing park system. While data regarding the level of use for the recreational facilities that serve the project site is not available, parks within the surrounding community are heavily utilized and often overburdened.

4. *Does the City have any plans to develop new parks or recreational facilities or expand existing parks or recreational facilities within a two-mile radius of the project site?*

No.

5. *Please provide any recommendations that might help eliminate or reduce any potential impacts the Project would have on City parks and recreational facilities.*

Per the provisions of Los Angeles Municipal Code Section (LAMC) 12.33, new developments that are constructing new dwelling units can be required to dedicate land, pay an in-lieu or provide a combination of land dedication and in-lieu fee payment in order to mitigate the impact of the new residents on the existing park system.

Thank you for the opportunity to provide information relative to the proposed project's impact on recreation and park services. Most subdivision projects that contain more than fifty residential dwelling units are required to meet with the Department of Recreation and Parks prior to filing in order to discuss any potential dedication requirements. If you have any questions or comments

regarding this information, please contact the RAP Park Staff at (213) 202-2682 or rap.parkfees@lacity.org

Sincerely,

CATHIE M. SANTO DOMINGO
Assistant General Manager

DARRYL FORD
Superintendent
Planning, Maintenance, and Construction Branch

CSD/DF:sb

cc: Reading File

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WASTEWATER ENGINEERING
SERVICES DIVISION
2714 MEDIA CENTER DRIVE
LOS ANGELES, CA 90065
FAX: (323) 342-6210
WWW.LACITYSAN.ORG

October 06, 2022

Ms. Jennifer Johnson, Project Manager
EcoTierra Consulting, Inc.
633 W 5th Street, 26th Floor,
Los Angeles, CA 91411.

Dear Ms Johnson,

PROPOSED 6728 SEPULVEDA BOULEVARD - REQUEST FOR WASTEWATER SERVICES INFORMATION

This is in response to your September 22, 2022 letter requesting a review of your proposed residential use project located at 6728 Sepulveda Boulevard and 6715 Columbus Avenue, Van Nuys, CA 91411. The project will consist of residential apartment units and amenities. LA Sanitation has conducted a preliminary evaluation of the potential impacts to the wastewater and stormwater systems for the proposed project.

WASTEWATER REQUIREMENT

LA Sanitation, Wastewater Engineering Services Division (WESD) is charged with the task of evaluating the local sewer conditions and to determine if available wastewater capacity exists for future developments. The evaluation will determine cumulative sewer impacts and guide the planning process for any future sewer improvement projects needed to provide future capacity as the City grows and develops.

Projected Wastewater Discharges for the Proposed Project:

Type Description	Average Daily Flow per Type Description (GPD/UNIT)	Proposed No. of Units	Average Daily Flow (GPD)
Proposed			
Recreational Amenities	50 GPD/KGSF	32,866 SF	1,643

Residential: APT- STUDIO	75 GPD/DU	94 DU	7,050
Residential:APT-1 BDRM	110 GPD/DU	183 DU	20,130
Residential:APT-1 BDRM+DEN	110 GPD/DU	12 DU	1,320
Residential:APT-2 BDRM	150 GPD/DU	115 DU	17,250
Residential:APT-3 BDRM	190 GPD/DU	1 DU	190
Total			**47,583**

SEWER AVAILABILITY

The sewer infrastructure in the vicinity of the proposed project includes an existing 15-inch line on Sepulveda Blvd. The flow from the existing 15-inch line feeds into another 15-inch line on Sepulveda Blvd before discharging into a 69-inch sewer line on Haynes St. Figure 1 shows the details of the sewer system within the vicinity of the project. The current flow level (d/D) in the 15-inch line cannot be determined at this time without additional gauging.

The current approximate flow level (d/D) and the design capacities at d/D of 50% in the sewer system are as follows:

Pipe Diameter (in)	Pipe Location	Current Gauging d/D (%)	50% Design Capacity
15	Sepulveda Blvd.	*	1.29 MGD
15	Sepulveda Blvd.	50	1.29 MGD
69	Haynes St.	32	9.30 MGD

* No gauging available

Based on estimated flows, it appears the sewer system might be able to accommodate the total flow for your proposed project. Further detailed gauging and evaluation will be needed as part of the permit process to identify a specific sewer connection point. If the public sewer lacks sufficient capacity, then the developer will be required to build sewer lines to a point in the sewer system with sufficient capacity. A final approval for sewer capacity and connection permit will be made at the time. Ultimately, this sewage flow will be conveyed to the Hyperion Water Reclamation Plant, which has sufficient capacity for the project.

All sanitary wastewater ejectors and fire tank overflow ejectors shall be designed, operated, and maintained as separate systems. All sanitary wastewater ejectors with ejection rates greater than 30 GPM shall be reviewed and must be approved by LASAN WESD staff prior to other City plan check approvals. Lateral connection of development shall adhere to Bureau of Engineering Sewer Design Manual Section F 480.

If you have any questions, please call Christopher DeMonbrun at (323) 342-1567 or email at chris.demonbrun@lacity.org.

STORMWATER REQUIREMENTS

LA Sanitation, Stormwater Program is charged with the task of ensuring the implementation of the Municipal Stormwater Permit requirements within the City of Los Angeles. We anticipate the following requirements would apply for this project.

POST-CONSTRUCTION MITIGATION REQUIREMENTS

In accordance with the Municipal Separate Storm Sewer (MS4) National Pollutant Discharge Elimination System (NPDES) Permit (Order No. R4-2012-0175, NPDES No. CAS004001) and the City of Los Angeles Stormwater and Urban Runoff Pollution Control requirements (Chapter VI, Article 4.4, of the Los Angeles Municipal Code), the Project shall comply with all mandatory provisions to the Stormwater Pollution Control Measures for Development Planning (also known as Low Impact Development [LID] Ordinance). Prior to issuance of grading or building permits, the applicant shall submit a LID Plan to the City of Los Angeles, Public Works, LA Sanitation, Stormwater Program for review and approval. The LID Plan shall be prepared consistent with the requirements of the Planning and Land Development Handbook for Low Impact Development.

Current regulations prioritize infiltration, capture/use, and then biofiltration as the preferred stormwater control measures. The relevant documents can be found at: www.lacitysan.org. It is advised that input regarding LID requirements be received in the preliminary design phases of the project from plan-checking staff. Additional information regarding LID requirements can be found at: www.lacitysan.org or by visiting the stormwater public counter at 201 N. Figueroa, 2nd Fl, Suite 280.

GREEN STREETS

The City is developing a Green Street Initiative that will require projects to implement Green Street elements in the parkway areas between the roadway and sidewalk of the public right-of-way to capture and retain stormwater and urban runoff to mitigate the impact of stormwater runoff and other environmental concerns. The goals of the Green Street elements are to improve the water quality of stormwater runoff, recharge local groundwater basins, improve air quality, reduce the heat island effect of street pavement, enhance pedestrian use of sidewalks, and encourage alternate means of transportation. The Green Street elements may include infiltration systems, biofiltration swales, and permeable pavements where stormwater can be easily directed from the streets into the parkways and can be implemented in conjunction with the LID requirements. Green Street standard plans can be found at: https://eng2.lacity.org/techdocs/stdplans/index.htm

CONSTRUCTION REQUIREMENTS

All construction sites are required to implement a minimum set of BMPs for erosion control, sediment control, non-stormwater management, and waste management. In addition, construction sites with active grading permits are required to prepare and implement a Wet Weather Erosion Control Plan during the rainy season between October 1 and April 15. Construction sites that disturb more than one-acre of land are subject to the NPDES Construction General Permit issued by the State of California, and are required to prepare, submit, and implement the Storm Water Pollution Prevention Plan (SWPPP).

If there are questions regarding the stormwater requirements, please call WPP's plan-checking counter at (213) 482-7066. WPD's plan-checking counter can also be visited at 201 N. Figueroa, 2nd Fl, Suite 280.

GROUNDWATER DEWATERING REUSE OPTIONS

The Los Angeles Department of Water and Power (LADWP) is charged with the task of supplying water and power to the residents and businesses in the City of Los Angeles. One of the sources of water includes groundwater. The majority of groundwater in the City of Los Angeles is adjudicated, and the rights of which are owned and managed by various parties. Extraction of groundwater within the City from any depth by law requires metering and regular reporting to the appropriate

Court-appointed Watermaster. LADWP facilitates this reporting process, and may assess and collect associated fees for the usage of the City's water rights. The party performing the dewatering should inform the property owners about the reporting requirement and associated usage fees.

On April 22, 2016 the City of Los Angeles Council passed Ordinance 184248 amending the City of Los Angeles Building Code, requiring developers to consider beneficial reuse of groundwater as a conservation measure and alternative to the common practice of discharging groundwater to the storm drain (SEC. 99.04.305.4). It reads as follows: "Where groundwater is being extracted and discharged, a system for onsite reuse of the groundwater, shall be developed and constructed. Alternatively, the groundwater may be discharged to the sewer."

Groundwater may be beneficially used as landscape irrigation, cooling tower make-up, and construction (dust control, concrete mixing, soil compaction, etc.). Different applications may require various levels of treatment ranging from chemical additives to filtration systems. When onsite reuse is not available the groundwater may be discharged to the sewer system. This allows the water to be potentially reused as recycled water once it has been treated at a water reclamation plant. If groundwater is discharged into the storm drain it offers no potential for reuse. The onsite beneficial reuse of groundwater can reduce or eliminate costs associated with sewer and storm drain permitting and monitoring. Opting for onsite reuse or discharge to the sewer system are the preferred methods for disposing of groundwater.

To help offset costs of water conservation and reuse systems, LADWP offers a Technical Assistance Program (TAP), which provides engineering and technical assistance for qualified projects. Financial incentives are also available. Currently, LADWP provides an incentive of $1.75 for every 1,000 gallons of water saved during the first two years of a five-year conservation project. Conservation projects that last 10 years are eligible to receive the incentive during the first four years. Other water conservation assistance programs may be available from the Metropolitan Water District of Southern California. To learn more about available water conservation assistance programs, please contact LADWP Rebate Programs 1-888-376-3314 and LADWP TAP 1-800-544-4498, selection "3".

For more information related to beneficial reuse of groundwater, please contact Greg Reed, Manager of Water Rights and Groundwater Management, at (213)367-2117 or greg.reed@ladwp.com.

SOLID RESOURCE REQUIREMENTS

The City has a standard requirement that applies to all proposed residential developments of four or more units or where the addition of floor areas is 25 percent or more, and all other development projects where the addition of floor area is 30 percent or more. Such developments must set aside a recycling area or room for onsite recycling activities. For more details of this requirement, please contact LA Sanitation Solid Resources Recycling hotline 213-922-8300.

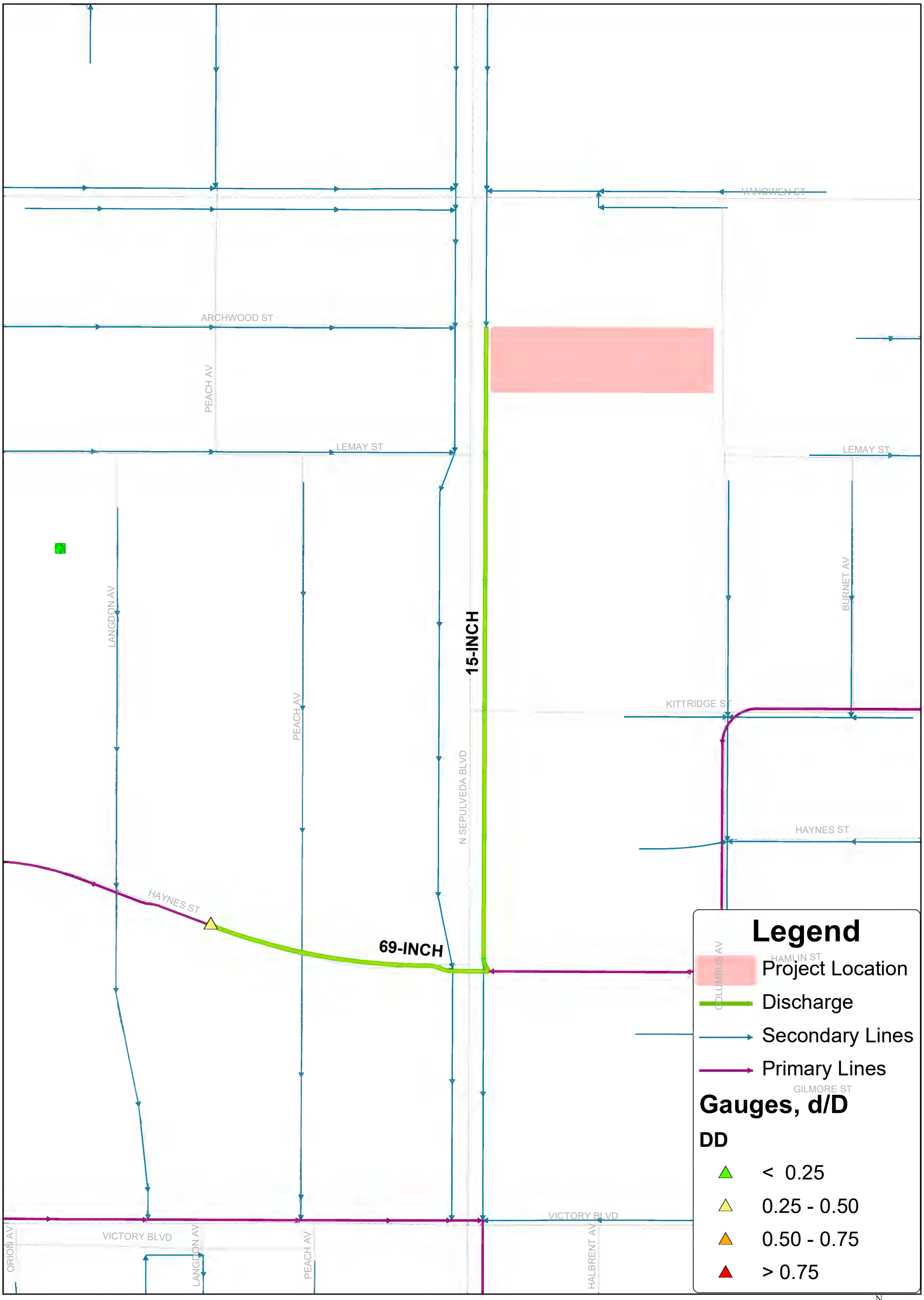
Sincerely,

Rowena Lau, Division Manager
Wastewater Engineering Services Division
LA Sanitation and Environment

RL/CD: ra

Attachment: Figure 1 - Sewer Map

c: Julie Allen, LASAN
Michael Scaduto, LASAN
Christine Sotelo, LASAN
Christopher DeMonbrun, LASAN



Wastewater Engineering Services Division
Bureau of Sanitation
City of Los Angeles

Figure 1
PROPOSED 6728 SEPULVEDA BOULEVARD
Sewer Map

Thomas Brother Data reproduced with permission granted by THOMAS BROS MAP

Los Angeles Department of Water & Power
BUILDING A STRONGER L.A.

Eric Garcetti, Mayor

Board of Commissioners
Cynthia McClain-Hill, President
Cynthia M. Ruiz, Vice President
Mia Lehrer
Nicole Neeman Brady
Chante L. Mitchell, Secretary

Martin L. Adams, General Manager and Chief Engineer

November 16, 2022

Ms. Jennifer Johnson
EcoTierra Consulting, Inc.
633 West 5th St, 26th Floor
Los Angeles, CA 90071

Dear Ms. Johnson:

Subject: Los Angeles Department of Water and Power
Water and Electricity Connection Services Request
6728 Sepulveda Boulevard Project

The Los Angeles Department of Water and Power (LADWP) is in receipt of your letter dated September 22, 2022 requesting LADWP's ability to provide water and electric services for the 6728 Sepulveda Boulevard Project (Project) (Thomas Brothers Map, Page 593, E5).

Project Description:

The Project is located at 6728 Sepulveda Boulevard and 6715 Columbus Avenue (the "Project Site") and is located in the Van Nuys-North Sherman Oaks Community Plan Area of the City of Los Angeles (the "City") (Thomas Brothers Map: 531-H6).

Existing Uses: The Project Site consists of one (1) parcel fronting Sepulveda Boulevard.

Proposed Project: The Project proposes the construction of a 268,229 square-foot, 405 unit (including 41 affordable housing units, which is 10 percent of the total Project units) residential development comprised of a six-story structure with three subterranean parking levels with a maximum height of 66 feet. The 94,951 square foot Project Site is currently vacant. The Project would incorporate approximately 32,866 square feet of open space and recreational amenities, including approximately 18,496 square feet of exterior common open space and approximately 6,820 square feet of interior common open space. Additionally, the Project would include approximately 7,550 square feet of private open space in the form of balconies.
The Project would provide 556 total vehicular parking spaces and 194 bicycle parking spaces (176 long-term and 18 short-term.) Upon completion, the Project would have a maximum floor area ratio (FAR) of 2.83:1.

We are providing information for consideration and incorporation into the planning, design, and development efforts for the proposed Project. Regarding water needs for the proposed Project, this letter does not constitute a response to a Water Supply Assessment (WSA) pursuant to California State Water Code Sections 10910-10915 for development projects to determine the availability of long-term water supply. Depending on the Project scope, a WSA by the water supply agency may need to be requested by the California Environmental Quality Act (CEQA) Lead Agency and completed prior to issuing a draft Negative Declaration or draft Environmental Impact Report (EIR).

If a Lead Agency determines that the proposed Project parameters (e.g., development details such as type, square footage, anticipated water demand, population increase, etc.) are such that they are subject to state law requiring a WSA, a separate request must be made in writing and sent to:

Mr. Anselmo Collins
Senior Assistant General Manager – Water System
Los Angeles Department of Water and Power
111 North Hope Street, Room 1455
Los Angeles, CA 90012

If you have any further questions regarding the water supply assessment process, please contact Mr. Delon Kwan, at (213) 367-2166 or by e-mail at Delon.Kwan@ladwp.com.

Below you will find some information about water needs.

Water Needs

As the Project proceeds further in the design phase, we recommend the Project applicant or designated Project Management Engineer contact Mr. Hugo Torres at (213) 367-2130 or by e-mail at Hugo.Torres@ladwp.com to plan for water supply service needs.

The following responses are provided regarding impacts to water service.

Water Service Questions:

1. Please describe the sizes, design capacities, and actual flow capacities of existing water mains that would serve the Project Site and the surrounding area. Under which streets are these water mains located? If possible, please include a map depicting the potable water infrastructure (and gray water, if applicable) in the project vicinity.

Please see the attached water service maps 182-144 and 182-147. On Sepulveda Blvd, there is an existing 8" cast iron water main. On Columbus Avenue, there is an existing 6" cast iron water main. Any new services for this project site will be tapped off either mains based on project/development needs.

2. Are there any known existing water service problems/deficiencies in the project area? If water service problems/deficiencies exist, how would they affect the Project, and how would you suggest those effects be mitigated by the project developer?

There are no known water service problems or deficiencies in the project area. The maximum pressure at this location is 190 psi and the minimum pressure is 120 psi.

3. What is the current average flow (daily, monthly, and/or yearly) at the designated water treatment plant? What is the maximum treatment capacity (daily, monthly, and/or yearly) of this facility? Do plans exist for either immediate or future expansion of water supply facilities?

The average flow at the Los Angeles Aqueduct Filtration Plant (LAAFP) is 278 million gallons per day (averaged over Calendar Year 2016).

The maximum treatment capacity at the LAAFP is 600 million gallons per day.

The LADWP does not have plans to expand the LAAFP at this time. In addition to the Los Angeles Aqueduct supplies, the LADWP has other water supply sources including Metropolitan Water District (MWD), recycled water, and groundwater well supply.

The LADWP does have plans to clean up groundwater contamination in the San Fernando basin. In addition, the LADWP has an aggressive conservation program and recycled water use program.

4. In order to predict the Project's future consumption of water, we propose to use the water consumption rates from the Draft City of Los Angeles CEQA Thresholds, 1998. Are these rates acceptable? If not please provide acceptable water consumption rates.

For estimating a project's indoor water demand, we use applicable sewer generation factors (sgf). Please refer to the current factors at the following link: http://www.lacitysan.org/fmd/pdf/sfcfeerates.pdf or contact the LADWP Water Resources' Development group for a copy of the factors.

For outdoor (landscape) water demand, we use California Code of Regulations Title 23. Division 2. Chapter 2.7. Model Water Efficient Landscape Ordinance. Please refer to the following link: http://www.water.ca.gov/wateruseefficiency/landscapeordinance/.

If the proposed project scope includes cooling tower(s), consult a mechanical engineer to estimate the cooling water demand.

Applicants are encouraged to commit to water conservation measures that are beyond the current codes and ordinances, to lower the net additional water demand for the proposed project.

5. What is the current water supply service demand within the project area?

There are total of three services currently supplying water to the property: 1 - 4 inch fire service and 2-2 inch domestic services.

6. Do standard criteria exist for evaluating acceptable water supply service levels, and for assessing the significance of impacts to service levels imposed by implementation of the Project?

The LADWP works closely with the City of Los Angeles, Department of City Planning to develop and update our Urban Water Management Plan (UWMP) every five years. The UWMP is the planning document for future water demands for the City. The UWMP identifies short-term and long-term water resources management measures to meet growing water demands during normal, single-dry, and multiple-dry years over a 25-year horizon. The City's water demand projection in the UWMP was developed based on the Regional Transportation Plan/Sustainable Communities Strategy (RTP/SCS) demographic projection by the Southern California Association of Governments (SCAG).

See the following link to the 2020 UWMP: http://www.ladwp.com/uwmp.

In general, projects that conform to the demographic projection from the RTP/SCS by SCAG and are currently located in the City's service area are considered to have been included in LADWP's water supply planning efforts; therefore, the projected water supplies would meet projected demands.

7. What is considered an adequate level of service?

Rule No. 2, Part 2-W, Section A from the "Rules Governing Water and Electric Service, Description of Water Service, Supply and Pressure" states the following:

The Department will endeavor to render a dependable supply of potable water, from available sources, in quantities adequate to meet the reasonable needs of its customers. The delivery of such supply will be at the service connection.

Generally, the LADWP will maintain operating pressures at the service connection of not less than 25 pounds per square inch. Pressures may be lower at times of maximum demand or because of unusual elevations or other conditions.

See attached link to the Rules Governing Water and Electric Service: http://www.ladwp.com/docs/QLADWP004601.

8. Would the LADWP be able to accommodate the Project's demand for water service with the existing infrastructure in the project area? If not, what new infrastructure or upgrades to infrastructure would be needed to meet the Project's demand for water?

If the proposed Project is within the City's General Plan and the C4 Zone's allowable use and area limits, LADWP should be able to provide the domestic needs of the project from the existing water system. LADWP cannot determine the impact on the existing water system until the fire demands of the project are known. Once a determination of the fire demands has been made, LADWP will assess the need for additional facilities, if needed.

9. Would the LADWP be able to accommodate the Project's demand for water supply service with the existing capacity at its designated treatment plant?

The LADWP is currently able to accommodate the demand of the project with the existing capacity of the LAAFP. Future Infrastructure upgrades may be required for specific project/development needs.

10. Would the water pressure and supply in the project area be adequate to meet the Los Angeles Fire Department's fire flow and residual water pressure requirements with implementation of the Project?

The private engineer shall request from the Los Angeles Fire Department (LAFD) the required fire flow requirements for the Project. Please contact the Hydrant and Access Unit of the Los Angeles Fire Department at (213)482-6543. The LADWP will then determine whether the existing system is capable of meeting these requirements. Water main replacement may be required if fire flow requirements cannot be met.

The water pressure and water supply in the Project area met the Los Angeles Department of Building and Safety (LADBS) and LAFD requirements at the time it was constructed. However, with implementation of the proposed Project, upgrades to the existing water system may be required to meet the current LADBS and LAFD requirements for specific projects.

To determine the residual pressure, applicant/owner must apply for a Service Advisory Request (SAR/Fire Flow Report). The applicant/owner must know what the fire demand is prior to applying for a SAR. Based on the fire service demand, existing water facilities may need to be upgraded. Applications and information can be found on our website at: https://www.ladwp.com/ladwp/faces/ladwp/commercial/c-customerservice/c-cs-waterservices/c-cs-ws-waterpressure.

11. Does LADWP anticipate any disruption in water service within the project area when "hooking-up" the Project? If "yes," how long would such disruption(s) last?

Water services are usually "hot tapped" so as to avoid any disruptions in water services. Disruptions to the property are controlled by the Developer in that they will "hook-up" to our meter after the service is installed.

"Hooking-up" rarely results in disruption in water service within the proposed project. In special instances, where the main needs to be isolated in order to install the service, a typical disruption may last for a few hours.

12. Please provide any recommendations that might reduce any potential water supply impacts that would be associated with the Project.

Applicants are encouraged to commit to water conservation measures that are beyond the current codes and ordinances, in order to lower the net additional water demand for the proposed project. Also, applicants are encouraged to use water efficient fixtures and appliances in the proposed project. For more information on water conservation in the City of Los Angeles, please visit the LADWP website https://www.ladwp.com/waterconservation.

Power Needs

It should be noted that the Project Applicant may be financially responsible for some of infrastructure improvements (e.g., installation of electric power facilities or service connections) necessary to serve the proposed Project.

As the Project proceeds further, please contact one of our Engineering Offices, as listed on Pages 1-4 of the Electric Service Requirements (available on-line at www.ladwp.com) for dealing with power services and infrastructure needs.

1. Please describe the voltages and types (overhead or underground) of existing electrical distribution lines that would serve the project site and the surrounding area. Along which streets or easements are these electrical distribution lines located? If possible, please include a map depicting the electrical infrastructure in the project vicinity.

a. There are two overhead 4.8kV circuits in proximity of the project site which one of them runs along West Vanowen Street and the other one runs along North Sepulveda Boulevard.
b. There is one underground 4.8kV circuit in proximity of project site which runs along North Columbus Avenue.
c. There are three overhead 34.5kV circuits adjacent to project site which one of the runs along North Sepulveda Boulevard and two of them run along West Vanowen Street.

LADWP does not release/provide electrical distribution maps.

2. Are there any existing electricity service problems/deficiencies in the project area? If electricity service problems/deficiencies exist, how would they affect the Project, and how would you suggest those effects be mitigated by the project developer?

No; however, the cumulative effect of this and other new and added loads in the area may require near term and /or future additions to distribution system capacity. The project would require on-site transformation facility.

LADWP cannot answer on how to accommodate the project's demand without review of the Project developer's electrical drawings and load schedules. However, the cumulative effects of this and other Projects in the area will require the LADWP to construct additional distribution facilities in the future. This Project will require on-site transformation and may require underground line extension on public streets.

LADWP's load growth forecast incorporates construction activity and is built into the commercial floor space model; the McGraw Hill Construction report identifies all large projects. In planning sufficient future resources, LADWP's Power Integrated Resource Plan incorporates the estimated power requirement for the proposed Project through the load forecast input and has planned sufficient resources to supply the electricity needs.

3. Please provide the Receiving Station (and its address) that the circuits serving the project area originate from? What is the maximum demand that LADWP facilities could accommodate? Do plans currently exist for either immediate or future expansion of electrical facilities?

LADWP is neither able to release/provide electrical distribution maps nor able to provide the maximum demand able to host.

4. In order to assess the Project's future consumption of electricity, we propose to use the electricity consumption rates from SCAQMD, CEQA Air Quality Handbook, 1993. Are these rates acceptable? If not, please provide acceptable electricity consumption rates.

LADWP does not provide consumption rates.

5. What is the current electricity service demand within the project area?

The Department of Water and Power will provide service demands for each metered service at the request/authorization from the customer.

6. Do standard criteria exist for evaluating acceptable electricity service levels, and for assessing the significance of impacts to service levels imposed by implementation of the Project?

Electric Service is available and will be provided in accordance with the LADWP's Rules Governing Water and Electric Service (available on-line at https://www.ladwp.com **under Commercial/Customer Service/Electric Services/Codes & Specifications). The availability of electricity is dependent upon adequate generating capacity and adequate fuel supplies. The estimated power requirement for this proposed Project is part of the total load growth forecast for the City of Los Angeles and has been considered in the planned growth of the City's power system.**

7. What is considered an adequate level of service?

Electric Service is available and will be provided in accordance with the LADWP's Rules Governing Water and Electric Service (available on-line at https://www.ladwp.com **under Commercial/Customer Service/Electric Services/Codes & Specifications). The availability of electricity is dependent upon adequate generating capacity and adequate fuel supplies. The estimated power requirement for this proposed Project is part of the total load growth forecast for the City of Los Angeles and has been taken into account in the planned growth of the City's power system.**

8. Would LADWP be able to accommodate the Project's demand for electricity service with the existing infrastructure in the project area? If not, what new infrastructure would be needed to meet the Project's demand for electricity?

This cannot be answered without review of the Project developer's electrical drawings and load schedules. However, the cumulative effects of this and other Projects in the area will require the LADWP to construct additional distribution facilities in the future.

9. Would LADWP be able to accommodate the Project's demand for electricity with existing electricity supplies?

Electric Service is available and will be provided in accordance with the LADWP's Rules Governing Water and Electric Service (available on-line at https://www.ladwp.com **under Commercial/Customer Service/Electric Services/Codes & Specifications). The availability of electricity is dependent upon adequate generating capacity and adequate fuel supplies. The estimated power requirement for this proposed Project is part of the total load growth forecast for the City of Los Angeles and has been taken into account in the planned growth of the City's power system.**

LADWP's load growth forecast incorporates construction activity and is built into the commercial floor space model; the McGraw Hill Construction report identifies all large projects. In planning sufficient future resources, LADWP's Power Integrated Resource Plan incorporates the estimated power requirement for the proposed Project through the load forecast input and has planned sufficient resources to supply the electricity needs.

10. Would there be any disruption in electrical service in the project area when "hooking-up" the Project? If so, about how long would the disruption(s) last?

This cannot be answered without determining the method and voltage of service. If the connection of the project necessitates a disruption, certain procedures and processes will be followed to limit the disruption to a small area.

11. Please provide any recommendations that might reduce any potential electricity impacts that would be associated with the Project.

This cannot be answered without review of the Project developer's electrical drawings and load.

Water Conservation

LADWP is always looking for means to assist its customers to use water resources more efficiently and welcomes the opportunity to work with new developments to identify water conservation opportunities. Some water conservation measures are enclosed. The LADWP website contains a current list of the available rebates and incentive programs, including the performance based Custom Water Conservation Technical Assistance Program (WCTAP, https://www.ladwp.com/ladwp/faces/wcnav_externalId/a-w-cstm-wtr-prjct-tap?_adf.ctrl-state=h8fsat92s_4&_afrLoop=3392823718109) for commercial, industrial, institutional and multi-family residential customers up to $250,000 for the installation of pre-approved equipment which demonstrates water savings. Mr. Mark Gentili is the Water Conservation Program Manager and can be reached at (213) 367-8556 or by e-mail at Mark.Gentili@ladwp.com. See the following link for LADWP water conservation rebate information on our website: https://www.ladwp.com/ladwp/faces/ladwp/aboutus/a-water/a-w-conservation.

Energy Efficiency

LADWP suggests consideration and incorporation of energy- efficient design measures (enclosed) for building new commercial and/or remodeling existing facilities. Implementation of applicable measures would exceed Title 24 energy efficiency requirements. LADWP continues to offer a number of energy efficiency programs to reduce peak electrical demand and energy costs. For further information please contact Ms. Lucia Alvelais, Utility Services Manager, at (213) 367-4939 or by e-mail at Lucia.Alvelais@ladwp.com. See the following link for LADWP energy efficiency rebate information on our website: https://www.ladwp.com/ladwp/faces/ladwp/aboutus/a-power/a-p-energyefficiencyandrebates.

Solar Energy

Solar power is a renewable, nonpolluting energy source that can help reduce our dependence on fossil fuels. Mr. Arash Saidi is the Solar Energy Program Manager and can be reached at (213) 367-4886 or by e-mail at Arash.Saidi@ladwp.com.

For more information about the Solar Programs, please visit the LADWP website: www.ladwp.com/solar or www.ladwp.com/fit regarding the Feed-In Tariff Program. To begin the process of integrating a net-metered solar system, please visit this website: www.ladwp.com/NEM.

For more information on other rebates and programs, please visit the LADWP website:https://www.ladwp.com/ladwp/faces/ladwp/commercial/c-savemoney/c-sm-rebatesandprograms.

Electric Vehicle Transportation

LADWP is encouraging the installation of convenient electric vehicle (EV) charging stations for the home, workplace, and public charging to support the adoption of EVs in the City. Mr. Yamen Nanne is the Electric Vehicle Program Manager and can be reached at (213) 367-2585 or via email at Yamen.Nanne@ladwp.com.

For more information on LADWP EV discount rates and charging incentives for residential and business customers, please visit the website: www.ladwp.com/ev. If you would like a Customer Service Representative to answer your questions or review your account and help you decide on the best option, please call us at 1-866-484-0433 or email us at PluginLA@ladwp.com.

Please include LADWP in your mailing list and address it to the attention of Mr. Charles C. Holloway in Room 1044 for review of the environmental document for the proposed Project.

Mr. Charles C. Holloway
Manager of Environmental Planning and Assessment
Los Angeles Department of Water and Power
111 North Hope Street, Room 1044
Los Angeles, CA 90012

If there are any additional questions on this utility services request, please contact Mr. Marshall Styers of the Environmental Assessment Group at (213) 367-3541.

Sincerely,

Charles C. Holloway
Manager of Environmental Planning and Assessment

MS:cy
Enclosures
c/enc: Mr. Delon Kwan
Mr. Yamen Nanne
Mr. Anselmo Collins
Mr. Mark Gentili
Mr. Arash Saidi
Ms. Lucia Alvelais
Mr. Peter Liang
Ms. Selamawit Azage
Mr. Hugo Torres
Mr. Steven Kuo

184-144

182-141

182-147

180-144

HARTLAND ST

LEMAY ST

BASSETT ST

VANOWEN ST

ARCHWOOD ST

MARLIN PL

HASKELL AVE

SAN DIEGO FWY

FIRMAMENT AVE

CHISHOLM AVE

LANGDON AVE

PEACH AVE

ORION AVE

BLUCHER AVE

AQUEDUCT AVE

WHITMAN AVE

SERULVEDA BLVD

HALBRENT AVE

RTE 405

TR 3146 M B 32-49/50

TR 14702 M B 302-25

TR 15429 M B 302-25

TR 18496 M B 332-1

TR 21126 M B 669-52

TR 22814 M B 615-9/11

TR 10242 M B 186-47/48

TR 22998 LT 1 M B 634-19

TR 5302 M B 57-78

TR 1000 SHT 8 579 M B 19-8

TR 8946 M B 122-63

TR 24408 M B 777-51/52

TR 22754 M B 745-7/8

TR 21578 M B 639-80

TR 33082 M B 891-49/50

TR 11313 M B 334-2/3

TR 11449 M B 255-14/15

TR 12429 M B 255-34/35

TR 12096 M B 239-11/12

TR 15028 M B 318-23/24

TR 13999 M B 305-17/19

P M 3140 BK 72-20

P M 2339 A BK 37-69

P M 1577 BK 15-28

P M 879 BK 3-17

P M 814 BK 8-51

N 1,892,290

E 6,417,896

WaterGIS

Questions or Comments, contact: WaterGIS Group, Rm. 1439, JFB

The Los Angeles Department of Water and Power (LADWP) assumes no responsibility for the accuracy of the substructure information herein provided. The user assumes responsibility for verifying substructure locations before excavation and assumes all liabilities for damage to LADWP facilities as a result of such excavation. Call Underground Service alert on 1-800-227-2600 two (2) days before excavating.

LEGEND MAP
SCALE 1" = 1500'

SYMBOLS AND NOTATIONS
AS SHOWN

	SCALE 1" = 100'	PLOTTED	DATE	CHKD.	DATE
WM		NAME	xx-xx-xxxx	NAME	xx-xx-xxxx
CONVERTED MAINS		NAME	xx-xx-xxxx	NAME	xx-xx-xxxx
CONVERTED SERVICES		R EUSEBIO	04-24-2006	NAME	xx-xx-xxxx
MISC		NAME	xx-xx-xxxx	NAME	xx-xx-xxxx
				APPROVED	

FIRE HYDRANTS
2 1/2" SINGLE
2 1/2" S. BUILT UP
2 1/2" DOUBLE
4" SINGLE
4" S. BUILT UP
4" DOUBLE
2 1/2" x 4" DOUBLE

REFERENCES

MAPS REPLACED	DATE OF
8020-OS ; 8010-OS ; 800-OS	186-141 ; 186-146
8120-OS ; 8130-OS ; 814-OS	181-141 ; 181-146
LANDBASE:	0008000
DATUM: N.A. 1983, ZONE 5	
LEVELS: U.S.G.S.	

WATER GEOGRAPHIC INFORMATION SYSTEMS & GRAPHICS UNIT
DEPARTMENT OF WATER AND POWER
CITY OF LOS ANGELES

WATER SERVICE MAP

SERVICE ZONE ELEVATION
1134
KITTRIDGE

DISTRICT: WEST & EAST VALLEY

ST. 182-144

7/10/2019 7:09:12 AM, jpegle

184-147

182-144

182-150

180-147

MARLIN PL

HALBRENT AVE

COLUMBUS AVE

BURNET AVE

NOBLE AVE

LEMONA AVE

KESTER AVE

BEVIS ST

WILLIS AVE

BASSETT ST

HARTLAND ST

ARCHWOOD ST

LEMAY ST

VANOWEN ST

KITTRIDGE ST

SEPULVEDA BLVD

ALLEY

TR 22998

LT 1 M B 634-19

P M 7070

BK 269-12/13

TR 5302

2 M B 57-78

4 M B 57-78

P M 6226

BK 236-44/45

TR 22754 M B 745-7/8 LT 1

TR 28023 LT 1 M B 707-51

TR 24699 M B 643-87

TR 24408 M B 777-51/52

P M 3477 D BK 90-79/80

P M 2339 A BK 37-69

TR 13231 M B 310-7/8

TR 17118 M B 400-42/43

TR 15600 M B 344-38/39

TR 36196-C

LT 1 P M 1287 BK 114-29

M B 1014-66/67

TR 19935 M B 692-32/34

M B 603-15/14

TR 22247 M B 603-10/14

M B 450-28/29

TR 18276 M B 603-8/9

TR 3091S M B 801-39/40

P M 5883 BK 234-8/9

TR 1000 SHT 5 M B 19-5

TR 29716 M B 736-50

TR 4839 M B 45-81/82

TR 1393 M B 18-144

TR 26849 LT 1 M B 826-6/7

TR 9140 M B 139-53/54

TR 6412 M B 69-4

68 M B 19-35

TR 27537 M B 710-99/100

TR 36514-C LT 1 M B 1000-11/12

TR 38051-C LT 1 M B 970-43/44

TR 15512 LT 1 M B 513-42

TR 22181 LT 1 M B 718-100

TR 18808 M B 457-31

TR 20232 LT 1 M B 592-17

TR 25731 M B 670-1/2

TR 17402 M B 539-24

TR 14536 M B 470-26

TR 15408

TR 14722 M B 417-47/48

TR 14855 M B 470-14/16

TR 18540 M B 463-44

TR 21181z M B 596-24

TR 20515 LT 1 M B 585-37/38

TR 12576

TR 12960 M B 288-46/47

P M 1537 BK 18-87

N.1,892,280

E.X. 420,896

The Los Angeles Department of Water and Power (LADWP) assumes no responsibility for the accuracy of the substructure information herein provided. The user assumes responsibility for verifying substructure locations before excavation and assumes all liabilities for damage to LADWP facilities as a result of such excavation. Call Underground Service alert on 1-800-227-2600 two (2) days before excavating.

LEGEND MAP
SCALE 1" = 1500'

SYMBOLS AND NOTATIONS
AS SHOWN

SCALE 1" = 100'	PLOTTED	DATE	CHKD.	DATE
NEW	F.HUEZO	07-25-2005	NAME	xx-xx-xxxx
CONVERTED MAINS	D.LEE	02-10-2006	NAME	xx-xx-xxxx
CONVERTED SERVICES	NAME	xx-xx-xxxx	NAME	xx-xx-xxxx
MISC				
APPROVED				

FIRE HYDRANTS
2 1/2" SINGLE
2 1/2" S. BUILT UP
2 1/2" DOUBLE
4" SINGLE
4" S. BUILT UP
4" DOUBLE
2 1/2" x 4" DOUBLE

REFERENCES
MAPS REVISED
800, 838
814, 815
LANDBASE
DATUM
N.A. 1983 ZONE 5
LEVELS: USGS

DATE OF
186-146
181-146 , 181-152
180B145 , 180B149
183B145 , 183B149

WATER GEOGRAPHIC INFORMATION SYSTEM & GRAPHICS GROUP
DEPARTMENT OF WATER AND POWER
CITY OF LOS ANGELES
WATER SERVICE MAP
SERVICE ZONE ELEVATION 1134
DISTRICT: EAST VALLEY
182-147
7/10/2019 7:12:49 AM, jpegle

WaterGIS

Questions or Comments, contact: WaterGIS Group, Rm. 1439, JFB

Appendix L

Utility Report

Labib Funk + Associates
Structural | Civil Engineers

Burnett + Young
Shoring Engineers

UTILITY REPORT
FOR
6728 SEPULVEDA APARTMENTS
6728 SEPULVEDA BLVD.
VAN NUYS, CA 91411

Prepared for:
6728 Sepulveda QOZB LLC

Prepared by:
Labib Funk + Associates
Structural | Shoring | Civil
Consulting Engineers
319 Main St.
El Segundo, California 90245
LFA Job # 21592

August 29, 2022

TABLE OF CONTENTS

1.0 Project Summary
- 1.1 Introduction
- 1.2 Existing Conditions
- 1.3 Proposed Conditions

2.0 Wet Utility Availability
- 2.1 Water Service Availability
- 2.2 Sewer Service Availability
- 2.3 Storm Drain Capacity

3.0 Conclusion

Appendices

Appendix A – LADWP Fire Service Pressure Flow Report (SAR)
Appendix B – Sewer Capacity Availability Request (SCAR)
Appendix C – Sewer Will Serve Letter

1.0 PROJECT SUMMARY

1.1 Introduction

This report will address the availability of wet utility services for the proposed project located at 6728 Sepulveda Blvd. in Van Nuys, CA. This includes, domestic and fire water services, sanitary sewer services, and storm drain capacity.

1.2 Existing Conditions

The project site is currently an empty dirt lot, partially encompassed by wrought iron fencing in the west and a paved parking area in the east. It spans between Sepulveda Blvd. to the west and Columbus Ave. to the east. To the south is a parking lot attached to a 1-story commercial development. To the north is a 1-story strip mall and parking lots attached to other single story commercial buildings. Previously the project site contained a 2-story apartment building and parking lot.

1.3 Proposed Conditions

The proposed project will consist of the construction of new, six-story, multi-family apartment building with three stories of below grade parking. It will contain 405 dwelling units. There will be a fire lane spanning the entire width of the site at the south side of the project. Water and sewer services will connect to their respective services on the Sepulveda Blvd. frontage. Storm drainage will be mitigated with a capture and use system and discharge to both Sepulveda Blvd. and Columbus Ave.

2.0 WET UTILITY AVAILABILITY

2.1 Water Service Availability

Domestic fire and water services will be provided by the Los Angeles Department of Water and Power (LADWP). The project will require a 6" fire service connection, 4" domestic service connection, and 2" irrigation service connection. The approved SAR from LADWP in Appendix A indicates that the current infrastructure is sufficient to serve the proposed project with maximum flows of 1400 gallons per minute and 700 gallons per minute of fire and domestic flow, respectively. Water meters 2" and smaller, which applies to the irrigation meter, do not require prior approval from LADWP.

319 Main Street
El Segundo, California 90245
t:213/239 9700
info@labibfunk.com
www.labibfunk.com

2.2 Sewer Service Availability

Sewer services will be provided by the Bureau of Sanitation (BOS) of the City of Los Angeles. The City of Los Angeles Bureau of Engineering (BOE) provides a Sewer Capacity Availability Request (SCAR) for proposed developments in Los Angeles. The attached SCAR found in Appendix B has been issued by BOE and BOS has provided the will serve letter in Appendix C, which states that there is sufficient capacity in the sewer system to accommodate the site.

2.3 Storm Drain Capacity

As an infill development the proposed project will not increase the demand on the city storm drain system. Furthermore, all new developments in the City of Los Angeles are required to comply with the Low Impact Development (LID) requirements set out by the City's MS4 stormwater permit. This project will comply with LID requirements by storing the required design storm in underground cisterns for later use as onsite irrigation. This system will reduce the stormwater discharges from the site and result in a lower impact to the city storm drain system compared to the site's previous development. As such the city storm drain has sufficient capacity for the proposed development.

3.0 CONCLUSION

The project, as designed, can be fully served by the existing wet utility infrastructure. LADWP and BOS have provided their approvals for water and sewer services, respectively. The LID design of the project will lower demand on the city storm drain system; as an infill development of a previously developed site, sufficient storm drain capacity already exists.

319 Main Street
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t:213/239 9700
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www.labibfunk.com

APPENDIX A
LADWP Fire Service Pressure Flow Report (SAR)

319 Main Street
El Segundo, California 90245
t:213/239 9700

info@labibfunk.com
www.labibfunk.com

City of Los Angeles

Los Angeles Department of Water and Power - Water System

SAR NUMBER **94842**

Fire Service Pressure Flow Report

SERVICE NUMBER **638029**

For: **6728 SEPULVEDA BLVD** Approved Date: **11-1-2021**

Proposed Service **6 INCH** off of the

8 inch main in **SEPULVEDA BLVD** on the **EAST** side approximately

420 feet **SOUTH** of **CENTERLINE** of **VANOWEN ST** The System maximum pressure is

191 psi based on street curb elevation of **734** feet above sea level at this location.

The distance from the DWP street main to the property line is **4** feet

System maximum pressure should be used only for determining class of piping and fittings.

Residual Flow/Pressure Table for water system street main at this location

Flow (gpm)	Press. (psi)	Flow (gpm)	Press. (psi)	Flow (gpm)	Press. (psi)
0	109				
640	108				
930	107				
1160	106				
1355	105				
1530	104				
1685	103				
1835	102				
1970	101				
2100	100				

These values are subject to change due to changes in system facilities or demands.

Meter Assembly Capacities

Domestic Meters	
1 inch =	56 gpm
1-1/2 inch =	96 gpm
2 inch =	160 gpm
3 inch =	220 gpm
4 inch =	400 gpm
6 inch =	700 gpm
8 inch =	1500 gpm
10 inch =	2500 gpm

Fire Service	
2 inch =	250 gpm
4 inch =	600 gpm
6 inch =	1400 gpm
8 inch =	2500 gpm
10 inch =	5000 gpm

FM Services	
8 inch =	2500 gpm
10 inch =	5000 gpm

Notes: OK to sell combo services

This information will be sent to the Department of Building and Safety for plan checking.

This SAR is valid for one year from 11-01-21. Once the SAR expires, the applicant needs to re-apply and pay applicable processing fee.

For additional information contact the Water Distribution Services Section **E. VALLEY (213) 367-1242**

ERFAN DANAEI	**ERFAN DANAEI**	**182-144**
Prepared by	**Approved by**	**Water Service Map**

APPENDIX B
Sewer Capacity Availability Request (SCAR)

319 Main Street
El Segundo, California 90245
t:213/239 9700
info@labibfunk.com
www.labibfunk.com

City of Los Angeles
Bureau of Engineering

Sewer Capacity Availability Request (SCAR)

To: Bureau of Sanitation
The following request is submitted to you on behalf of the applicant requesting to connect to the public sewer system. Please verify that the capacity exists at the requested location for the proposed developments shown below. The results are good for 180 days from the date the sewer capacity approval from the Bureau of Sanitation. Lateral connection of development shall adhere to Bureau of Engineering Sewer Design Manual Section F 480. **If not listed in the Proposed Facility Description section of the SCAR, sewer ejector use is prohibited.**

Job Address:	**6728 N SEPULVEDA BLVD**	Sanitation Scar ID:	**69-6207-0822**
Date Submitted	08/03/2022	Request Will Serve Letter?	Yes
BOE District:	Valley District		
Applicant:	Labib Funk & Associates		
Address:	319 Main St	City :	El Segundo
State:	CA	Zip:	90245
Phone:	3104939289	Fax:	
Email:	matt.thobe@labibfunk.com	BPA No.	
S-Map:	429	Wye Map:	859-A

SIMM Map - Maintenance Hole Locations

No.	Street Name	U/S MH	D/S MH	Diam. (in)	Approved Flow %	Notes
1	Sepulveda Blvd	42903036	42903048	15	100.00	6-story mixed used apartment building

Proposed Facility Description

No.	Proposed Use Description	Sewage Generation (GPD)	Unit	Qty	GPD
1	RESIDENTIAL: APT - BACHELOR	75	DU	94	7,050
2	RESIDENTIAL: APT - 1 BDRM. *6	110	DU	195	21,450
3	RESIDENTIAL: APT - 2 BDRMS *6	150	DU	115	17,250
4	RESIDENTIAL: APT - 3 BDRMS *6	190	DU	1	190
				Proposed Total Flow (gpd):	**45,940**

Remarks: Approved for the maximum allowable capacity of 45,940 GPD (31.91 GPM).

Note: Results are good for 180 days from the date of approval by the Bureau of Sanitation

Date Processed:	08/29/2022	Expires On:	02/25/2023

Processed by: Albert Lew
Bureau of Sanitation
Phone: 323-342-6207
Sanitation Status: Approved
Reviewed by: Ricardo Avendano
on 08/24/2022

Submitted by: Jose Duarte-Diaz
Bureau of Engineering
Valley District
Phone:

Fees Collected	Yes	SCAR FEE (W:37 / QC:704)	$1,430.00
Date Collected	08/10/2022	SCAR Status:	**Completed**

Scar Request Number: 4771

APPENDIX C
Sewer Will Serve Letter

319 Main Street
El Segundo, California 90245
t:213/239 9700
info@labibfunk.com
www.labibfunk.com

BOARD OF PUBLIC WORKS MEMBERS
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CITY OF LOS ANGELES
CALIFORNIA

ERIC GARCETTI
MAYOR

DEPARTMENT OF PUBLIC WORKS

BUREAU OF ENGINEERING

TED ALLEN, PE
CITY ENGINEER

1149 S BROADWAY, SUITE 700
LOS ANGELES, CA 90015-2213

http://eng.lacity.org

08/29/2022

LABIB FUNK & ASSOCIATES
319 MAIN ST
EL SEGUNDO, CA, 90245

Dear Labib Funk & Associates,

SEWER AVAILABILITY: 6728 N SEPULVEDA BLVD

The Bureau of Sanitation has reviewed your request of 08/03/2022 for sewer availability at **6728 N SEPULVEDA BLVD**. Based on their analysis, it has been determined on 08/29/2022 that there is capacity available to handle the anticipated discharge from your proposed project(s) as indicated in the attached copy of the Sewer Capacity Availability Request (SCAR) .

This determination is valid for 180 days from the date shown on the Sewer Capacity Availability request (SCAR) approved by the Bureau of Sanitation.

While there is hydraulic capacity available in the local sewer system at this time, availability of sewer treatment capacity will be determined at the Bureau of Engineering Public Counter upon presentation of this letter. A Sewer Connection Permit may also be obtained at the same counter provided treatment capacity is available at the time of application.

A Sewerage Facilities Charge is due on all new buildings constructed within the City. The amount of this charge will be determined when application is made for your building permit and the Bureau of Engineering has the opportunity to review the building plans. To facilitate this determination a preliminary set of plans should be submitted to Bureau of Engineering District Office, Public Counter.

Provision for a clean out structure and/or a sewer trap satisfactory to the Department of Building and Safety may be required as part of the sewer connection permit.

Lateral connection of development shall adhere to Bureau of Engineering Sewer Design Manual Section F 480. **If not listed in the Proposed Facility Description section of the SCAR, sewer ejector use is prohibited.**

Scar Request Number: 4771

Sincerely,

Jose Duarte-Diaz

Valley District, Bureau of Engineering

City of Los Angeles
Bureau of Engineering

SEWER CAPACITY AVAILABILITY REVIEW FEE (SCARF) - Frequently Asked Questions

SCAR stands for Sewer Capacity Availability Review that is performed by the Department of Public Works, Bureau of Sanitation. This review evaluates the existing sewer system to determine if there is adequate capacity to safely convey sewage from proposed development projects, proposed construction projects, proposed groundwater dewatering projects and proposed increases of sewage from existing facilities. The SCAR Fee (SCARF) recovers the cost, incurred by the City, in performing the review for any SCAR request that is expected to generate 10,000 gallons per day (gpd) of sewage.

The SCARF is based on the effort required to perform data collection and engineering analysis in completing a SCAR. A brief summary of that effort includes, but is not limited to, the following:

1. Research and trace sewer flow levels upstream and downstream of the point of connection.
2. Conduct field surveys to observe and record flow levels. Coordinate with maintenance staff to inspect sewer maintenance holes and conduct smoke and dye testing if necessary.
3. Review recent gauging data and in some cases closed circuit TV inspection (CCTV) videos.
4. Perform gauging and CCTV inspection if recent data is not available.
5. Research the project location area for other recently approved SCARs to evaluate the cumulated impact of all known SCARs on the sewer system.
6. Calculate the impact of the proposed additional sewage discharge on the existing sewer system as it will be impacted from the approved SCARs from Item 6 above. This includes tracing the cumulative impacts of all known SCARs, along with the subject SCAR, downstream to insure sufficient capacity exist throughout the system.
7. Correspond with the applicant for additional information and project and clarification as necessary.
8. Work with the applicant to find alternative sewer connection points and solutions if sufficient capacity does not exist at the desired point of connection.

Questions and Answers:

1. **When is the SCARF applied, or charged?**
   It applies to all applicants seeking a Sewer Capacity Availability Review (SCAR). SCARs are generally required for Sewer Facility Certificate applications exceeding 10,000 gpd, or request from a property owner seeking to increase their discharge thru their existing connection by 10,000 gpd or more, or any groundwater related project that discharges 10,000 gpd or more, or any proposed or future development for a project that could result in a discharge of 10,000 gpd.
2. **Why is the SCARF being charged now when it has not been in the past?**
   The City has seen a dramatic increase in the number of SCARs over 10,000 gpd in the last few years and has needed to increase its resources, i.e., staff and gauging efforts, to respond to them. The funds collected thru SCARF will help the City pay for these additional resources and will be paid by developers and property owners that receive the benefit from the SCAR effort.
3. **Where does the SCARF get paid?**
   The Department of Public Works, Bureau of Engineering (BOE) collects the fee at its public counters. Once the fee is paid then BOE prepares a SCAR request and forwards it to the BOS where it is reviewed and then returned to BOE. BOE then informs the applicant of the result. In some cases, BOS works directly with the applicant during the review of the SCAR to seek additional information and work out alternative solutions

Appendix M

Native American Heritage Commission Sacred Lands File Record

NATIVE AMERICAN HERITAGE COMMISSION

CHAIRPERSON
Laura Miranda
Luiseño

VICE CHAIRPERSON
Reginald Pagaling
Chumash

SECRETARY
Sara Dutschke
Miwok

COMMISSIONER
Isaac Bojorquez
Ohlone-Costanoan

COMMISSIONER
Buffy McQuillen
Yokayo Pomo, Yuki, Nomlaki

COMMISSIONER
Wayne Nelson
Luiseño

COMMISSIONER
Stanley Rodriguez
Kumeyaay

COMMISSIONER
[Vacant]

COMMISSIONER
[**Vacant**]

EXECUTIVE SECRETARY
Raymond C. Hitchcock
Miwok/Nisenan

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

November 3, 2022

Jennifer Johnson
EcoTierra Consulting

Via Email to: jennifer@ecotierraconsulting.com

Re: Native American Tribal Consultation, Pursuant to the Assembly Bill 52 (AB 52), Amendments to the California Environmental Quality Act (CEQA) (Chapter 532, Statutes of 2014), Public Resources Code Sections 5097.94 (m), 21073, 21074, 21080.3.1, 21080.3.2, 21082.3, 21083.09, 21084.2 and 21084.3, 6728 Sepulveda Boulevard Project, Los Angeles County

Dear Ms. Johnson:

Pursuant to Public Resources Code section 21080.3.1 (c), attached is a consultation list of tribes that are traditionally and culturally affiliated with the geographic area of the above-listed project. Please note that the intent of the AB 52 amendments to CEQA is to avoid and/or mitigate impacts to tribal cultural resources, (Pub. Resources Code §21084.3 (a)) ("Public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource.")

Public Resources Code sections 21080.3.1 and 21084.3(c) require CEQA lead agencies to consult with California Native American tribes that have requested notice from such agencies of proposed projects in the geographic area that are traditionally and culturally affiliated with the tribes on projects for which a Notice of Preparation or Notice of Negative Declaration or Mitigated Negative Declaration has been filed on or after July 1, 2015. Specifically, Public Resources Code section 21080.3.1 (d) provides:

Within 14 days of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section.

The AB 52 amendments to CEQA law does not preclude initiating consultation with the tribes that are culturally and traditionally affiliated within your jurisdiction prior to receiving requests for notification of projects in the tribe's areas of traditional and cultural affiliation. The Native American Heritage Commission (NAHC) recommends, but does not require, early consultation as a best practice to ensure that lead agencies receive sufficient information about cultural resources in a project area to avoid damaging effects to tribal cultural resources.

The NAHC also recommends, but does not require that agencies should also include with their notification letters, information regarding any cultural resources assessment that has been completed on the area of potential effect (APE), such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:

- A listing of any and all known cultural resources that have already been recorded on or adjacent to the APE, such as known archaeological sites;
- Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
- Whether the records search indicates a low, moderate, or high probability that unrecorded cultural resources are located in the APE; and
- If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.

2. The results of any archaeological inventory survey that was conducted, including:

    - Any report that may contain site forms, site significance, and suggested mitigation measures.

      All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code section 6254.10.

3. The result of any Sacred Lands File (SLF) check conducted through the Native American Heritage Commission was negative.

4. Any ethnographic studies conducted for any area including all or part of the APE; and

5. Any geotechnical reports regarding all or part of the APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS are not exhaustive and a negative response to these searches does not preclude the existence of a tribal cultural resource. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the event that they do, having the information beforehand will help to facilitate the consultation process.

If you receive notification of change of addresses and phone numbers from tribes, please notify the NAHC. With your assistance, we can assure that our consultation list remains current.

If you have any questions, please contact me at my email address: Andrew.Green@nahc.ca.gov.

Sincerely,

Andrew Green

Andrew Green
Cultural Resources Analyst

Attachment

Native American Heritage Commission
Tribal Consultation List
Los Angeles County
11/3/2022

Barbareno/Ventureno Band of Mission Indians
Dayna Barrios, Chairperson
Phone: (805) 890 - 6855 — Chumash
barrios_dayna@yahoo.com

Barbareno/ Ventureno Band of Mission Indians
Annette Ayala, CRM Committee Chair
188 S. Santa Rosa Street — Chumash
Ventura, CA, 93001
Phone: (805) 515 - 9844
annetteayala78@yahoo.com

Chumash Council of Bakersfield
Julio Quair, Chairperson
729 Texas Street — Chumash
Bakersfield, CA, 93307
Phone: (661) 322 - 0121
chumashtribe@sbcglobal.net

Coastal Band of the Chumash Nation
Mia Lopez, Chairperson
P. O. Box 4464 — Chumash
Santa Barbara, CA, 93140
Phone: (805) 324 - 0135
cbcntribalchair@gmail.com

Coastal Band of the Chumash Nation
Gabe Frausto, Vice Chair
P.O. Box 4464 — Chumash
Santa Barbara, CA, 93140
Phone: (805) 324 - 0135
cbcn22vicechair@gmail.com

Fernandeno Tataviam Band of Mission Indians
Rudy Ortega, Tribal President
1019 Second Street, Suite 1 — Tataviam
San Fernando, CA, 91340
Phone: (818) 837 - 0794
Fax: (818) 837-0796
thcp@tataviam-nsn.us

Gabrieleno Band of Mission Indians - Kizh Nation
Andrew Salas, Chairperson
P.O. Box 393 — Gabrieleno
Covina, CA, 91723
Phone: (626) 926 - 4131
admin@gabrielenoindians.org

Gabrieleno/Tongva San Gabriel Band of Mission Indians
Anthony Morales, Chairperson
P.O. Box 693 — Gabrieleno
San Gabriel, CA, 91778
Phone: (626) 483 - 3564
Fax: (626) 286-1262
GTTribalcouncil@aol.com

Gabrielino /Tongva Nation
Sandonne Goad, Chairperson
106 1/2 Judge John Aiso St., #231 — Gabrielino
Los Angeles, CA, 90012
Phone: (951) 807 - 0479
sgoad@gabrielino-tongva.com

Gabrielino Tongva Indians of California Tribal Council
Robert Dorame, Chairperson
P.O. Box 490 — Gabrielino
Bellflower, CA, 90707
Phone: (562) 761 - 6417
Fax: (562) 761-6417
gtongva@gmail.com

Gabrielino Tongva Indians of California Tribal Council
Christina Conley, Tribal Consultant and Administrator
P.O. Box 941078 — Gabrielino
Simi Valley, CA, 93094
Phone: (626) 407 - 8761
christina.marsden@alumni.usc.edu

Gabrielino-Tongva Tribe
Charles Alvarez,
23454 Vanowen Street — Gabrielino
West Hills, CA, 91307
Phone: (310) 403 - 6048
roadkingcharles@aol.com

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and section 5097.98 of the Public Resources Code.

This list is only applicable for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed 6728 Sepulveda Boulevard Project, Los Angeles County.

Northern Chumash Tribal Council
Violet Walker, Chairperson
P.O. Box 6533 — Chumash
Los Osos, CA, 93412
Phone: (760) 549 - 3532
violetsagewalker@gmail.com

San Luis Obispo County Chumash Council
1030 Ritchie Road — Chumash
Grover Beach, CA, 93433

Santa Rosa Band of Cahuilla Indians
Lovina Redner, Tribal Chair
P.O. Box 391820 — Cahuilla
Anza, CA, 92539
Phone: (951) 659 - 2700
Fax: (951) 659-2228
lsaul@santarosa-nsn.gov

Santa Ynez Band of Chumash Indians
Kenneth Kahn, Chairperson
P.O. Box 517 — Chumash
Santa Ynez, CA, 93460
Phone: (805) 688 - 7997
Fax: (805) 686-9578
kkahn@santaynezchumash-nsn.gov

Soboba Band of Luiseno Indians
Joseph Ontiveros, Cultural Resource Department
P.O. BOX 487 — Cahuilla
San Jacinto, CA, 92581 — Luiseno
Phone: (951) 663 - 5279
Fax: (951) 654-4198
jontiveros@soboba-nsn.gov

Soboba Band of Luiseno Indians
Isaiah Vivanco, Chairperson
P. O. Box 487 — Cahuilla
San Jacinto, CA, 92581 — Luiseno
Phone: (951) 654 - 5544
Fax: (951) 654-4198
ivivanco@soboba-nsn.gov

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and section 5097.98 of the Public Resources Code.

This list is only applicable for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed 6728 Sepulveda Boulevard Project, Los Angeles County.